FF-TSY Holding CO II, LLC
Form 10-K
March 30, 2007

UNITED STATES
SECURITIES AND EXCHANGE COMMISSION
Washington, D. C. 20549

FORM 10-K

(Mark One)

[x] ANNUAL REPORT PURSUANT TO SECTION 13 OR 15 (d) OF THE SECURITIES EXCHANGE ACT OF 1934

For the fiscal year ended December 31, 2006

OR

[ ] TRANSITION REPORT PURSUANT TO SECTION 13 OR 15 (d) OF THE SECURITIES EXCHANGE ACT OF 1934

For the transition period from to

Commission file number 1-13089

FF-TSY HOLDING COMPANY II, LLC
(Exact name of registrant as specified in its charter)

Delaware	74-3205842
(State or other jurisdiction of incorporation or organization)	*(I.R.S. Employer Identification No.)*

8377 East Hartford Drive, Suite 200
Scottsdale, Arizona 85255
(Address of principal executive offices, including zip code)

Registrant's telephone number, including area code: (480) 585-4500

Securities registered pursuant to Section 12 (b) of the Act:

Title of each class:	*Name of exchange on which registered:*
None	None

Securities registered pursuant to section 12(g) of the Act:
None
(Title of class)

Indicate by check mark if the registrant is a well-known seasoned issuer, as defined in Rule 405 of the Securities Act. Yes ¨ No x

Indicate by check mark if the registrant is not required to file reports pursuant to Section 13 or Section 15(d) of the Act. Yes x No ¨

Indicate by check mark whether the registrant (1) has filed all reports required to be filed by Section 13 or 15(d) of the Securities Exchange Act of 1934 during the preceding 12 months (or such shorter period that the registrant was required to file such reports), and (2) has been subject to such filing requirements for the past 90 days: Yes ¨ No x

Indicate by check mark if disclosure of delinquent filers pursuant to Item 405 of Regulation S-K is not contained herein, and will not be contained, to the best of registrant's knowledge, in definitive proxy or information statements incorporated by reference in Part III of this Form 10-K or any amendment to this Form 10-K. ¨

Indicate by checkmark if the registrant is a large accelerated filer, an accelerated filer, or a non-accelerated filer. See definition of “accelerated filer” and “large accelerated filer” in Rule 12b-2 of the Exchange Act. (check one):

Large accelerated filer ¨ Accelerated filer ¨ Non-accelerated Filer x

Indicate by check mark whether the registrant is a shell company (as defined in Rule 12b-2 of the Act). Yes ¨ No x

The Registrant meets the conditions set forth in General Instruction I(1)(a) and (b) of Form 10-K and is therefore filing this Annual Report on Form 10-K with the reduced disclosure format.

The aggregate market value of Trustreet Properties, Inc.'s (the predecessor to the registrant) common stock held by non-affiliates as of June 30, 2006, was $822.5 million based on the closing sale price of $13.19 per share on June 30, 2006 on the New York Stock Exchange. Trustreet Properties, Inc. common stock ceased to be outstanding as of February 26, 2007 and was accordingly de-listed under Section 12 of the Securities Exchange Act of 1934, and the rest of the outstanding common equity held by non-affiliates of the registrant is none.

DOCUMENTS INCORPORATED BY REFERENCE:
None

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PART I

The following information, including, without limitation, the Quantitative and Qualitative Disclosures About Market Risk that are not historical facts, may be forward-looking statements. These statements generally are characterized by terms such as "believe," "expect," "may," "intend," "might," "plan," "estimate," "project," and "should". Altho expectations reflected in such forward-looking statements are based upon reasonable assumptions, the Company's actual results could differ materially from those set forth in the forward-looking statements. Factors that might cause such a difference include those discussed in the risk factors included in Item 1A to this Annual Report on Form 10-K.

Moreover, we operate in a very competitive and rapidly changing environment. New risk factors emerge from time to time and it is not possible for management to predict all risk factors, nor can it assess the impact of all risk factors on our business or the extent to which any factor, or combination of factors, may cause actual results to differ materially from those contained in any forward-looking statements. Given these risks and uncertainties, investors should not place undue reliance on forward-looking statements as a prediction of actual results. We expressly disclaim any responsibility to update any forward-looking statements to reflect changes in underlying assumptions or factors, new information, future events, or otherwise, and you should not rely upon these forward-looking statements after the date of this report.

References to "we" or "us" in this annual report on Form 10-K relate to CNL Restaurant Properties, Inc. for the periods prior to February 25, 2005, Trustreet Properties, Inc for periods between February 25, 2005 and February 26, 2007, and FF-TSY Holding Company II, LLC for subsequent periods.

Item 1. Business.

General

Trustreet Properties, Inc. ("Trustreet") was the name adopted upon the merger of CNL Restaurant Properties, Inc. ("CNLRP") and eighteen CNL Income Fund partnerships ("the Income Funds") with and into U.S. Restaurant Properties, Inc. ("USRP") on February 25, 2005 ("the 2005 Merger"). Trustreet was a Maryland corporation originally incorporated in 1997.

On October 30, 2006, Trustreet entered into an Agreement and Plan of Merger (the "GE Capital Merger Agreement") to be acquired by a subsidiary of General Electric Capital Corporation (the "GE Capital Merger"), which, in turn, is a subsidiary of General Electric Company. On February 22, 2007, Trustreet's stockholders approved the acquisition. On February 26, 2007, GE Capital's acquisition of Trustreet was completed, as further described below under *GE Capital Merger* and the surviving entity ceased to be a separate publicly traded company. Immediately prior to the completion of the acquisition on February 26, 2007, Trustreet assigned all of its assets and liabilities to its direct wholly owned subsidiary, FF-TSY Holdings Company II, LLC, a Delaware limited liability company (the "Company"), and the Company became Trustreet's successor. See *GE Capital Merger* below.

Up through the date of the GE Capital Merger, through its subsidiaries, the Company operated as a fully-integrated, self-administered real estate investment trust (a "REIT") and had elected to be taxed as a REIT. Certain of the Company's wholly owned subsidiaries had elected to be treated as taxable REIT subsidiaries which were subject to federal income taxation at regular corporate rates. As a result of the GE Capital Merger on February 26, 2007, the Company ceased to exist and the surviving entity in the GE Capital Merger and all of its corporate subsidiaries became subject to federal and state income taxation at regular corporate tax rates.

At December 31, 2006, the Company owned approximately 2,185 properties diversified among more than 190 restaurant concepts in 49 states. The Company's business was operated through two segments: real estate and specialty

finance. The real estate segment focused on ownership and portfolio management of restaurant properties leased to restaurant operators generally under long term triple-net leases, which generally provide that the tenant is responsible for most property-related expenses, such as property taxes, maintenance and insurance. The specialty finance segment operated in the Company's taxable REIT subsidiary ("TRS") and included the Company's Investment Property Sales program ("IPS"), in which the Company purchased properties and resold them to third party investors. Effective with the GE Capital Merger, the Company will no longer make substantial new investments in real estate properties. The Company will continue managing, re-leasing and selling properties to manage the portfolio that existed as of the GE Capital Merger date. On February 26, 2007, effective with the GE Capital Merger, the Company changed its strategy of both segments to generally hold all assets for long-term investment with any sales more selective in the upcoming years.

The Company's offices are located at 8377 East Hartford Drive, Suite 200, Scottsdale, Arizona and the Company's telephone number is (480) 585-4500. Prior to the GE Capital Merger, Trustreet's common stock, Series A Cumulative Convertible Preferred Stock and 7.5 percent Series C Redeemable Convertible Preferred Stock were traded on the New York Stock Exchange, under the symbols "TSY", "TSYPrA" and "TSYPrC", respectively. The surviving entity in the GE Capital Merger ceased to be a separate publicly traded company and all shares were de-listed from the New York Stock Exchange.

The 2005 Merger

On February 25, 2005, CNLRP merged with and into USRP and the combined company changed USRP's name to Trustreet Properties, Inc. and acquired 18 Income Funds. In the 2005 Merger, CNLRP stockholders received 0.7742 shares of USRP common stock and 0.16 shares of USRP 7.5 percent Series C Redeemable Convertible Preferred Stock (liquidation value $25.00 per share) for each share of CNLRP common stock. The aggregate dollar value of the 2005 Merger consideration received by CNLRP stockholders was approximately $788 million based on the closing stock price of USRP common on February 24, 2005 and the liquidation value of the Series C Preferred Stock. As described in Note 2 to the financial statements included in Item 8, because CNLRP was considered the acquirer for accounting purposes, the purchase price used to account for the exchange of interests between USRP and CNLRP was $473 million before transaction costs. Income Fund limited partners received approximately 84 percent of their consideration in cash and the remainder in existing USRP Series A Cumulative Convertible Stock (liquidation preference $25.00 per share). Total consideration received by the Income Fund partners was approximately $545 million based on the February 24, 2005 trading price of the Series A Preferred Stock. As described in Note 2 to the financial statements included in Item 8, the Income Fund acquisitions were accounted for as a purchase with a price of $538 million.

USRP's predecessors included U.S. Restaurant Properties Master L. P. and U.S. Restaurant Operating L.P., which were formed in 1985 by Burger King Corporation and QSV Properties, Inc., both of which were at the time wholly owned subsidiaries of The Pillsbury Company. On October 15, 1997, U.S. Restaurant Properties Master L.P. was converted into a self-administered REIT and, on October 16, 1997, USRP's common stock commenced trading on the New York Stock Exchange.

GE Capital Merger

On February 26, 2007, Trustreet engaged in two distinct but related transactions:

- The assignment by Trustreet to the Company (which immediately prior to such assignment was a newly-formed direct wholly owned subsidiary of Trustreet) of all of its assets and liabilities (the "Assignment and Assumption"); and
- Immediately following the Assignment and Assumption, the GE Capital Merger of Trustreet with and into TSY-FF Acquisition Company, Inc., a Maryland corporation and an indirect wholly owned subsidiary of GE Capital ("Merger Sub"), pursuant to that certain Agreement and Plan of GE Capital Merger, dated as of October 30, 2006, as amended (the "GE Capital Merger Agreement") by and among Trustreet, CNL APF Partners, LP, a Delaware limited

partnership and indirect subsidiary of Trustreet ("CNL Partnership"), GE Capital, FF-TSY Holding Company, Inc., a Delaware corporation and direct parent of Merger Sub ("Holdco"), Merger Sub, and Franchise-TSY Acquisition LLC, a Delaware limited liability company and wholly owned subsidiary of Merger Sub ("Partnership Merger Sub").

Assignment and Assumption

Concurrently with the Assignment and Assumption on February 26, 2007, Trustreet, the Company, FF-TSY Holding Company II, Inc., a Delaware corporation at the time of the Assignment and Assumption a direct wholly owned subsidiary of Trustreet, and Wells Fargo Bank, National Association as Trustee under the indenture (the "Trustee") entered into a supplemental indenture (the "Supplemental Indenture") which amended the indenture governing Trustreet's outstanding 7.5 percent Senior Notes due in 2015 (the "Notes") and provided for the express assumption by the Company of all obligations of Trustreet on the Notes and under the Indenture.

GE Capital Merger Transactions

Following the effectiveness of the Assignment and Assumption, Trustreet caused Partnership Merger Sub to merge with and into CNL Partnership (the "Partnership Merger"), with CNL Partnership being the surviving entity and becoming a wholly owned subsidiary of the Company. Pursuant to the Partnership Merger, each holder of units of limited partnership interest in CNL Partnership other than Trustreet and its subsidiaries became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each unit of limited partnership they owned in CNL Partnership immediately prior to the effective time of the Partnership Merger.

Following the Partnership Merger, Trustreet was merged with and into Merger Sub, with Merger Sub being the surviving entity and a direct wholly owned subsidiary of Holdco. Pursuant to the GE Capital Merger, holders of Trustreet common stock (other than Trustreet and its subsidiaries) became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each share of common stock issued and outstanding and held by such holders immediately prior to the effective time of the GE Capital Merger. Also pursuant to the GE Capital Merger, each share of Series A Preferred Stock that was outstanding immediately prior to the effective time of the GE Capital Merger, other than shares owned by Trustreet, its subsidiaries, or Merger Sub, was converted into, and cancelled in exchange for, the right to receive, without interest and less any applicable withholding taxes, cash in the amount of $25.00, plus any accrued and unpaid dividends through and including February 26, 2007. Finally, each share of Series C Preferred Stock outstanding immediately prior to the effective time of the GE Capital Merger was converted into, and cancelled in exchange for, the right to receive one share of 7.5 percent Series C Redeemable Convertible Preferred Stock of Merger Sub (the "Merger Sub Series C Preferred Stock"). Upon completion of the GE Capital Merger, the Company was a direct wholly owned subsidiary of Merger Sub, which was in turn a direct wholly owned subsidiary of Holdco, which is in turn an indirect wholly owned subsidiary of GE Capital.

Liquidation of Merger Sub

Following the GE Capital Merger, Merger Sub assigned all of its assets and liabilities to Holdco (other than cash deposited by Merger Sub with the paying agent for the GE Capital Merger in an amount sufficient to discharge its obligations with respect to holders of the Merger Sub Series C Preferred Stock) and Merger Sub and Holdco filed Articles of Transfer with the State Department of Assessments and Taxation of the State of Maryland ("SDAT") in accordance with Maryland law. On March 20, 2007, Merger Sub caused Articles of Dissolution to be filed with SDAT and the legal existence of Merger Sub was terminated. Pursuant to the dissolution and liquidation of Merger Sub, holders of Merger Sub Series C Preferred Stock received $25.00 plus accrued and unpaid dividends through the date of payment for each share of Merger Sub Series C Preferred Stock they received in the GE Capital Merger. Following the dissolution of Merger Sub, the Company is a direct wholly owned subsidiary of Holdco, which, in turn, is an indirect wholly owned subsidiary of GE Capital, which, in turn, is a subsidiary of General Electric Company.

On March 1, 2007 and March 23, 2007, Moody's Investors Service, Inc. and Standard & Poor's Rating Service, respectively, upgraded the credit rating on the Notes to Investment Grade Status (as defined in the Indenture governing the Notes). On March 28, 2007, the Company delivered an officers' certificate to the Trustee under the Indenture certifying that the conditions relating to a Suspension Period (as defined in the Indenture) had been satisfied and thereby causing a Suspension Period to commence on such date. During the Suspension Period, certain restrictive covenants contained in the Indenture will not be applicable and, as such, will not restrict the Company's activities that would otherwise have been limited or restricted absent the Suspension Period.

Segments

Up through the GE Capital Merger, the Company's business operations were divided into two business segments, a real estate segment and a specialty finance segment.

- The real estate segment oversaw and managed a portfolio of primarily long-term triple-net lease properties, as well as mortgage and equipment loans. Its responsibilities included portfolio management, property management and dispositions.

- The specialty finance segment included the IPS program and delivered financial products principally in the forms of financing, servicing and other services, to national and larger regional restaurant operators.

Please see note 17 of the Company's Consolidated Financial Statements appearing in Item 8 of this report for certain financial information about these two business segments. While the Company's historical business has operated under two segments, the GE Capital Merger is expected to have a significant impact on the allocation of how assets and other resources are utilized. On February 26, 2007, effective with the GE Capital Merger, the Company changed its strategy of both segments to generally hold all assets for long-term investment with any sales more selective in the upcoming years.

Real Estate Segment

As part of the Company's ownership and management of its real estate portfolio, the Company's real estate segment offers customers an integrated set of financial services. The lease financing provided by the Company's real estate segment, often through sale/leaseback transactions, enables restaurant operators to monetize their on-balance sheet real estate, allowing them to devote a greater portion of their assets to their core business of restaurant operations.

From December 31, 2005 to December 31, 2006, we encountered 28 new vacancies and resolved 34 vacancies. Of the 28 new vacancies, eight were a result of an expiring lease, eleven were terminations by the tenant as permitted by its lease agreement, and the remainder resulted from defaults. Of the 34 resolutions, properties were sold at an average of 114 percent recovery of net carrying value, or leased at an average of 92 percent of the previous cash rent. In addition, over the past 12 months, ending December 31, 2006 we renewed 71 leases scheduled to expire in 2006 or 2007. As of December 31, 2006, we had 58 properties with a net carrying value of $35.8 million with leases expiring in the next 12 months, and had 68 properties with a net carrying value of $48.7 million that are vacant with no lease. We will continue to manage these properties, and expect to reduce the number of vacant properties in the next 15 months either by locating suitable tenants to lease the properties or selling the vacant properties and reinvesting the sales proceeds in replacement properties.

Following the GE Capital Merger, the Company has undertaken the following initiatives with respect to its real estate segment:

- *Disposal or Re-Lease of Vacant Properties.* As of December 31, 2006, the Company had 68 properties with a net carrying value of $48.7 million that were vacant with no lease. The Company intends to reduce the number of vacant properties by either locating suitable tenants to lease the properties from the Company or selling the vacant sites.

- *Sale of Service Station Properties.* In February 2007, the Company entered into an agreement to sell approximately 70 service station properties, some of which are owned by the specialty finance segment. The sale is expected to occur by March 31, 2007, but there can be no assurance that such sale will occur when expected, or at all.

Specialty Finance Segment

The Company's specialty finance segment offered a diverse array of highly specialized services for customers. The IPS program purchased restaurant properties and resold them to investors who generally were seeking to defer taxes on commercial properties they sold through the reinvestment of proceeds as permitted under the Internal Revenue Code. This segment also offered investment banking and development services.

The specialty finance segment engaged in the following significant lines of business in 2006:

- *IPS Program*. The IPS program generated $208 million in property sales proceeds in 2006 through the sale of 138 properties. At December 31, 2006, the Company held 138 properties for sale through the IPS program, with an investment of $218 million, including 132 properties with an investment of $213 million that were recently purchased by the specialty finance segment. The success of our IPS program depended on the continued vibrancy of the 1031 exchange marketplace and successfully originating new triple-net leases. For the years ended December 31, 2006, 2005, and 2004, we purchased $372 million, $542 million, and $247 million in net lease properties, respectively. Origination volume in the year ended December 31, 2006 was impacted by competition in the net lease sector, specifically on smaller transactions. This increased competition resulted in a gradual decrease of the acquisition capitalization rates in the marketplace which, in turn, compressed net margins on properties sold through our IPS program. Since 2001, we have sold over $1.3 billion in properties through our IPS program within our specialty finance segment, of which $207.6 million, $242.1 million, and $256.2 million were sold during the years ended December 31, 2006, 2005, and 2004, respectively, was purchased by our specialty finance segment and funded by approximately $201 million in mortgage warehouse debt.

- *Development.* The Company's Development and Redevelopment Group actively sought to identify properties that were suitable for development as restaurants. Once a parcel was identified, the Development Group actively explored development opportunities including build to suit and leasing activities. Once developed, the properties were typically sold through the IPS program. At December 31, 2006, the Company had 61 properties with an investment of $63 million under development. Of the $63 million in properties held at December 31, 2006, $35 million represented undeveloped land, $2 million in projects were under construction and $15 million comprised of completed projects. The remaining $11 million were acquired with an existing structure with the intent to redevelop at a future date.

On February 26, 2007, effective with the GE Capital Merger, the Company changed its strategy of both segments to generally hold all assets for long-term investment with any sales more selective in the upcoming years.

Leases

Although there are variations in the specific terms of the Company's leases, the following summarizes the general structure of the leases. The leases of the properties provide for initial terms typically of 15 to 20 years and expire between 2007 and 2041. Approximately 54 percent of the Company's leases have terms that expire in 2016 or later and the average remaining lease term of the Company's portfolio is approximately ten years. The leases are generally on a long-term triple-net basis which generally provided that the tenant is responsible for all repairs and maintenance, property taxes, insurance and utilities. The leases provide for minimum base annual rental payments (payable in monthly installments) ranging from approximately $0.005 million to $0.6 million. The majority of the leases also provide that, commencing in specified lease years (generally the sixth lease year), the annual base rent required under

the terms of the lease will increase. In addition, certain leases provide for percentage rent based on sales in excess of a specified amount.

Generally, the leases provide for two to five, five-year or ten-year renewal options. The leases also generally provide that, in the event the Company wishes to sell the property subject to that lease, the Company first must offer the lessee the right to purchase the property on the same terms and conditions, and for the same price, as any offer which the Company has received for the sale of the property.

Major Tenants

At December 31, 2006, no single lessee, borrower (or affiliated groups of lessees or borrowers) or restaurant chain contributed more than ten percent of the Company's total annualized base rent relating to its properties. In the event that certain lessees, borrowers or restaurant chains contribute more than ten percent of the Company's rental, earned and interest income in future years, any failure of such lessees, borrowers or restaurant chains could materially affect the Company's income. Additionally, as of December 31, 2006, no single lessee or borrower, or group of affiliated lessees or borrowers, leased properties or was the borrower under loans with an aggregate carrying value in excess of 20 percent of the total assets of the Company.

Real Estate Held for Sale

Through the date of the GE Capital Merger, the Company sold certain real estate properties to private investors as an alternative to either retaining the properties as a long-term investment or offering to sell net lease cash flows in the securitization marketplace. The accounting for these properties differed from that of similar properties without this designation as the Company did not record depreciation. In addition, the Company did not record accrued rent which is the aggregate difference between the scheduled rents which vary during the lease term and the income recognized on a straight-line basis. The properties held for sale were contemplated being sold within a year. The Company classified its real estate held for sale as discontinued operations. As described above, effective with the GE Capital merger, the Company changed its strategy of both segments to generally hold all assets for long-term investment with any sales more selective in the upcoming years.

Mortgage, Equipment and Other Notes Receivable

Mortgage, equipment and other notes receivable are wholly or partially collateralized by first mortgages on the land and/or buildings, the equipment or other assets of franchised restaurant businesses. The loans are due in monthly installments with maturity dates ranging from 2007 to 2025.

Regulations

The Company, through its ownership interests in and management of real estate, is subject to various environmental, health, land-use and other regulations by federal, state and local governments that affect the development and regulation of restaurant and service station properties. The Company's leases impose the primary obligation for regulatory compliance on the tenants.

Environmental Regulation

Although as a general rule the Company performs pre-purchase environmental assessments and/or investigations, some of the properties acquired by the Company are or may be contaminated by releases of hazardous substances or petroleum or may contain underground storage tanks. To the extent such environmental concerns are identified and are subject to reporting or other regulatory requirements under state or federal environmental laws or regulations, the Company engages in any necessary activities to comply with such environmental regulatory requirements. Management neither is aware of any environmental concerns or liabilities that are not being addressed in accordance

with requirements of environmental laws, nor has it been notified by any governmental authority of any potential environmental requirement or liability not being addressed in accordance with environmental laws.

Americans With Disabilities Act ("ADA"). Under the Americans with Disabilities Act of 1990 (the "ADA"), all public accommodations, including restaurants, are required to meet federal requirements relating to physical access and use by disabled persons. If it were determined that the Company was not in compliance with the ADA, the Company could be subject to fines, injunctive relief, damages or attorneys' fees. The Company's leases generally contemplate that compliance with the ADA is the responsibility of the tenants. The Company is not currently a party to any litigation or administrative proceeding with respect to a claim of violation of the ADA.

Land-use, Fire and Safety Regulations. The Company and its tenants are required to operate the Properties in compliance with various laws, land-use regulations, fire and safety regulations and building codes which may either be currently applicable or which may be adopted later by the governmental body or agency having jurisdiction over the location of the Property or the matter being regulated. The Company's leases typically contemplate that compliance with land-use and fire and safety regulations is the responsibility of the tenants.

Health Regulations. The restaurant industry is regulated by a variety of state and local departments and agencies concerned with the health and safety of restaurant customers. These regulations vary by restaurant location and type. The Company's leases require the tenants to comply with all health regulations and inspections and require that the restaurant operators obtain insurance to cover liability for violation of such regulations or the interruption of business due to closure caused by failure to comply with such regulations. The Company is not currently a party to any litigation or administrative proceeding with respect to the compliance with health regulations of any property it finances.

Insurance. The Company generally requires its tenants to maintain adequate comprehensive liability, fire, flood and extended loss insurance provided by reputable companies with commercially reasonable and customary deductibles. The Company also generally requires that it be named as an additional insured under such policies. Tenants are required to carry certain types and amounts of insurance under the leases with the Company and the Company actively monitors tenant compliance with this requirement. There are, however, certain types of losses (generally of a catastrophic nature such as earthquakes and floods), that may be either uninsurable or not economically insurable, as to which the properties may be at risk depending on whether such events occur with any frequency in a property's location. An uninsured loss could result in a loss to the Company of both its capital investment and anticipated profits from the affected property. In addition, because of coverage limits and deductibles, insurance coverage in the event of a substantial loss may not be sufficient to pay the full current market value or current replacement cost of the Company's investment. Changes in building codes and ordinances, environmental considerations and other factors also might make using insurance proceeds to replace a facility after it has been damaged or destroyed unfeasible. Under such circumstances, the insurance proceeds received by the Company might be inadequate to restore its economic position with respect to the property. The Company's policy with respect to vacant properties is to carry general liability insurance and, to the extent required by certain creditors, property coverage.

Competition

The fast-food, family-style and casual dining restaurant business is characterized by intense competition. The operators of the restaurants located on the Company's properties compete with independently owned restaurants, restaurants which are part of local or regional chains and restaurants in other well-known national chains, including those offering different types of food and service.

Local competition may enhance a restaurant's success rather than detract from it. Many successful fast-food, family-style and casual dining restaurants are located in "eating islands", areas within which a variety of restaurants operate. This variety allows diners an opportunity to diversify their eating habits, giving them an incentive to return in the future. As a result, fast food, family style and casual dining restaurants frequently experience better operating

results when there are other restaurants in the area.

Through the date of the GE Capital Merger, the Company competed with other persons and entities in locating suitable properties to acquire and in locating purchasers for properties held for sale. The Company also competed with other financing sources such as banks, mortgage lenders, real estate brokers and sale/leaseback companies for suitable tenants for its properties and borrowers for its mortgage loans.

Employees

As of December 31, 2006, the Company had 137 associates.

Item 1A. Risk Factors.

You should carefully consider the following risks and all of the other information set forth in this Annual Report on Form 10-K, including the consolidated financial statements and the notes thereto. If any of the events or developments described below were actually to occur, the Company's business, financial condition or results of operations could be materially adversely affected.

Risks Relating to Our Business

Our debt could adversely affect our cash flow, our business and financial condition.

As of December 31, 2006, we had total consolidated debt of approximately $1.6 billion and stockholders' equity of approximately $1.1 billion. Effective with the GE Capital Merger, we received an equity inflow of approximately $760 million which we used to repay all amounts outstanding under the revolver, term, and the warehouse facilities.

Our remaining substantial level of debt could have important consequences for us. For example, it could:

• require us to dedicate a substantial portion of our cash flow from operations to make payments on our debt, reducing the availability of our cash flow;

• increase our vulnerability to general adverse economic and industry conditions and adverse changes in governmental regulations;

• limit our flexibility in planning for, or reacting to, changes in our business, which may place us at a competitive disadvantage compared with our competitors; and

• limit our ability to borrow additional funds, even when necessary to maintain adequate liquidity or working capital.

The terms of our indebtedness, including the indenture governing our 7½% Senior Notes due in 2015 (the "Notes") allow us to incur substantial amounts of additional indebtedness, subject to certain limitations. Additional indebtedness would increase the risks associated with our leverage.

Our cash flow from operations may not be sufficient to satisfy our debt service obligations or to fund our other liquidity needs.

Our ability to make payments on or refinance our debt will depend largely upon our future operating performance, which is subject to general economic, financial, competitive, legislative, regulatory and other factors that are beyond our control.

If we do not have sufficient cash flow or cash available to meet our debt service obligations, we would have to consider the sales of certain assets to meet our debt service obligations. However, this option may not be adequate or feasible. Our financing arrangements and the indenture governing our Notes may restrict, or market or business conditions may limit, our ability to do this.

The financing agreements governing our debt contain various covenants that limit our discretion in the operation of our business and could lead to acceleration of debt repayment.

Our existing and future financing agreements impose and will impose operating and financial restrictions on our activities. These restrictions require us to comply with or maintain certain financial tests and ratios, including a maximum consolidated leverage ratio, a maximum ratio of secured indebtedness to adjusted total tangible assets, a minimum consolidated tangible net worth test and minimum consolidated fixed charge and interest coverage ratios, and limit or prohibit our ability to, among other things:

- borrow money and guarantee debt;
- create liens;
- make investments or acquisitions;
- enter into sale/leaseback transactions;
- enter into transactions with affiliates; and
- sell assets.

These restrictions on our ability to operate our business could seriously harm our business by, among other things, limiting our ability to take advantage of financings, mergers, acquisitions and other corporate opportunities.

Various risks, uncertainties and events beyond our control could affect our ability to comply with these covenants and maintain the financial tests and ratios required by some of the instruments governing our financing arrangements. Failure to comply with any of the covenants in our existing or future financing agreements could result in a default under those agreements and under other agreements containing cross-default provisions. A default would permit lenders to accelerate the maturity of the debt under these agreements and to foreclose upon any collateral securing that debt. Under these circumstances, we might not have sufficient funds or other resources to satisfy all of our obligations. In addition, the limitations imposed by financing agreements on our ability to incur additional debt and to take other actions might significantly impair our ability to obtain other financing. We may not be able to obtain future waivers or enter into future amendments or supplements, if necessary.

Our operations and financial condition could be adversely affected by a number of factors affecting the value of real estate.

Our investments will be subject to the risks generally associated with the ownership of real property, including:

- adverse changes in certain economic conditions;
- changes in the investment climate for real estate;
- increases in real estate tax rates and other operating expenses;
- adverse changes in governmental laws, regulations, ordinances, and fiscal policies, including zoning and land use;
- the relative illiquidity of real estate; and
- compliance with environmental and other ordinances, regulations and laws.

Any adverse changes in, or increased costs resulting from, these or other factors could adversely affect our results of operations.

We rely on a small number of tenants for a significant portion of our revenue, and rental payment defaults by these significant tenants could adversely affect our results of operations.

As of December 31, 2006, our largest tenant represented 7.0 percent of our total annualized base rent and our ten largest tenants represented 36.7 percent of our total annualized base rent. As a result of the concentration of revenue generated from these few tenants, if any one of them were to cease paying rent or fulfilling their other monetary obligations, we could have significantly reduced rental revenues or higher expenses until the defaults were cured or the properties were leased to a new tenant or tenants. This could adversely affect our results of operations.

Changes in trends in the restaurant industry could adversely affect the sales, profitability and success of the chain restaurants that our tenants operate.

The chain restaurants operated by our tenants are generally within the quick service or casual dining segments of the restaurant industry, each of which is highly competitive. The success of these restaurants depends largely on the restaurant operators' ability to adapt to trends and other factors affecting the restaurant industry including increased competition among restaurants (including competition for concept name recognition, products, price, value, quality, healthiness, service and convenience), the consolidation of restaurant chains, industry overbuilding, changing consumer habits, the introduction of new concepts and menu items, the increased costs of food products, the availability of labor and general economic conditions. We believe that restaurant services are consumed with disposable income subject to, for example, gasoline and other fuel prices. Losses incurred by a particular chain restaurant as a result of these or other factors could adversely affect the income that is derived from our restaurant properties, which may impact our tenants' ability to make payments to us, which would have an adverse affect on our revenues.

Tenant bankruptcy proceedings could negatively affect our income.

As the owner of the bankrupt tenants' underlying real estate, we face no risk of loss of ownership of the property itself if the bankrupt tenant rejects any of our leases. However, tenant bankruptcies could adversely affect our income in the following ways:

- reduction, interruption or termination of lease payments related to tenants' leases;
- reduction of revenue resulting from restructuring leases;
- increase in costs associated with the maintenance and financing of vacant properties;
- increase in costs associated with litigation and the protection of the properties; and
- increase in costs associated with improving and re-leasing the properties.

In connection with any tenant bankruptcy, we establish reserves relating to rent payments and other accounts receivable and take impairments to the book value of the underlying real estate, as appropriate, to reflect the difference between the net book value and the market value of the asset in cases where we do not believe the net book value will be recoverable through future operations and disposal of the asset. It may be necessary to take additional asset impairments and write-offs and/or establish additional reserves in the event of future tenant bankruptcies or if the current reserves and impairment charges prove to be inadequate. These factors may have a material adverse effect on our results of operations.

We may not be able to re-lease properties upon the termination, expiration or rejection of leases at comparable lease rates or at all.

The leases of the properties that comprise our portfolio expire on dates ranging from 2007 to 2041. As of December 31, 2006, leases due to expire through 2011 represented approximately 22 percent of our total properties and approximately 17 percent of our total annualized base rent. Also, as of December 31, 2006, approximately four percent of our total properties representing three percent of the portfolio's net carrying value were vacant (excluding unoccupied properties for which rent is currently being paid). Upon the termination or expiration of a lease, we might not be able to re-lease the related property. If we are able to re-lease, the lease rate or other lease terms might not be

comparable to the expiring lease or additional expenses may be incurred because of, among other things, a downturn in the commercial leasing markets where we operate and the general performance of the restaurant industry or a specific property.

Our investment property sales program may be adversely affected by a significant reduction in or elimination of capital gains taxes or changes in interest rates.

The market for our investment property sales program is driven, in part, by demand created by property buyers seeking continued capital gains and/or tax deferrals. Any new proposal to significantly reduce or eliminate the capital gains tax or tax deferral opportunities could negatively impact demand for our properties. An increase in general levels of interest rates could result in buyers requiring a higher yield, which may not be matched with higher yields from tenants. This could cause us to experience lower average gains or even losses on the future sales of investment property sales program.

We may be unable to sell properties when appropriate because real estate investments are illiquid.

Real estate investments generally cannot be sold quickly. Consequently, we may not be able to alter our portfolio promptly in response to changes in economic or other conditions. Our inability to respond quickly to adverse changes in the performance of our investments could have an adverse effect on our ability to meet our obligations.

We may not be able to sell properties on terms that are acceptable, or at all.

We routinely make strategic dispositions of our properties. We may not be able to sell properties for a gain, and may sustain a loss, on such sales relative to current net book value. In addition, if our cash flows were to significantly decrease for any reason, we may have to sell one or more properties to support our operations. In such event, we may incur losses on the disposition of such properties.

Our assets may decline in value and, as a result, may be subject to impairment charges.

We periodically, but no less frequently than annually, evaluate our real estate investments and other assets for impairment indicators. The judgment regarding the existence of impairment indicators is based on factors such as market conditions, operator performance and legal structure. If we determine that a significant impairment has occurred, we would be required to make an adjustment to the net carrying value of the asset, which could have a material adverse affect on our results of operations in the period in which the write-off occurs. To the extent we are unable to sell properties for book value, we may be required to take a non-cash impairment charge or loss on the sale, either of which would reduce our net income.

We will not acquire substantial new properties, so we will not have the ability to grow or diversify our existing portfolio.

Effective with the GE Capital Merger on February 26, 2007, we will no longer originate substantial new property acquisitions. As we continue to sell properties, we expect to experience a decline in our asset base. If this decline occurs, our property portfolio may become less diversified in terms of property type and geographic region, which could leave us more vulnerable to adverse changes affecting restaurant chains, tenants, concepts or economic conditions in geographic regions.

Our securitizations could require replacement property contributions or accelerated principal paydowns and could be adversely affected by changes in rating agencies' perceptions of the securitizations and the leases and loans underlying them.

As of December 31, 2006, we had $456 million of rated securities structured in private placement franchise loan and net lease securitization transactions. In the event of tenant defaults relating to pledged properties in our net lease securitizations, we may elect to contribute additional properties or substitute properties into these securitized pools from properties we own and that are not otherwise pledged as collateral. In addition, if certain ratios are exceeded or not maintained within the net lease securitizations, then principal paydown on the outstanding bonds is accelerated. For the years ended December 31, 2006, 2005, and 2004 we were required to make additional debt reductions of $2.5 million, $1.8 million, and $0.8 million, respectively, as a result of exceeding certain ratios in the triple-net lease pools. There is no guaranty that we will not be required to make additional debt reductions in the future. Upon the occurrence of a significant amount of delinquencies and/or defaults, one or more of the rating agencies may choose to place a specific transaction on ratings watch or even downgrade one or more classes of securities to a lower rating. Should the loans or leases underlying the securities default, and the securities undergo a negative ratings action, we could experience material adverse consequences impacting our ability to continue earning income as servicer and our ability to engage in future desirable securitization transactions.

Severe weather conditions and other catastrophes may result in an increase in the number of defaults by our tenants.

Our business is exposed to the risk of severe weather conditions and other catastrophes. Catastrophes can be caused by various events, including natural events such as hurricanes, severe winter weather, tornadoes, windstorms, earthquakes, hailstorms, severe thunderstorms and fires, and other events such as explosions, terrorist attacks and riots. The incidence and severity of catastrophic and severe weather conditions are inherently unpredictable. Our properties are generally leased to tenants subject to triple net leases, meaning that the tenant is responsible for repairs and maintenance on the properties, and is required to pay the real estate taxes and maintain full property insurance coverage on the properties. In many cases, we also require the tenant to carry business interruption insurance which would provide for payment of rent while the property is closed. We anticipate that the tenant's insurance would cover the damages from any such catastrophes. In the event the tenant's insurance does not cover damage incurred, and the tenant does not have resources to cover the difference, we carry contingent property coverage that would pay for certain items but not cover all amounts of such damages.

The development and redevelopment of properties presents risks not present in existing operating properties.

In connection with the redevelopment of existing properties, we will be subject to risks, including:

• cost overruns;
• delays because of a number of factors, including unforeseen circumstances, strikes, labor disputes or supply disruptions, zoning, permitting and approval issues, and bad weather and other acts of God;
• design and construction defects;
• contractor and subcontractor disputes and mechanics' liens; and
• lack of income-generating capacity until leasing payments can begin.

Any of these factors could have a material adverse effect on our financial condition and results of operations.

Environmental laws and regulations could reduce the value of our properties or our tenants' profitability.

All real property and the operations conducted on real property are subject to federal, state and local laws and regulations relating to hazardous materials, environmental protection and human health and safety. Under various federal, state and local laws, ordinances and regulations, we or our tenants may be required to investigate and clean up certain hazardous or toxic substances released on or in restaurant or service station properties we own, and also may be required to pay other costs relating to hazardous or toxic substances. This liability may be imposed without regard to whether we or our tenants knew about the release of these types of substances or were responsible for their release. The presence of contamination or the failure to remediate properly, the migration of contaminants to or from our

properties, or from or to adjacent third-party locations, may adversely affect our ability to sell or lease those properties or to borrow using those properties as collateral.

The costs or liabilities could exceed the value of the affected real estate. The uses of any property prior to our acquisition and the building materials and products used at the property are among the property-specific factors that will affect how the environmental laws are applied to the properties. By the nature of their businesses, our tenants utilize cleaning agents and other potentially hazardous materials and, with regard to service station properties, maintain underground storage tanks. If we are subject to any material environmental liabilities, the liabilities could adversely affect our results of operations and ability to meet our obligations. We cannot predict what other environmental legislation or regulations will be enacted in the future, how existing or future laws or regulations will be administered or interpreted or what environmental conditions may be found to exist on the properties in the future. Compliance with existing and new laws and regulations may require us or the tenants to spend funds to remedy environmental problems. Our tenants, like many of our competitors, have incurred, and will continue to incur, capital and operating expenditures and other costs associated with complying with these laws and regulations, which will adversely affect their potential profitability, which could in turn impact their ability to make lease payments.

Generally, tenants must comply with environmental laws and meet remediation requirements. Our leases typically impose obligations on tenants to indemnify us from any compliance costs we may experience as a result of the environmental conditions on the property. If a lease does not require compliance by the tenant, however, or if a tenant fails to or cannot comply, we could be forced to pay these costs. In addition, in some cases we are responsible for adverse environmental conditions not caused by a tenant. If not addressed, environmental conditions could impair our ability to sell or re-lease the affected properties in the future or result in lower sales prices or rent payments.

The revenues generated by our tenants could be negatively affected by various federal, state and local laws and regulations to which they are subject.

We and our tenants are subject to a wide range of federal, state and local laws and regulations, such as local licensing requirements, land use ordinances, consumer protection laws, and fire, life-safety and similar requirements which regulate the use of the properties. The leases typically require that each tenant comply with all laws and regulations. Failure to comply could result in fines by governmental authorities, awards of damages to private litigants, or restrictions on the ability to conduct business on such properties. This in turn could impair the ability of a tenant to pay rent, could require us to pay penalties or fines relating to any non-compliance, and could adversely affect our ability to sell or re-lease a property.

Tax Risks

Certain of our leases may be recharacterized as financings, which would eliminate our depreciation deductions on our properties and potentially increase our tax liability.

If any of our leases do not constitute a lease for federal income tax purposes, it will be treated as a financing arrangement. The recharacterization of a lease in this fashion may have adverse tax consequences for us. In particular, we would not be entitled to claim depreciation deductions with respect to any improvements on the property (although we should be entitled to treat part of the payments we would receive under the arrangement as the repayment of principal).

We are subject to federal, state and local tax.

We are subject to taxation at regular corporate rates. In addition, we are subject to some federal, state and local taxes on our income and property, such as franchise, sales and property taxes. These tax obligations may adversely affect our cash flow available for debt service and our overall results of operations.

We may become subject to significant tax liability if a determination were made that our predecessor did not qualify as a REIT.

Trustreet, our predecessor, elected to be treated as a REIT for U.S. federal income tax purposes. As a REIT, Trustreet was not subject to U.S. federal income tax on income or gains that it distributed on a current basis to its stockholders. If Trustreet had failed to qualify as a REIT, it would have been subject to U.S. federal and state tax on its income and gains at regular corporate rates. If a determination were made that Trustreet had failed to qualify as a REIT, the IRS could assert that we are liable for some or all of Trustreet's resulting tax liabilities, which could be substantial. These tax obligations may adversely affect our cash flow available for debt service and our overall results of operations.

We may be subject to other tax liabilities.

We may be subject to some federal, state and local taxes on our income and property, such as franchise, sales and property taxes, that could reduce operating cash flow. We are subject to taxation at regular corporation rates. These tax obligations may adversely affect our results of operations. In particular, as a result of the GE Capital Merger, we no longer operate as a REIT and will begin paying a significant amount of taxes that previously were not applicable to us.

Item 1B. Unresolved Staff Comments.

None.

Item 2. Properties.

As of December 31, 2006, the Company's real estate segment owned 1,990 properties, either directly or indirectly through joint venture arrangements, located in all states except Alaska, and including the District of Columbia.

As of December 31, 2006, 1,959 of the 1,990 properties represented fee simple ownership and 14 properties were owned through joint venture arrangements. As of December 31, 2006, 118 properties consisted of land only.

As of December 31, 2006, 82 properties consisted of building only. The Company does not own the underlying land. In connection with the acquisition of each of these properties, the Company entered into either a tri-party agreement with the tenant and the owner of the land or an assignment of interest in the ground lease with the landlord, as described in Item 1. *Business-Leases*.

As of December 31, 2006, the Company had pledged 546 properties as collateral related to bonds payable.

Description of Properties

Land. The Company's property lot sizes range from approximately 800 to 329,100 square feet depending upon building size, local demographic factors and other factors. Land owned is zoned for commercial use which, prior to acquisition, was reviewed for traffic patterns and volume.

The following table lists the properties owned as of December 31, 2006 by state.

State	Total Number of Properties
Alabama	53
Arizona	44
Arkansas	39
California	52
Colorado	29
Connecticut	6
Delaware	3
Florida	183
Georgia	126
Hawaii	9
Idaho	7
Illinois	64
Indiana	33
Iowa	27
Kansas	15
Kentucky	35
Louisiana	36
Maine	3
Maryland	24
Massachusetts	6
Michigan	59
Minnesota	26
Mississippi	21
Missouri	52
Montana	6
Nebraska	8
Nevada	4
New Hampshire	6
New Jersey	11
New Mexico	20
New York	49
North Carolina	91
North Dakota	6
Ohio	88
Oklahoma	23
Oregon	11
Pennsylvania	44
Rhode Island	2
South Carolina	56
South Dakota	6
Tennessee	95
Texas	387
Utah	10

Vermont	1
Virginia	34
Washington	19
Washington, DC	2
West Virginia	24
Wisconsin	34
Wyoming	1
TOTAL PROPERTIES	1,990

Buildings. The buildings generally are rectangular and are constructed from various combinations of stucco, steel, wood, brick and tile. Building sizes range from approximately 700 to 29,300 square feet. Generally, buildings owned on properties are freestanding and are surrounded by paved parking areas. Buildings are suitable for conversion to various uses, although modifications may be required prior to use for other than restaurant operations. Depreciation expense is computed for buildings and improvements using the straight-line method using a depreciable life of 39 to 40 years for federal income tax purposes. As of December 31, 2006 the aggregate depreciated cost basis of the properties owned (including properties owned through consolidated joint ventures) for federal income tax purposes was $1.8 billion.

The following table lists the properties owned as of December 31, 2006 by restaurant chain.

Restaurant Chain	**Number of Properties**
Wendy’s	185
Burger King	175
Pizza Hut	151
Arby’s	146
Jack in the Box	112
Captain D’s Seafood	100
Golden Corral	81
Hardees	64
International House of Pancakes	62
Denny’s	46
Checkers	39
Taco Cabana	33
KFC	33
Shoney’s	30
Applebee’s	30
Perkins	28
Grandy’s	26
Dairy Queen	26
Taco Bell	25
Bennigan’s	24
Other	574
TOTAL:	1,990

Management considers the properties to be well maintained and sufficient for the Company's operations and believes they are adequately covered by insurance. In addition, the Company has obtained contingent liability and property coverage. This insurance is intended to reduce the Company's exposure in the unlikely event a tenant's insurance policy lapses or is insufficient to cover claims relating to the property.

Leases. The Company leases the properties to operators of selected national and regional fast-food restaurant chains. The leases are generally on a long-term triple-net basis, which generally provide that the tenant is responsible for repairs, maintenance, property taxes, utilities and insurance. Generally, a lessee is required, under the terms of its lease agreement, to make capital expenditures to refurbish restaurant buildings, premises, signs and equipment so as to comply with the lessee's obligations, if applicable, under the franchise agreement to reflect the current commercial image of its restaurant chain. These capital expenditures are required to be paid by the lessee during the term of the lease. The terms of the leases of the properties owned by the Company are described in Item 1. *Business - Leases*.

The following table lists properties as of December 31, 2006 by tenant and includes average age of buildings, annualized base rent and percent of total annualized base rent. Each lease has a monthly fixed lease payment ("base rent") due each month. Base rent represents the monthly cash rent for December 2006 on an annualized basis. It does not represent a rent number in accordance with generally accepted accounting principles as it does not include the straight-line impact of any rent escalators or any contingent rent based on tenant sales exceeding a certain threshold. In 2006, those amounts collectively were $24.4 million.

Tenant	Total Number of Properties	Average Age of Buildings (years)	Annualized Base Rent (in thousands)	Percent of Total Annualized Base Rent
Jack In The Box, Inc. (1)	116	11.5	$ 13,262	7.0%
Captain D's, LLC	91	21.8	7,210	3.8%
Sybra, Inc.	79	16.8	6,207	3.3%
Golden Corral Corporation	70	10.8	11,475	6.1%
Carrols Corporation (2)	66	17.0	6,968	3.7%
IHOP Properties, Inc.	60	10.1	7,728	4.1%
CKE Restaurants	52	16.3	4,147	2.2%
Checkers Drive-In Restaurants, Inc.	40	12.3	1,915	1.0%
NPC International, Inc.	39	25.5	1,211	0.6%
Fourjay, LLC	32	19.3	2,625	1.4%
S&A Properties Corp.	29	21.1	5,480	2.9%
Grandy's, Inc.	27	23.0	1,538	0.8%
Dennys, Inc.	26	18.2	2,347	1.2%
Other	1,263	17.2	117,164	61.9%
Total	1,990		$ 189,277	100.0%

(1) Includes Jack in the Box Inc. and Jack in the Box Eastern Division, LP affiliated under common control of Jack in the Box Inc.

(2) Includes Carrols Corporation and Texas Taco Cabana, LP affiliated under common control of Carrols Corporation.

The following table shows the aggregate number of leases which expire each calendar year through the year 2021, as well as the number of leases which expire after December 31, 2021. The table does not reflect the exercise of any of the renewal options provided to the tenant under the terms of such leases.

Year	Total Number of Properties (1)	Annualized Base Rent (in thousands)	Percent of Total Annualized Base Rent
2007	58	3,720	2.0%
2008	82	5,070	2.7%
2009	100	7,411	3.9%
2010	104	9,122	4.8%
2011	80	7,424	3.9%
2012	96	10,079	5.3%
2013	74	7,871	4.2%
2014	145	16,231	8.6%
2015	93	10,819	5.7%
2016	179	15,322	8.1%
2017	169	16,975	9.0%
2018	171	21,197	11.2%
2019	140	14,866	7.9%
2020	53	4,929	2.6%
2021	51	5,347	2.8%
Thereafter	318	32,763	17.3%
Total	1,913	$ 189,146	100.0%

(1) Excludes properties that were not leased at December 31, 2006 and properties that were leased on a month to month basis.

Item 3. Legal Proceedings.

On January 18, 2005, Robert Lewis and Sutter Acquisition Fund, LLC, two limited partners in the Income Funds, filed a class action lawsuit on behalf of the limited partners of the Income Funds against Trustreet, CNLRP, the Income Funds, the general partners of the Income Funds, CNL Restaurant Investments, Inc. and CNL Restaurant Capital Corp. in the District Court of Dallas County, Texas (Cause No. 05-00083). The complaint alleged that the general partners of the Income Funds breached their fiduciary duties in connection with the proposed 2005 Merger between the Income Funds and subsidiaries of the operating partnership of Trustreet, and that Trustreet, and CNLRP aided and abetted such alleged breaches of fiduciary duties. The complaint further alleged that the Income Funds' general partners violated provisions of the Income Funds' partnership agreements and demanded an accounting as to the affairs of the Income Funds. The plaintiffs are seeking unspecified compensatory and exemplary damages and equitable relief, including an injunction of the 2005 Merger. On April 26, 2005, a supplemental plea to jurisdiction hearing was held with a ruling expected May 13, 2005. On May 2, 2005, the plaintiffs amended their lawsuit to add allegations that the general partners of the Income Funds, with CNLRP and USRP, prepared and distributed a false and misleading final proxy statement filing to the limited partners of the Income Funds and the stockholders of CNLRP and USRP. On May 26, 2005, the Court entered a Final Order Dismissing Action for lack of subject matter jurisdiction. On June 22, 2005, the plaintiffs filed a Notice of Appeal of the Order of Dismissal. On September 7, 2005, the plaintiffs filed an appellants' brief. On November 7, 2005, the Company and the other defendants filed their Brief of Appellees'. On December 12, 2005, the plaintiffs filed a brief in reply. On September 21, 2006, the plaintiffs submitted a letter brief to the Court of Appeals setting forth additional arguments; the defendants filed a responsive letter brief on September

25, 2006. The Court of Appeals heard oral argument on September 27, 2006. As of March 29, 2007, the Court of Appeals has not yet issued its decision. Management of the Company believes the lawsuit, including the request for certification is, without merit and intends to defend vigorously against such claims. Notwithstanding a potential success in this action, we could be required to indemnify the former general partners of the Income Funds under the terms of the partnership agreements that previously governed the Income Funds.

In connection with the GE Capital Merger announcement, on October 31, 2006, a purported shareholder class action lawsuit related to the GE Capital Merger Agreement was filed in the Circuit Court for Baltimore County, Maryland naming Trustreet, each of Trustreet's former directors and GE Capital Solutions as defendants. The lawsuit,Dr. Hila Louise-Chashin-Simon Foundation, Inc. v. Trustreet Properties, Inc., et al (Case No. C-06-11890), alleges, among other things, that the $17.05 per share in cash paid to the holders of Trustreet's common stock in connection with the GE Capital Merger is inadequate, that the individual director defendants breached their fiduciary duties to Trustreet's stockholders in negotiating and approving the GE Capital Merger Agreement, that GE Capital Solutions aided and abetted the director defendants in such alleged breach and that all defendants conspired in such breach. The complaint seeks the following relief: (i) a declaration that the lawsuit is properly maintainable as a class action and a certification of the plaintiff as a class representative; (ii) a declaration that the director defendants have breached their fiduciary duties owed to the plaintiff and other members of the class, that GE Capital Solutions aided and abetted such breaches and that all defendants conspired in such breaches; (iii) equitable relief enjoining the GE Capital Merger and, if such transaction is consummated, rescinding the transaction; (iv) appropriate damages; and (v) an award of attorneys' and experts' fees to the plaintiff. Management of the Company believes that this lawsuit is without merit and intends to vigorously defend the action.

In the ordinary course of business, the Company is a defendant in legal proceedings, suits and claims common to companies engaged in the business of ownership, management and leasing of real estate. The Company believes that it is not currently involved in any litigation, claims or proceedings in which an adverse outcome would have a material adverse effect on the Company's operating results and financial condition.

Item 4. Submission of Matters to a Vote of Security Holders.

Not required by this form.

PART II

Item 5. Market for Registrant's Common Equity and Related Stockholder Matters.

As of March 29, 2007, all of the common equity interests in the Company were owned by Holdco. There is currently no established trading market for the Company's equity securities.

During the year ended December 31, 2005 and through September 2006, dividends on common stock were declared monthly. Beginning after September 2006, dividends per share of common stock were declared quarterly. For each calendar quarter indicated, the following table reflects dividends per share of common stock declared by Trustreet and CNLRP (predecessors to the Company):

Quarter Ended	2006	2005
March 31	$ 0.33	$ 0.33

June 30	0.33	0.33
September 30	0.33	0.33
December 31	0.33	0.33

The Company did not declare any distributions on its common shares outstanding from January 1, 2007 through February 26, 2007, the date of the GE Capital Merger. Effective with the GE Capital Merger, the Company ceased to be a separate publicly traded Company as described in *Item 1 - Business - GE Capital Merger.* Effective with the GE Capital Merger, we no longer have any common shares outstanding. All of our equity interests are held by Holdco.

Equity Compensation Plan Information

At December 31, 2006, the only equity compensation plan that Trustreet had was its Flexible Incentive Plan (the "Plan"), which was approved by Trustreet's stockholders. Set forth below is certain information with respect to the Plan as of December 31, 2006.

Plan Category	Number of securities to be issued upon exercise of outstanding options (2)	Weighted average exercise price of outstanding options	Number of securities remaining available for future issuances under equity compensation plans (excluding securities reflected in first column (1)
Equity compensation plans approved by security holders	4,000	$ 12.23	30,910
Equity compensation plans not approved by security holders	—	—	—
Total	4,000	$ 12.23	30,910

(1) Pursuant to the terms of the Plan, the maximum number of shares potentially available for issuance under the Plan equals 4.9 percent of Trustreet's issued and outstanding shares of common stock. As of December 31, 2006, Trustreet had reserved for issuance under the Flexible Incentive Plan only the shares reported in the above table. Trustreet terminated the Plan on February 26, 2007 in connection with the GE Capital Merger. As a result, no awards remain outstanding.

(2) On February 26, 2007, effective with the GE Capital Merger, each outstanding option to purchase shares of Trustreet common stock received the GE Capital Merger consideration as described in Note 20 to the consolidated financial statements. In addition, restricted share awards granted under Trustreet's compensation plans became fully vested and free of any forfeiture restrictions immediately prior to the effective time of the GE Capital Merger and received GE Capital Merger consideration, as described in Note 20 to the consolidated financial statements.

Item 6. Selected Financial Data.

Not required by this form.

Item 7. Management's Discussion and Analysis of Financial Condition and Results of Operations

The following information, including, without limitation, the Quantitative and Qualitative Disclosures About Market Risk that are not historical facts, may be forward-looking statements. These statements generally are characterized by terms such as "believe," "expect," "may," "intend," "might," "plan," "estimate," "project," and "should". Although expectations reflected in such forward-looking statements are based upon reasonable assumptions, our actual results could differ materially from those set forth in the forward-looking statements. Factors that might cause such a difference include:

- changes in general economic conditions;
- general risks affecting the real estate industry (including the inability to enter into or renew leases on favorable terms, dependence on tenants' financial condition, and competition from other developers, owners and operators of real estate);
- general risks affecting the restaurant industry (including any disruption in the supply or quality of ingredients, the availability of labor, and the continued demand for restaurant dining);
- our cash flow from operations may be insufficient to fund existing operations;
- changes in interest rates;
- our ability to refinance existing financial obligations;
- our ability to locate suitable tenants for our properties;
- our ability to resolve any tenant defaults that could lead to a decline in value and as a result, subject us to impairment charges;
- the ability of tenants and borrowers to make payments under their agreements with us;
- possible adverse changes in tax and environmental laws, as well as the impact of newly adopted accounting principles on our accounting policies and on period-to-period comparisons of financial results;
- our ability to re-lease or sell properties that are currently vacant or that may become vacant;
- our ability to sell properties through our investment property sales program as a result of any possible changes in tax legislation such as elimination or change of capital gains rates or change to the like-kind exchange (Section 1031) provisions; and
- our ability to manage our debt levels, which could adversely affect our cash flow.

Overview of Management's Discussion and Analysis

Trustreet was the name adopted upon the merger of CNL Restaurant Properties, Inc. ("CNLRP") and eighteen CNL Income Fund partnerships ("the Income Funds") with and into U.S. Restaurant Properties, Inc. ("USRP") on February 25, 2005 (the "2005 Merger"). Trustreet was a Maryland corporation originally incorporated in 1997.

On October 30, 2006, Trustreet entered into an Agreement and Plan of Merger to be acquired by a subsidiary of General Electric Capital Corporation ("GE Capital"), which, in turn, is a subsidiary of the General Electric Company. On February 22, 2007, Trustreet's stockholders approved the acquisition. On February 26, 2007, GE Capital's acquisition of Trustreet was completed as further described below under *GE Capital Merger,* and the surviving entity ceased to be a separate publicly traded company. Immediately prior to the completion of the acquisition on February 26, 2007, Trustreet assigned all of its assets and liabilities to its direct wholly owned subsidiary, FF-TSY Holdings Company II, LLC, a Delaware limited liability company ("the "Company") and the Company became Trustreet's successor, as also described below under *GE Capital Merger.*

GE Capital Merger

On February 26, 2007, Trustreet engaged in two distinct but related transactions:

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The assignment by Trustreet to the Company (which immediately prior to such assignment was a newly-formed direct wholly owned subsidiary of Trustreet) of all of its assets and liabilities (the "Assignment and Assumption"); and

- Immediately following the Assignment and Assumption, the GE Capital Merger of Trustreet with and into TSY-FF Acquisition Company, Inc., a Maryland corporation and an indirect wholly owned subsidiary of GE Capital ("Merger Sub"), pursuant to that certain Agreement and Plan of GE Capital Merger, dated as of October 30, 2006, as amended (the "GE Capital Merger Agreement") by and among Trustreet, CNL APF Partners, LP, a Delaware limited partnership and indirect subsidiary of Trustreet ("CNL Partnership"), GE Capital, FF-TSY Holding Company, Inc., a Delaware corporation and direct parent of Merger Sub ("Holdco"), Merger Sub, and Franchise-TSY Acquisition LLC, a Delaware limited liability company and wholly owned subsidiary of Merger Sub ("Partnership Merger Sub").

Assignment and Assumption

Concurrently with the Assignment and Assumption on February 26, 2007, Trustreet, the Company, FF-TSY Holding Company II, Inc., a Delaware corporation at the time of the Assignment and Assumption a direct wholly owned subsidiary of Trustreet, and Wells Fargo Bank, National Association as Trustee under the indenture (the "Trustee") entered into a supplemental indenture (the "Supplemental Indenture") which amended the indenture governing Trustreet's outstanding 7.5 percent Senior Notes due in 2015 (the "Notes") and provided for the express assumption by the Company of all obligations of Trustreet on the Notes and under the Indenture.

GE Capital Merger Transactions

Following the effectiveness of the Assignment and Assumption, Trustreet caused Partnership Merger Sub to merge with and into CNL Partnership (the "Partnership Merger"), with CNL Partnership being the surviving entity and becoming a wholly owned subsidiary of the Company. Pursuant to the Partnership Merger, each holder of units of limited partnership interest in CNL Partnership other than Trustreet and its subsidiaries became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each unit of limited partnership they owned in CNL Partnership immediately prior to the effective time of the Partnership Merger.

Immediately following the Partnership Merger, Trustreet was merged with and into Merger Sub, with Merger Sub being the surviving entity and a direct wholly owned subsidiary of Holdco. Pursuant to the GE Capital Merger, holders of Trustreet common stock (other than Trustreet and its subsidiaries) became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each share of common stock issued and outstanding and held by such holders immediately prior to the effective time of the GE Capital Merger. Also pursuant to the GE Capital Merger, each share of Series A Preferred Stock that was outstanding immediately prior to the effective time of the GE Capital Merger, other than shares owned by Trustreet, its subsidiaries, or Merger Sub, was converted into, and cancelled in exchange for, the right to receive, without interest and less any applicable withholding taxes, cash in the amount of $25.00, plus any accrued and unpaid dividends through and including February 26, 2007. Finally, each share of Series C Preferred Stock outstanding immediately prior to the effective time of the GE Capital Merger was converted into, and cancelled in exchange for, the right to receive one share of 7.5 percent Series C Redeemable Convertible Preferred Stock of Merger Sub (the "Merger Sub Series C Preferred Stock"). Upon completion of the GE Capital Merger, the Company was a direct wholly owned subsidiary of Merger Sub, which was in turn a direct wholly owned subsidiary of Holdco, which is in turn an indirect wholly owned subsidiary of GE Capital.

Liquidation of Merger Sub

Following the GE Capital Merger, Merger Sub assigned all of its assets and liabilities to Holdco (other than cash deposited by Merger Sub with the paying agent for the GE Capital Merger in an amount sufficient to discharge its obligations with respect to holders of the Merger Sub Series C Preferred Stock) and Merger Sub and Holdco filed Articles of Transfer with the State Department of Assessments and Taxation of the State of Maryland ("SDAT") in

accordance with Maryland law. On March 20, 2007, Merger Sub caused Articles of Dissolution to be filed with SDAT and the legal existence of Merger Sub was terminated. Pursuant to the dissolution and liquidation of Merger Sub, holders of Merger Sub Series C Preferred Stock received $25.00 plus accrued and unpaid dividends through the date of payment for each share of Merger Sub Series C Preferred Stock they received in the GE Capital Merger. Following the dissolution of Merger Sub, the Company is a direct wholly owned subsidiary of Holdco, which, in turn, is an indirect wholly owned subsidiary of GE Capital, which, in turn, is a subsidiary of General Electric Company.

On March 1, 2007 and March 23, 2007, Moody's Investors Service, Inc. and Standard & Poor's Rating Service, respectively, upgraded the credit rating on the Notes to Investment Grade Status (as defined in the Indenture governing the Notes). On March 28, 2007, the Company delivered an officers' certificate to the Trustee under the Indenture certifying that the conditions relating to a Suspension Period (as defined in the Indenture) had been satisfied and thereby causing a Suspension Period to commence on such date. During the Suspension Period, certain restrictive covenants contained in the Indenture will not be applicable and, as such, will not restrict the Company's activities that would otherwise have been limited or restricted absent the Suspension Period.

The financial statements of FF-TSY Holding Company II, LLC reflect the 2005 Merger of CNLRP, USRP and the Income Funds on February 25, 2005. The financial statements present CNLRP as the acquiror for financial reporting purposes. Therefore, the financial results included in this Form 10-K include the historical financial results of only CNLRP from January 1, 2004 through February 24, 2005 and the financial results of all the merged entities effective February 25, 2005. Accordingly, references to "we" or "us" in this Management's Discussion and Analysis relate to CNLRP for periods prior to February 25, 2005, Trustreet for the periods of February 26, 2005 through February 26, 2007 and FF-TSY Holding Company II, LLC for subsequent periods. Up through the date of the GE Capital Merger, we conducted our operations through two segments, a real estate segment and a specialty finance segment, as further described below in *"Results of Operations"*. On February 26, 2007, effective with the GE Capital merger, the Company changed its strategy of both segments to generally hold all assets for long-term investment with any sales more selective in the upcoming years.

Prior to the GE Capital Merger, we financed real estate subject to triple-net leases to national and regional restaurant operators like Wendy's, Golden Corral, Burger King, Jack in the Box and Arby's. Our key customers were:

1. restaurant operators of major national and regional chains;
2. restaurant property investors; and
3. retail real estate developers.

We owned approximately 2,185 properties at December 31, 2006 with an investment of $2.2 billion, substantially all of which are leased to restaurant operators. Our real estate segment owned 1,990 of these properties as long term investments in the core REIT portfolio. The remaining properties were held in our taxable REIT subsidiary through which our specialty finance segment operated. Since January 1995, we have provided net-lease financing to the restaurant industry. As a result of the GE Capital Merger, we do not expect to originate or acquire a large number of properties going forward.

Liquidity and Capital Resources

Through February 26, 2007 we intended to meet our short-term liquidity requirements through cash flows provided by operations, our line of credit, our warehouse lines, and other short-term borrowings. Our short-term liquidity needs include:

· operating expenses; and
· current debt service requirements.

2005 Merger Financing

On February 25, 2005, we completed the 2005 Merger and CNLRP stockholders received 0.7742 shares of USRP common stock and 0.16 shares of newly issued USRP 7.5% Series C Redeemable Convertible Preferred Stock ("Preferred-C") for each share of CNLRP stock. The Preferred-C had a liquidation preference of $25.00 per share. The aggregate dollar value of the 2005 Merger consideration received by CNLRP stockholders was approximately $788 million based on the closing stock price of USRP common stock on February 24, 2005 and the liquidation value of Preferred-C. CNLRP was considered the acquiror for accounting purposes. The purchase price used to account for the exchange of interests between USRP and CNLRP was $473 million before transaction costs. Income Fund limited partners received approximately 84 percent of their consideration in cash and the remainder in existing USRP Series A Cumulative Convertible Stock ("Preferred-A"). The Preferred-A had a liquidation preference of $25.00 per share. Total consideration received by the Income Fund partners was approximately $545 million based on the February 24, 2005 trading price of the Preferred-A. The Income Fund acquisitions were accounted for as a purchase with a price of $538 million. Prior to the GE Capital Merger, the USRP then Trustreet common, Preferred-A, and Preferred-C shares were all traded on the New York Stock Exchange using our ticker symbol, TSY.

We restructured our debt following the 2005 Merger. We initially entered into bridge facilities with an aggregate capacity of $775.0 million to fund the cash portion of the 2005 Merger and address impending debt maturities. During 2005, we obtained long-term financings to pay down the bridge facilities, repay the subordinated note payable outstanding during 2004, purchase properties, and improve capacity on our revolver. Those included a $275.0 million net lease securitization due in 2012, $300.0 million in Notes, a $275.0 million five-year term loan and a revolving credit facility with a maximum capacity of $175 million.

In 2005, we also issued 1.4 million shares of common stock through a controlled equity program and issued 8.05 million shares through a public offering totaling $129 million in proceeds, net of stock issuance costs to pay down debt and acquire properties held for investment.

Our debt structure at December 31, 2006 was as follows:

Debt	Balance (in millions)	Approximate Interest Rates	Expected Maturity Date	Type
Mortgage Warehouse Facility (c)	$ 115.5	LIBOR + 1.25%	Mar-07 (d)	Collateralized
Mortgage Warehouse Facility (c)	281.8	LIBOR + 1.15%	Mar - May-07 (d)	Collateralized
Revolver (a)	159.0	LIBOR + 1.50%	April-08 (d)	Uncollateralized
Term Loan (a)	275.0	LIBOR + 2.00%	April-10 (d)	Uncollateralized
Series 2001-4 Bonds	21.4	8.89%	2009-2013	Collateralized
Series 2005 Bonds	241.0	4.72%	2012	Collateralized
Senior Unsecured Notes (b)	301.0	7.50%	April-15	Uncollateralized
Series 2000-A	191.5	8.02%	2009-2017	Collateralized

Bonds	
Total Debt	$1,586.2

(a) We have entered into hedging transactions to reduce our sensitivity to floating rate debt in the form of swaps and caps. This agreement was terminated in connection with the GE Capital Merger.

(b) Balance includes a premium of $1.0 million at December 31, 2006.

(c) We also paid exit fees to the lenders upon the sale of properties financed by the warehouse facilities which we recorded as interest expense. We paid exit fees of $0.3 million, $1.2 million, and $1.3 million during the years ended December 31, 2006, 2005, and 2004, respectively. Effective March 31, 2006 and May 31, 2006, we eliminated the exit fees under the mortgage warehouse facilities that expire in March and May 2007, respectively, as part of the renewals of the agreements.

(d) We paid off these facilities with a capital contribution from Holdco effective with the GE Capital Merger.

Our weighted average expected contractual maturity of debt, excluding our revolving line of credit and the short-term mortgage warehouse facilities, was approximately 6.55 years, 5.36 years, and 5.20 years at December 31, 2006, 2005, and 2004, respectively. Two secured financings matured in 2006 that we paid off using our mortgage warehouse facility, as described further below under *Mortgage Warehouse Facilities* and *Bonds Payable*.

Mortgage Warehouse Facilities. Through the date of the GE Capital Merger, we financed a significant portion of our activities through our mortgage warehouse facilities. We repaid all amounts outstanding under both warehouse facilities with capital contributions received from Holdco and terminated the agreements as part of the GE Capital Merger. We expect to replace this source of capital.

Bonds Payable. We have medium-term note and long-term bond financings, referred to collectively as bonds payable. We use rental income received on properties and interest income received on mortgage loans and equipment leases pledged as collateral on medium and long-term financing to make scheduled reductions in bond principal and interest. We had $204.5 million in bonds mature in 2006 that were collateralized by real estate, which we repaid by obtaining bridge financings under one of our mortgage warehouse facilities, as described above. Through February 26, 2007, we examined a structure to facilitate the repayment of the 2006 bridge financings through a secured financing collateralized by a portion of the current collateral as well as other restaurant properties already owned or purchased in 2006. Through December 31, 2006, we incurred $3.3 million in costs relating to putting the secured financing in place. As a result of the GE Capital Merger, plans to proceed with the secured financing were abandoned and we incurred a $1 million breakage fee as a result of abandoning such plans. We wrote-off the $3.3 million in costs as of December 31, 2006.

Revolving and Term Loan. Our short-term debt included a $175 million revolving line of credit (the “Revolver”). We utilized the Revolver from time to time to manage the timing of inflows and outflows of cash from operating activities. The initial maturity date of the Revolver was April 2008, with an optional one year extension. We amended the Revolver and Term Loan facilities in September 2006 to decrease the interest rate, add $200 million in optional additional expansion capacity and refine certain terms and definitions. In December 2006, we exercised our option and borrowed $25 million against the $200 million additional expansion capacity. During 2005, we entered into a Term Loan of $275 million. We repaid all amounts outstanding under the Revolver and Term Loan with capital contributions received from Holdco as part of the GE Capital Merger.

Notes Payable. During 2005, we also issued $300 million Notes at a premium of $1.1 million. The Notes accrue interest at a rate of 7.5 percent per annum and pay interest semi-annually in arrears. We can redeem the Notes in whole or in part, at any time on or after April 1, 2010 at specified redemption prices.

Currently with the assignment and assumption of all of Trustreet’s assets and liabilities to the Company on February 26, 2007, Trustreet, the Company, FF-TSY Holding Company II, Inc., a Delaware corporation and direct wholly

owned subsidiary of Holdco and Wells Fargo Bank, National Association, as Trustee, entered into a Supplemental Indenture which amended the original indenture under which the notes were issued and provided for the express assumption by the Company of all obligations of Trustreet on the Notes and under the original indenture.

Contractual Obligations, Contingent Liabilities and Commitments.

The following table presents contractual cash obligations and related payment periods as of December 31, 2006:

	Payments due by period (in millions)				
Contractual cash obligations:	2007	2008 to 2009	2010 to 2011	Thereafter	Total
Borrowings (1) (5)	$ 422.1	$ 217.0	$ 344.6	$ 601.4	$ 1,585.1
Interest expense payments (4) (5)	86.8	145.2	90.8	110.3	433.1
Ground leases	2.7	4.4	3.4	14.8	25.3
Leased office space (2)	1.5	3.1	3.3	5.0	12.9
Total contractual cash obligations (5)	$ 513.1	$ 369.7	$ 442.1	$ 731.5	$ 2,056.4

The following table presents commitments, contingencies and guarantees and related expiration periods as of December 31, 2006:

Estimated payments due by period (in millions)					
Commitments, contingencies and guarantees	2007	2008 to 2009	2010 to 2011	Thereafter	Total
Property purchase commitments (3)	$ 28.3	$ —	$ —	$ —	$ 28.3
Total commitments, contingencies and guarantees	$ 28.3	$ —	$ —	$ —	$ 28.3

(1) The maturities on outstanding indebtedness assume loan repayments are made on the Mortgage Warehouse Facilities in accordance with the contractual obligation even though these facilities are typically renewed each year. The maturities on outstanding indebtedness also assume that bonds payable amortize in accordance with estimated payment amounts.

(2) We lease our office space from two limited partnerships, affiliates of two or our former directors own the partnership interests, for approximately $1.5 million per year, with scheduled rent increases. Our lease expires in 2014.

(3) Represents opportunities for net lease property purchases approved for funding and accepted by sellers as of December 31, 2006. Through the end of February 2007, we purchased $3.0 million in properties and as of February 27, 2007 had total commitments worth $55.1 million subject to a leaseback.

(4) Excludes amortization of deferred financing costs and uses the December 31, 2006 interest rate for all variable rate debt.

(5) In connection with the GE Capital Merger, we received capital contributions from Holdco to repay approximately $760 million in debt and accrued interest relating to the Revolver, Term Loan and Mortgage Warehouse Facilities.

Cash Flows

	Year ended December 31, (millions)		
	2006	2005	2004
Cash flows provided by operating activities	$ 28.4	$ 48.4	$ 39.0
Cash flows provided by/(used in) investing activities	18.6	(453.7)	50.9
Cash flows provided by/(used in) financing activities	(30.5)	403.1	(104.2)
Net increase (decrease) in cash and cash equivalents	16.5	(2.2)	(14.3)
Cash and cash equivalents at beginning of year	20.5	22.7	37.0
Cash and cash equivalents at end of period	$ 37.0	$ 20.5	$ 22.7

Cash Flows Provided by/(Used in) Operating Activities

Our sources of cash from operating activities related to rental payments from our tenants, collections of interest on our portfolio of loans and investments in retained interests on previous securitizations, and net proceeds from the sales of property inventory from our IPS program. Our uses of cash from operations included payments of operating expenses, interest on our outstanding indebtedness and the acquisition of inventory for our IPS program. Our cash from operations for the year ended December 31, 2006, was $28.4 million.

Cash from operating activities was also impacted by the acquisition and sales activity in our IPS program. During 2006, we received net sales proceeds of $262 million from the sales of properties from our IPS program. We had a net use of cash during as a result of acquiring properties at a faster rate than we sold them. For the year ended December

31, 2006, we originated $372 million in net leases.

Investing Activities

Sources of cash from investing activities during 2006 included sales of some vacant and some performing properties within our real estate segment and included the collection of principal under our mortgage and notes receivables. Uses of cash included the acquisition of properties for long-term investment in our real estate segment.

Financing Activities

Proceeds from financing activities during 2006 came from borrowings under our Revolver and from bridge financings under one of our mortgage warehouse facilities. During 2006, we used the proceeds from financing activities to pay the Revolver, distributions and costs related to the proposed secured financing that was abandoned as a result of the GE Capital Merger. During 2006, we used proceeds from the bridge financing to repay the Series 2001-A bonds and the Series 2001 bonds that matured in 2006. During 2006, we used proceeds from our mortgage warehouse facilities to acquire properties to be held as inventory under our IPS program and repaid the mortgage warehouse facilities from the sales proceeds of these inventory properties. We also repaid a portion of our bonds payable in accordance with their scheduled maturities and any required prepayments.

Through the date of the GE Capital Merger, our ability to internally fund capital needs was limited since we had to distribute at least 90 percent of our net taxable income (excluding net capital gains) to stockholders to qualify as a REIT. We made distributions to stockholders in excess of the amount necessary to comply with REIT qualification requirements under the federal tax code. Effective with the GE Capital Merger, Trustreet ceased to exist and we are subject to corporate income taxes. During the year ended December 31, 2006, we distributed $89.1 million to our common shareholders, or an annualized rate of $1.32. Effective with the GE Capital Merger, we no longer have any common shares outstanding. All of our equity interests are held by Holdco.

During 2006, we declared and paid dividends to holders of preferred stock. Preferred-A paid a quarterly dividend at an annualized rate of $1.93 per share and Preferred-C paid a quarterly dividend at an annualized rate of $1.875 per share. Common stock dividends were declared and paid monthly through September 30, 2006, at $0.11 per share, annualized at $1.32 per share. Beginning after September 2006, we decided to pay dividends on common stock quarterly, and a $0.33 per share amount was paid in December 2006. During 2006, we declared dividends to preferred stockholders of $28.7 million. As described above under the GE Capital Merger, we no longer have any preferred shares outstanding.

In 2006, the distributions to common stockholders were considered to be 67.50 percent taxable income and 32.50 percent return of capital. The 2006 distributions to all classes of preferred stockholders were 100 percent taxable income.

Net cash from operating activities was $28.4 million for the year ended December 31, 2006. The deficiency of $89.4 million between net cash from operating activities and dividends paid for 2006 was funded though a combination of proceeds from sales of assets, collections on mortgage, equipment and other notes receivable and borrowings from the Company’s Revolver.

Liquidity Risks

In addition to the liquidity risks discussed above in connection with our IPS program, tenants or borrowers that are experiencing financial difficulties could impact our cash flow. In the event that financial difficulties persist, our collection of rental payments, and interest and principal payments on our small portfolio of mortgage loans could be interrupted. At present, most of these tenants and borrowers continue to pay rent, principal and interest substantially in accordance with lease and loan terms. However, we continue to monitor each tenant’s and borrower’s situation carefully and will take appropriate action to maximize the value of our investment.

Generally, we have used a triple-net lease to lease our properties to our tenants that requires the tenant to pay expenses on the property. The lease somewhat insulates us from significant cash outflows for maintenance, repair, real estate taxes or insurance. However, if the tenant experiences financial problems, rental payments could be interrupted and we may incur expenses of maintaining the property until the property can be sold or re-leased to another tenant. In the event of tenant bankruptcy, we may be required to fund certain expenses in order to retain control or take possession of the property. This could expose us to successor liabilities and further affect liquidity.

Additional liquidity risks include the possible occurrence of economic events that could have a negative impact on the franchise securitization market and affect the quality or perception of the loans or leases underlying our previous securitization transactions. We conducted our previous securitizations using bankruptcy remote entities. These entities exist independently from the rest of our Company and their assets are not available to satisfy the claims of our creditors, any subsidiary or its affiliates. Certain net lease properties are pledged as collateral for the triple-net lease bonds payable. In the event of a tenant default relating to pledged properties, we may elect to contribute additional properties or substitute properties into these securitized pools from properties we own not otherwise pledged as collateral. If we fail to comply with certain financial ratio covenants, then principal payments on the outstanding bonds will be accelerated. During 2006, 2005 and 2004, certain required performance cash flow ratios were below the required threshold primarily due to tenant defaults and bankruptcies in prior years. As a result, cash flow remaining in excess of the scheduled principal and interest payments was required to be used for additional debt reduction. For the years ended December 31, 2006, 2005, and 2004, we were required to make additional debt reductions of approximately $2.5 million, $1.8 million and $0.8 million, respectively, as a result of not complying with certain ratios in the net lease pools.

To date, the ratings on the loans and leases underlying the securities issued in these transactions and recorded in our borrowings, have been affirmed. Upon the occurrence of a significant amount of delinquencies and/or defaults, one or more of the three rating agencies may choose to place a securitized pool on ratings watch or even downgrade one or more classes of securities to a lower rating. Should we experience a significant number of defaults in a securitization, and the securities undergo a negative ratings action, we could experience material adverse consequences impacting our ability to continue earning income as servicer and have difficulty refinancing maturing debt.

Avian Flu

We conduct business with restaurant companies that have both domestic and international operations. While previous episodes of Avian Flu have affected the business of these companies' international operations, it did not materially affect the financial results of their global business. However, should there be an outbreak of Avian Flu on a worldwide basis (a pandemic) including the United States, the negative impact could have material adverse consequences on the financial performance of our existing customers.

Off-Balance Sheet Transactions

We currently hold residual interests in two securitizations, the assets and liabilities of which are not consolidated into our financial statements. The carrying value of our investment in the bond certificates was $15.1 million at December 31, 2006 and is included in "other assets" in the consolidated financial statements. The following table shows the assets and the related bonds outstanding in each securitization pool at December 31, 2006:

	(in millions)	
	Mortgage loans in pool at par	Bonds outstanding At face value
Loans and debt supporting 1998-1 Certificates	$ 105.8	$ 105.8
Loans and debt supporting 1999-1 Certificates	174.3	174.3
	$ 280.1	$ 280.1

On March 15, 2007, a rating agency downgraded certificates in these off-balance sheet pools, including certain of the 98-1 certificates held by us. They also placed on watch certain others we hold, as well as certain of those held by third

parties. Also on March 15, 2007, they downgraded certain of the 99-1 certificates held by third parties. The action does not change our view of the valuation or carrying value of the certificates we own, and we do not expect a significant impact on our ability to obtain future financings.

Quantitative and Qualitative Disclosures About Market Risk

We used fixed and floating rate debt to finance acquisitions, development and maturing debt. These transactions exposed us to market risk related to changes in interest rates. We reviewed our borrowings and attempted to mitigate interest rate exposure through the use of long-term debt maturities and derivative instruments, where appropriate. We do not use derivatives for trading or speculative purposes. In May 2005, the Company entered into an interest rate swap agreement, for notional borrowings of $175 million which applies to the variable rate debt described above, to protect the Company against fluctuation in the LIBOR rate. Under the interest rate swap agreement, the Company paid a fixed rate of 4.20 percent and receives a floating rate. The floating rate was based on LIBOR. This agreement was to mature April 1, 2010. The net payments or receipts were recognized as an adjustment to interest expense. As of December 31, 2006, the estimated value of this outstanding derivative instrument was $4.1 million. This agreement was terminated in connection with the GE Capital Merger.

At December 31, 2006, we had fixed rate debt of $754.9 million and floating rate debt of $831.3 million. Approximately 21 percent of the floating rate debt was subject to an interest rate hedge. At December 31, 2006, the weighted average rate on the floating rate debt was 6.6 percent. The impact on net income available to common stockholders and on cash flows over the next twelve months that would result from a one percentage point variance in interest rates on $831.3 million in floating rate debt would be approximately $6.6 million (pre-tax), holding all other variables constant.

Management believes that the net carrying value of the debt approximates fair value, with the exception of the Series 2000-A Bonds and Series 2005 Bonds which have an estimated fair value of approximately $202.3 million and $235.8 million. A one percentage point increase in interest rates would decrease the fair value to $194.4 million and $226.5 million. A one percentage point decrease in interest rates would increase the fair value to $210.3 million and $245.1 million.

New Accounting Pronouncements

In March 2006, the FASB issued SFAS No. 156, “Accounting for Servicing of Financial Assets”. This statement amends FASB statement No. 140, “Accounting for Transfers and Servicing of Financial Assets and Extinguishment of Liabilities”, with respect to the accounting for separately recognized servicing assets and servicing liabilities. This statement requires companies to initially record servicing assets and servicing liabilities at fair value and permits subsequent measurement to follow either an amortization method or a fair value measurement method. This statement requires prospective application to all transactions occurring after September 2006. We do not expect the adoption of this statement to have a significant impact on our financial position or results of operations.

In July 2006, the FASB issued FASB Interpretation Number 48, Accounting for Uncertainty in Income Taxes, an Interpretation of FASB Statement No. 109, (“FIN 48”). FIN 48 prescribes a recognition threshold and measurement attribute for the financial statement recognition and measurement of a tax position taken in a tax return. The Company must determine whether it is “more-likely-than-not” that a tax position will be sustained upon examination, including resolution of any related appeals or litigation processes, based on the technical merits of the position. Once it is determined that a position meets the more-likely-than-not recognition threshold, the position is measured to determine the amount of benefit to recognize in the financial statements. FIN 48 applies to all tax positions related to income taxes subject to FASB Statement No. 109, Accounting for Income Taxes. The interpretation provides clarity and uniformity as it relates to income tax positions and the application of FASB Statement No. 5, Accounting for Contingencies. We have adopted the provisions of this statement beginning in the first quarter of 2007. The cumulative effect of applying the provisions of FIN 48 is reported as an adjustment to the opening balance of retained

earnings on January 1, 2007. We do not expect the adoption of FIN 48 to have a material effect on our financial position or results of operations.

In September 2006, the FASB issued SFAS No. 157, “Fair Value Measurements”. This statement defines fair value, establishes a framework for measuring fair value, and expands disclosures about fair value measurements. This statement is effective for financial statements issued for fiscal years beginning after November 15, 2007, and interim periods within those fiscal years. We do not expect the adoption of this statement to have a significant impact on our financial position or results of operations.

In February 2007, the FASB issued SFAS No. 159, “Establishing the Fair Value Option for Financial Assets and Liabilities”. The Financial Accounting Standards Board has issued SFAS 159 to permit all entities to choose to elect, at specified election dates, to measure eligible financial instruments at fair value. An entity shall report unrealized gains and losses on items for which the fair value option has been elected in earnings at each subsequent reporting date, and recognize upfront costs and fees related to those items in earnings as incurred and not deferred. SFAS No. 159 applies to fiscal years beginning after November 15, 2007, with early adoption permitted for an entity that has also elected to apply the provisions of SFAS No. 157, Fair Value Measurements. An entity is prohibited from retrospectively applying SFAS No. 159, unless it chooses early adoption. SFAS No. 159 also applies to eligible items existing at November 15, 2007 (or early adoption date). The Company does not expect the adoption of SFAS No. 159 to have a material effect on the Company's financial condition.

In September 2006, the Securities and Exchange Commission (“SEC”) issued Staff Accounting Bulletin (“SAB”) No. 108, “Considering the Effects of Prior Year Misstatements when Quantifying Misstatements in Current Year Financial Statements.” SAB 108 provides guidance on the consideration of effects of the prior year misstatements in quantifying current year misstatements for the purpose of a materiality assessment. The SEC staff believes registrants must quantify errors using both a balance sheet and income statement approach and evaluate whether either approach results in quantifying a misstatement that, when all relevant quantitative and qualitative factors are considered, is material. SAB 108 is effective for the first annual period ending after November 15, 2006 with early application encouraged. The adoption of this provision did not have any material impact on our results of operations or financial position.

Results of Operations

Financial Reporting

Historically we have managed, operated and reported our business in two distinct segments. The GE Capital Merger will have a significant impact on the way our assets and other resources are focused. Listed below are some reasons for this change.

- REIT tax rules played a central role in differentiating our portfolio held long term versus our assets purchased with an intent to resell. A REIT is encouraged to hold its assets purchased as a long term investment through the application of potentially significant excise tax provisions. Assets held in the REIT generally earn rents federal income tax free increasing the return to an investor in the form of a dividend. Also, REITs are measured based on funds from operations (FFO). FFO differentiates gains on sales of assets held for investment versus resale. To understand our business among REIT peers we used segment reporting to describe our IPS and development activities. After the GE Capital Merger, Trustreet ceased to exist and all of our net income including gains are subject to income tax.

- Our historic capital structure included mortgage warehouse facilities that could be used to finance substantially all of the purchase price of an asset, but the financing was generally available only for about a year. As a result, we purchased our IPS portfolio using short term mortgage warehouse facility funds, and these were held exclusively in the taxable REIT subsidiary through structured subsidiaries. We would more typically use our Credit facility, Senior

Unsecured or equity capital to finance our longer term investments in the REIT.

- We measured the diversity of our portfolio as to tenant, concept or geographic location focusing solely on longer term assets, generally held in the REIT. As the IPS program was very successful in selling newly acquired assets within six to nine months from their purchase, we preferred to look at concentrations without the distortion of IPS assets. Going forward, we will more likely measure diversity in the aggregate.

- Conceptually, without the limitations associated with a REIT and with greater access to capital, each of our assets could be considered for a potential sale if it optimizes overall returns. In fact, holding an asset for a "seasoning" period during which the first few years of a lease pass, establishes some history that can produce a more desirable asset to an investor. Also, when market conditions are favorable, forgoing an opportunity to sell an asset simply because of REIT rules does not maximize the value of certain of the portfolio assets. This view is expected to be applied to all assets following the GE Capital Merger.

For the years ended December 31, 2006, 2005 and 2004, the results of each segment are discussed on a stand-alone basis below. Our consolidated financial statements reflect both segments, less amounts eliminated relating to transactions between segments.

Real estate segment: Generally, the majority of our earnings have been derived from this segment, the assets of which include our properties subject to triple-net leases and a small portfolio of mortgage loans to third parties. The segment's earnings were from rental income, interest income on loans and proceeds from dispositions of properties sold to manage portfolio risk.

Specialty finance segment: This segment includes our Investment Property Sales Program ("IPS Program") and our real estate redevelopment activities. Many buyers of our properties were those motivated to defer taxes on commercial properties they had sold through the reinvestment of the proceeds as permitted under Section 1031 of the Internal Revenue Code. This segment's earnings were from lease income prior to sale, net gains from investment property sales, gains from the development and sale of restaurant/retail real estate and to a lesser extent, servicing revenues. This segment historically had earnings from interest income on mortgage loans as well. The majority of these loans were transferred to the real estate segment on March 31, 2005 and then subsequently sold to an unrelated third party in July 2005.

The following table presents components of net income, including income from continuing and discontinued operations, by segment. It also reflects the elimination of transactions between segments used to prepare the consolidated financial statements.

	Year ended December 31, (in millions)		
	2006	2005	2004
Revenues:			
Real estate	$ 207.2	$ 168.9	$ 72.6
Specialty finance	13.9	18.4	29.3
Other*	(5.1)	(4.9)	(3.0)
Total revenues	216.0	182.4	98.9
Expenses:			
Operating expenses excluding interest, depreciation, and amortization:**			
Real estate	36.2	22.0	12.2
Specialty finance	24.0	30.6	25.6
Other*	(4.5)	(4.0)	(2.0)
	55.7	48.6	35.8

Total operating expenses excluding interest, depreciation, and amortization**			
Depreciation and amortization expense:			
Real estate	35.8	28.3	10.1
Specialty finance	2.7	1.5	0.9
Total depreciation and amortization expense	38.5	29.8	11.0
Interest expense:			
Real estate	93.8	80.5	29.3
Specialty finance	8.5	10.6	18.3
Other*	(0.3)	(1.0)	0.4
Total interest expense	102.0	90.1	48.0
Loss on termination of cash flow hedge:			
Real estate	—	8.6	—
Specialty finance	—	—	0.9
Total loss on termination of cash flow hedge	—	8.6	0.9
Total expenses	196.2	177.1	95.7
Income from continuing operations	19.8	5.3	3.2
Income from discontinued operations, after income taxes:			
Real estate	20.4	18.0	9.5
Specialty finance	28.9	31.3	29.2
Total income from discontinued operations, after income taxes	49.3	49.3	38.7
Gain on sale of assets - Real estate segment	0.7	9.6	0.1
Net income	$ 69.8	$ 64.2	$ 42.0

* relates primarily to eliminations of transactions between segments

** also includes the minority interest in earnings of consolidated joint ventures net of the equity in earnings of unconsolidated joint ventures

Revenues:

Revenues in the real estate segment were comprised of the following:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
Rental income	$ 191.9	93%	$ 151.8	90%	$ 61.6	85%
Interest income	6.1	3%	12.2	7%	9.2	13%
Other	9.2	4%	4.9	3%	1.8	2%
Total Revenues	$ 207.2	100%	$ 168.9	100%	$ 72.6	100%

Revenues from the real estate segment are primarily rental revenues from real estate properties we own and lease to our tenants. Our long-term leases generally provide for payments of base rents with scheduled increases and/or contingent rent based on a percentage of the lessee's gross sales. Rental income increased 26 percent for the year ended December 31, 2006, as compared to the year ended December 31, 2005. The increase in rental income for the year was primarily due to the acquisition of three property portfolios during the second half of 2005 of approximately $272 million and the acquisition of $70 million in properties during 2006 as well as a full year of rental revenue in 2006 on properties acquired in the 2005 Merger. Rental income increased 146 percent for the year ended December 31, 2005, as compared to the year ended December 31, 2004 due to the 2005 Merger which added approximately $1 billion in properties to our portfolio. The portfolio from USRP included certain ground leases that were subleased to tenants but for which the lessor remained legally responsible in the event the tenant did not pay. Effective with the 2005 Merger, the sublease rents received are recorded as rental revenues and the corresponding payments are recorded in property expenses, as further described below.

Interest income in the real estate segment of $6.1 million, $12.2 million and $9.2 million in 2006, 2005 and 2004, respectively, is generated by our amortizing portfolio of mortgage, equipment and other notes receivable as well as investment income earned on bonds held in mortgage loan securitizations. Interest income decreased 50 percent for the year ended December 31, 2006, as compared to the year ended December 31, 2005 due to the sale of approximately $198.2 million in notes receivable in July 2005 to an unrelated third party. Interest income increased 33 percent for the year ended December 31, 2005, as compared to the year ended December 31, 2004. The increase was a result of adding $15 million in former USRP loans in February 2005 and $198.2 million in loans that were moved from the specialty finance segment in March 2005 that were subsequently sold in July 2005.

Other income increased 88 percent for the year ended December 31, 2006, as compared to the year ended December 31, 2005. Other income during the year ended December 31, 2006 includes approximately $1 million in recoveries relating to a loan previously reserved as uncollectible. We collected our loan in full from the borrower during 2006 and in accordance with our policy, recorded the collection of amounts deemed uncollectible in prior periods as income in the period the collection was received. Other income during the year ended December 31, 2006 also includes $1.8 million in bankruptcy proceeds collected from the bankruptcy court from a tenant who declared bankruptcy in a prior year, and $2.3 million in real estate tax and other tenant reimburseables for certain properties acquired through the 2005 Merger. The leases on certain properties assumed in the 2005 Merger require us to pay real estate taxes on behalf of the tenant. In these situations, we record the payment of the real estate taxes as an expense and then record the reimbursement from the tenant as tenant reimbursable within other income. Prior to the 2005 Merger, we did not have any leases that required us to pay taxes on behalf of the tenant. Other income increased 172 percent for the year ended December 31, 2005, as compared to the year ended December 31, 2004. Other income during 2005 included the

recognition of approximately $1.1 million in deferred origination fees upon the sale of the mortgage loans noted above, the collection of $0.9 million in due diligence and advisory service fees and $0.2 million in tenant reimburseables related to properties acquired through the 2005 Merger.

Revenues in the specialty finance segment were comprised of the following:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
Rental income	$ 3.5	25%	$ 2.0	11%	$ —	—%
Interest income	3.9	28%	9.2	50%	22.0	75%
Other	6.5	47%	7.2	39%	7.3	25%
Total Revenues	$ 13.9	100%	$ 18.4	100%	$ 29.3	100%

Specialty finance segment revenues decreased by 25 percent in 2006 as compared to 2005. Revenues associated with properties acquired with the intent to sell are recorded as revenue within discontinued operations and are not included here. Rental income increased in 2006 due to amending certain leases on properties held for investment in October 2005 increasing the annual rental payments under those leases. Rental income has also increased during 2006 due to a cumulative adjustment recorded in June 2006 for the reclassification of certain properties from real estate held for sale to real estate investment properties as a result of no longer meeting the “held for sale” criteria under generally accepted accounting principles. As a result of the reclassification, the related revenues were reclassified as revenues from continuing operations for all periods presented.

Interest income decreased 58 percent in 2006 as compared to 2005. The decrease is primarily due to the transfer of $198.2 million in mortgage loans to the real estate segment in March 2005. The real estate segment sold these mortgage loans to an unrelated third party in July 2005. The transfer of these loans in March 2005 resulted in a decrease in interest income in 2005 as compared to 2004.

Other income decreased 10 percent in 2006 as compared to 2005. The decrease is due to recoveries in 2005 of $1.5 million in receivables that had been previously written off. Recoveries in 2006 were $0.5 million. The decrease is partially offset by increased servicing fees earned from the real estate segment due to growth in the portfolio of assets being serviced by the specialty finance segment.

Operating expenses, excluding depreciation, amortization and interest:

Operating expenses, excluding interest, depreciation and amortization are presented in the following charts that detail the results by segment. The real estate segment portion of these costs consisted of the following:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
General operating and administrative	$ 20.1	55%	$ 12.8	58%	$ 8.9	73%
Property expenses, state and other taxes	10.7	30%	7.1	32%	0.6	5%

Other	5.4	15%	2.1	10%	2.7	22%
	$ 36.2	100%	$ 22.0	100%	$ 12.2	100%

General operating and administrative expenses include employee related expenses, professional fees, portfolio servicing costs and office and other expenses. General and administrative expenses increased 57 percent for the year ended December 31, 2006, as compared to 2005. General operating and administrative expenses during 2006 included approximately $3.0 million in due diligence, internal and external costs (legal, tax, accounting fees and other costs) related to the GE Capital Merger. In addition, due to the GE Capital Merger, we abandoned plans for a secured financing in 2006 and wrote-off approximately $3.3 million in debt issuance costs incurred as of December 31, 2006. General operating and administrative expenses also increased approximately $1.0 million in 2006 as compared to 2005 due to an increase in servicing fees to the specialty finance segment as a result of the acquisition of three property portfolios during the second half of 2005 of $272 million and the acquisition of $70 million in properties during 2006.

General operating and administrative expenses in the real estate segment increased 44 percent in 2005 as compared to 2004 as a result of having increased the rental portfolio to $1.9 billion with the 2005 Merger in February 2005 and the portfolio acquisitions during 2005. During 2005, general operating and administrative expenses included $0.7 million allocated to this segment as a result of the grant of stock and related cash compensation to members of the Board of Directors and employees during 2005. In addition, reflected in the specialty finance segment discussion of general operating and administrative below, various issues increased our overall costs that were, in turn, allocated between segments. This increase was offset by a decrease in expenses resulting from the shift in the internal reporting of certain property development and redevelopment activities which, until 2005, reported through the real estate segment, as we viewed those activities as more appropriately aligned with the specialty finance segment. Direct and indirect payroll relating to these property development and redevelopment activities approximated $3.3 million during 2005.

Property expenses typically occur when tenants default on their obligations under their lease. Property expenses, state and other taxes increased 51 percent for the year ended December 31, 2006 as compared to 2005. Property expenses include legal fees, real estate taxes, insurance, repairs and maintenance and other expenses relating to properties that are vacant or properties whose tenants are experiencing financial difficulties. Property expenses during 2006 reflect twelve months of such expenses for vacant properties acquired as part of the 2005 Merger on February 25, 2005, as opposed to only incurring ten months of such expenses during 2005. Though we have reduced some of the initial vacancies, we have had additional properties become vacant subsequent to December 31, 2005. Property expenses during 2006 also reflect twelve months of rental expense versus ten months in 2005 for leasing arrangements where we are the tenant under certain leases assumed with the 2005 Merger where we are required to make rental payments of approximately $0.3 million per month and record these payments as rental expense. To the extent we have subleased these premises to another tenant, we have included the sublease rental income in rental revenues. Property expenses also increased beginning in 2005 because effective with the 2005 Merger, we acquired leasing arrangements whereby we are required to pay real estate taxes directly on behalf of the tenants under the terms of the lease. To the extent we then bill the tenants for the real estate taxes, we have included the reimbursements from the tenants in other income, as described above. Property expenses, state and other taxes increased for the year ended December 31, 2005 over 2004 due to the 2005 Merger transaction in February 2005 that increased our portfolio of properties to over $1 billion.

Other expenses in the real estate segment increased 157 percent during the year ended December 31, 2006 as compared to 2005, due to an increase in asset impairments related to properties held for investment, loans, and other investments. Other expenses decreased 22 percent during the year ended December 31, 2005 as compared to 2004 due to a decrease in asset impairments related to properties held for investment and mortgage loans. Some expenses formerly presented in this category associated with properties treated as discontinued operations are incorporated in the earnings or losses from discontinued operations for all periods presented.

Operating expenses, excluding interest, depreciation, and amortization in the specialty finance segment consisted of the following:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
General operating and administrative	$ 23.8	99%	$ 28.6	93%	$ 21.5	84%
Property expenses, state and other taxes	0.2	1%	0.5	2%	—	—%
Other	—	—%	1.5	5%	4.1	16%
	$ 24.0	100%	$ 30.6	100%	$ 25.6	100%

General operating and administrative expenses in the specialty finance segment decreased 17 percent during 2006 as compared to 2005 and increased 33 percent during 2005 as compared to 2004. There are a number of items that have impacted the comparability between the three years that are summarized as follows:

- Our expenses in this segment include a $2 million charge during 2005 resulting from a grant of stock and related cash compensation to members of our Board of Directors and employees.

- During 2005, we incurred certain costs related to the upgrade of our property management software to account for leasing transactions and to capture other tenant and lease information. We also incurred certain costs to in-source the information technology, human resources and other functions previously outsourced to related parties.

- Due to the 2005 Merger, we incurred additional expenses with the integration of the merged portfolios. While our servicing fee income in this segment for the management of the larger portfolio increased after the 2005 Merger, we incurred various one-time setup expenses during 2005 to add new properties creating an excess of new expenses over new revenues that have stabilized in 2006. The Income Fund portfolio had been previously serviced by the specialty finance segment and did not create significant additional integration costs.

- In 2005 we shifted the internal reporting of certain property development and redevelopment activities previously reported through the real estate segment. Direct and indirect payroll relating to the property development and redevelopment activities approximated $2.4 million and $3.3 million during 2006 and 2005, respectively.

The decrease in the line item for other expenses relates to impairments and a decrease in the minority interest in income of consolidated joint ventures. The specialty finance segment recorded provisions for loan losses of $0.1 million in 2005, associated with non-performing loans, and a recovery of $0.5 million due to improved performance on its loan portfolio during 2004. The segment also recorded write-offs of $1.0 million during 2004 relating to its 1998-1 and 1999-1 residual interests. The specialty finance segment recorded these amounts based on its determination that a permanent impairment in value had occurred as a result of certain borrower delinquencies within these securitized pools. The decrease in minority interest in income of consolidated joint ventures during 2005, as compared to 2004, was due to a decrease in activities of the consolidated joint venture. We sold the last remaining properties in 2005 and dissolved the joint venture in July 2005.

Interest Expense

Interest expense for each segment is illustrated in the following table:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
Real estate	$ 93.8	92%	$ 80.5	89%	$ 29.3	61%
Specialty finance	8.5	8%	10.6	12%	18.3	38%
Other	(0.3)	—%	(1.0)	(1)%	0.4	1%
	$ 102.0	100%	$ 90.1	100%	$ 48.0	100%

Interest expense in the real estate segment increased approximately $13.3 million or 17 percent for the year ended December 31, 2006 as compared to 2005 due to (i) a full twelve months of interest expense on debt assumed with the 2005 Merger on February 25, 2005 and a $275 million net lease securitization completed in March of 2005, (ii) interest on $50 million additional borrowings completed in September 2005, (iii) interest on $100 million additional borrowings completed in December 2005, and (iv) borrowings to fund the acquisition of $70 million in properties during 2006. The increase is also due to rising interest rates on our variable rate debt. The average debt balance at the real estate segment was $1.4 billion, $1.2 billion, and $0.4 billion at December 31, 2006, 2005 and 2004, respectively. The weighted average interest rate on all borrowings was 6.69 percent, 5.99 percent, and 5.92 percent at December 31, 2006, 2005 and 2004, respectively. Included in interest expense within the real estate segment is amortization of deferred financing costs of $8.4 million, $8.4 million, and $4.3 million for the years ended December 31, 2006, 2005 and 2004, respectively. The increase in deferred financing costs in 2005 over 2004 was due to incurring costs to complete the 2005 Merger financing.

Interest expense in the specialty finance segment decreased 20 percent in 2006 as compared to 2005 and decreased 42 percent in 2005 as compared to 2004. The decrease in interest expense is primarily due to the transfer of the pool of mortgage loans and related $161 million of debt outstanding at March 31, 2005 to the real estate segment on March 31, 2005. The decrease in interest expense in 2005, as compared to 2004, was also due to the early extinguishment of the $22 million Subordinated Note Payable in April 2005.

Loss on Termination of Cash Flow Hedge

During the year ended December 31, 2005, the real estate segment recorded a loss on termination of cash flow hedge of $8.6 million. In July 2005, the real estate segment sold a portfolio of mortgage loans, repaid the related debt and recorded a $10.6 million loss on termination of cash flow hedge that was previously recorded in other comprehensive income (loss). This amount was partially offset by approximately $2 million which represented the decrease during the year ended December 31, 2005 in the fair value of the hedge liability prior to the sale of the loans. The sale of these loans is discussed below in Gain on Sale of Assets.

The specialty finance segment recorded a loss on termination of cash flow hedge of $0.9 million during 2004. In conjunction with our Note Payable pay down of approximately $5.8 million during 2004, we unwound a portion of our cash flow hedge to comply with our hedge agreement.

Depreciation and Amortization

Depreciation and amortization expense for each segment is illustrated in the following table:

	Year ended December 31, (in millions)					
	2006	% of total	2005	% of total	2004	% of total
Real estate	$ 35.8	93%	$ 28.3	95%	$ 10.1	92%
Specialty finance	2.7	7%	1.5	5%	0.9	8%
	$ 38.5	100%	$ 29.8	100%	$ 11.0	100%

Depreciation and amortization in the real estate segment increased $7.5 million or 26 percent in the year ended December 31, 2006, when compared to the same period in 2005. The increase is due to the acquisition of three property portfolios during the second half of 2005 in an aggregate amount of approximately $272 million and the acquisition of $70 million in properties during 2006 as well as a full year of depreciation and amortization during 2006 on properties acquired in the 2005 Merger.

Depreciation and amortization in the real estate segment increased $18.2 million or 180 percent in the year ended December 31, 2005, when compared to the same period in 2004 as a result of the 2005 Merger and portfolio acquisitions that increased the rental portfolio to $1.9 billion.

Depreciation and amortization in the specialty finance segment increased $1.2 million or 80 percent during 2006 as compared to 2005. The increase is due to a cumulative adjustment in 2006 to record depreciation and amortization for certain properties reclassified in June 2006, from real estate held for sale to real estate investment properties, as described above. As a result of the reclassification, the related depreciation and amortization were recorded as part of income from continuing operations for all periods presented. Depreciation and amortization in the specialty finance segment increased $0.6 million or 67 percent during 2005 as compared to 2004. This increase is due to the acquisition of properties into this segment during the 2005 Merger that are held as investment properties rather than held for sale. The expenses for any properties held for sale are reported as discontinued operations.

Discontinued Operations

We record discontinued operations in two categories, real estate and retail. In the real estate category, under generally accepted accounting principles (“GAAP”), when a property is designated as held for sale, such as all of the properties purchased under our IPS program, all income and certain expenses relating to the property and the ultimate gain or loss realized upon its disposition are treated as discontinued operations for all periods presented. Revenues associated with these properties are not reflected in the “Revenues” line item in our income statement, but instead, along with expenses and any gain or loss from its sale, are presented separately under the “Income from discontinued operations” line item. In addition, only operating and administrative expenses that are directly attributable to acquiring or selling these properties are allocated to “Income from discontinued operations” and all other general and operating and administrative expenses are allocated to “Income (loss) from continuing operations”.

The following table shows our results from discontinued operations:

	Year ended December 31, (in millions)					
	2006		2005		2004	
	Real Estate Segment	Specialty Finance Segment	Real Estate Segment	Specialty Finance Segment	Real Estate Segment	Specialty Finance Segment

Sale of real estate	$ 90.1	$ 267.4	$ 61.1	$ 257.0	$ 34.8	$ 256.2
Cost of real estate sold	79.7	237.6	52.1	218.1	27.1	220.9
Gain on sale of real estate	10.4	29.8	9.0	38.9	7.7	35.3
Net other income	10.0	3.4	9.0	1.5	2.6	4.8
Earnings from real estate discontinued operations before tax	20.4	33.2	18.0	40.4	10.3	40.1
Retail operations revenue	—	—	—	34.8	13.5	—
Retail cost of sales	—	—	—	33.9	14.3	—
Earnings (loss) from retail discontinued operations before tax	—	—	—	0.9	(0.8)	—
Income tax provision	—	(4.4)	—	(10.0)	—	(10.9)
Income from discontinued operations, after income taxes	$ 20.4	$ 28.8	$ 18.0	$ 31.3	$ 9.5	$ 29.2

Our real estate segment periodically sells properties in the portfolio. We may have a performing property and believe it to be an opportune time to sell the asset and realize value. Also, we believe the best strategy to resolve certain vacant properties is to sell them. We received net sales proceeds of $90.1 million, $61.1 million and $34.8 million during the years ended December 31, 2006, 2005 and 2004, respectively, generating pre-tax gains of $10.4 million, $9.0 million and $7.7 million, during the years ended December 31, 2006, 2005 and 2004, respectively. In addition, during the year ended December 31, 2006, we recognized and included as net other income, $5 million in lease amendment fees collected from a tenant.

While GAAP requires us to disclose our investment property sales program as a discontinued operation, we do not manage it in that manner. It is a vital business operation that was developed over the last five years that allows us to compete on large transactions and appropriately mitigate risk and manage concentrations. Since 2001, in our specialty finance segment, we have sold approximately $1.3 billion in restaurant properties generating net pre-tax gains of $162.7 million. During the years ended December 31, 2006, 2005, and 2004, sales volume included 138 units, 116 units, and 124 units, respectively, sold on the IPS platform. While the volume of units sold increased 27 percent during 2006 versus 2005, our net margin percentage, which we define as the gain on the sale of the property divided by the original cost, declined on a year to date basis from 17 percent in 2005 to 10 percent in 2006. This was due to narrowing of the spread between acquisition cap rates and sell-side cap rates in 2006 versus 2005. Although we expected some compression, the decline in our net margin percentage was greater than we anticipated. This was a result of an increase in the 1031 exchange buyer’s mortgage interest rates which led to a slight upward trend in our sell side cap rates. In addition, the mix of IPS inventory contributed to lower aggregate net gains during 2006 versus 2005. During the year ended December 31, 2006, the average cost per property sold in IPS was $1.4 million, compared to $1.8 million in the same period in 2005.

Our specialty finance segment operated 18 convenience and gas stores in Hawaii. This business was previously operated by USRP and was acquired as part of the 2005 Merger. On February 24, 2005, the day before the 2005 Merger, USRP entered into a definitive agreement to sell the business to Aloha Petroleum, Ltd. ("Aloha"). The terms of that agreement resulted in us maintaining ownership of the real estate on eleven convenience and gas properties, which would be leased to Aloha. In accordance with purchase accounting rules, the values assigned to these assets at the 2005 Merger date were the expected net sales proceeds per the contract. As a result, we did not record any gain or loss on the sale of these assets. During 2005, the Hawaiian operations produced pre-tax income of approximately $0.4 million before consideration of indirect corporate overhead.

During 2004, our real estate segment operated twelve restaurants in a subsidiary that was sold in the fourth quarter of 2004. While not our core expertise, we acquired the operations of the franchisee to preserve the value of our real estate investment because the franchisee was experiencing financial difficulties.

Until the GE Capital Merger, we were treated as a REIT and generally recorded no income tax expense. However, we had a taxable REIT subsidiary ("TRS"), where various business operations took place including the IPS program. The TRS recorded an income tax provision of approximately $4.4 million, $10.0 million and $10.9 million for the years ended December 31, 2006, 2005 and 2004, respectively. All operations of the TRS, including the IPS program are reflected in discontinued operations.

On March 31, 2005, other subsidiaries within the REIT purchased from the TRS a 100 percent interest in a partnership that held a pool of mortgage loans collateralizing a $160.8 million note payable carrying a variable interest rate (the "Loan Transfer"). A portion of this variable interest rate was fixed through the initiation of a hedge transaction. This hedge met the definition of a cash flow hedge, and as a result, changes in its value were reported in other comprehensive income ("OCI"), net of applicable income taxes at the then applicable effective tax rate.

As a result of the Loan Transfer, the items of income and expense associated with the mortgage loans and related note payable are no longer reflected in the TRS income tax returns. Accordingly, any deferred tax asset or liability, and any tax effect of the hedge will not be realized. The $10 million income tax provision for the year ended December 31, 2005, includes a $3.2 million non-cash charge related to the Loan Transfer.

Gain on Sale of Assets

During the year ended December 31, 2005, pre-tax gain on sale of assets of $9.6 million was recorded by the real estate segment. This gain resulted from the July 2005 sale of mortgage loans to a third party as described above in *Loss on Termination of Cash Flow Hedge*.

Item 7a. Quantitative and Qualitative Disclosures About Market Risk

This information is provided above in Item 7. Management's Discussion and Analysis of Financial Condition and Results of Operations.

Report of Independent Registered Certified Public Accounting Firm

To the Board of Managers of FF- TSY Holding Company II, LLC

In our opinion, the consolidated financial statements listed in the index appearing under Item 15(a)(1) present fairly, in all material respects, the financial position of FF-TSY Holding Company II, LLC (successor to Trustreet Properties, Inc. and subsidiaries) at December 31, 2006 and 2005 , and the results of its operations and its cash flows for each of the three years in the period ended December 31, 2006 in conformity with accounting principles generally accepted in the United States of America. In addition, in our opinion, the financial statement schedules listed in the index appearing under Item 15(a)(2) present fairly, in all material respects, the information set forth therein when read in conjunction with the related consolidated financial statements. These financial statements and financial statement schedules are the responsibility of the Company's management. Our responsibility is to express an opinion on these financial statements and financial statement schedules based on our audits. We conducted our audits of these statements in accordance with the standards of the Public Company Accounting Oversight Board (United States). Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement. An audit includes examining, on a test basis, evidence supporting the amounts and disclosures in the financial statements, assessing the accounting principles used and significant estimates made by management, and evaluating the overall financial statement presentation. We believe that our audits provide a reasonable basis for our opinion.

As discussed in Note 20 of the consolidated financial statements, the Company was acquired by General Electric Capital Corporation on February 26, 2007.

/s/PRICEWATERHOUSECOOPERS LLP

PricewaterhouseCoopers LLP
Orlando, Florida
March 27, 2007

Item 8. Financial Statements and Supplementary Data.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED BALANCE SHEETS
(In thousands)

	December 31, 2006	December 31, 2005
ASSETS		
Real estate investment properties	$ 1,713,039	$ 1,680,579
Net investment in capital leases	130,940	135,118
Real estate held for sale	307,727	308,494
Mortgage, equipment and other notes receivable, net of allowance of $5,439 and $5,706, respectively	82,720	88,239
Cash and cash equivalents	36,991	20,459
Restricted cash	34,948	32,465
Receivables, less allowance for doubtful accounts of $2,960 and $2,394, respectively	9,077	7,665
Accrued rental income, net	42,409	32,658
Intangible lease costs, net of accumulated amortization of $19,327 and $9,185, respectively	65,699	72,420
Goodwill	235,895	235,895
Other assets	61,720	69,481
	$ 2,721,165	$ 2,683,473
LIABILITIES AND STOCKHOLDERS' EQUITY		
Revolver	$ 159,000	$ 55,000
Notes payable	576,024	579,002
Mortgage warehouse facilities	397,273	122,722
Bonds payable	453,886	742,201
Below market lease liability, net of accumulated amortization of $7,930 and $3,677, respectively	27,304	31,642
Due to related parties	257	232
Other payables	45,672	56,097
Total liabilities	$ 1,659,416	$ 1,586,896

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED BALANCE SHEETS - CONTINUED
(In thousands)

	December 31, 2006	December 31, 2005
Minority interests	$ 7,169	$ 4,077
Commitments and contingencies (Note 18)		
Stockholders' equity:		
Preferred stock, $0.001 par value per share: 84,500 shares authorized and unissued	—	—
Preferred stock, $0.001 par value per share: Series A Cumulative Convertible Preferred Stock - 8,000 shares authorized, 7,834 shares issued and outstanding (aggregate liquidation value of $195,855)	8	8
Preferred stock, $0.001 par value per share: Series C Redeemable Convertible Preferred Stock - 7,500 shares authorized, 7,244 shares issued and outstanding (aggregate liquidation value of $181,101)	7	7
Excess shares, $0.001 par value per share. 400,000 shares authorized and unissued	—	—
Common stock, $0.001 par value per share; 300,000 shares authorized, 67,555 and 67,375 shares issued at December 31, 2006 and 2005, respectively, and 67,535 and 67,357 shares outstanding at December 31, 2006 and 2005, respectively	67	67
Capital in excess of par value	1,490,682	1,489,405
Accumulated other comprehensive income	5,040	3,547
Accumulated distributions in excess of net income	(441,224)	(400,534)
Total stockholders' equity	1,054,580	1,092,500
	$ 2,721,165	$ 2,683,473

See accompanying notes to consolidated financial statements

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF INCOME
(In thousands except for per share data)

	Year ended December 31,		
	2006	2005	2004
Revenues:			
Rental income from operating leases	$ 184,596	$ 142,809	$ 53,048
Earned income from capital leases	10,872	10,631	8,560
Interest income from mortgage, equipment and other notes receivables	7,589	18,070	26,394
Investment and interest income	2,179	2,259	3,770
Other income	10,822	8,607	7,132
	216,058	182,376	98,904
Expenses:			
General operating and administrative	39,563	37,970	28,408
Interest expense	101,947	90,074	47,999
Property expenses, state and other taxes	10,802	7,138	543
Depreciation and amortization	38,567	29,816	11,011
Loss on termination of cash flow hedge	—	8,558	940
Impairment provisions on assets	4,912	1,907	3,238
	195,791	175,463	92,139
Income from continuing operations before minority interest and equity in earnings of unconsolidated joint ventures	20,267	6,913	6,765
Minority interest	(585)	(1,756)	(3,718)
Equity in earnings of unconsolidated joint ventures	62	118	105
Income from continuing operations	19,744	5,275	3,152
Income from discontinued operations, after income taxes	49,192	49,269	38,731
Gain on sale of assets	747	9,643	135
Net income	69,683	64,187	42,018

Dividends to preferred stockholders	(28,703)	(24,448)	—
Net income allocable to common stockholders	$ 40,980	$ 39,739	$ 42,018
Basic and diluted net income per share:			
Income/(loss) from continuing operations allocable to common stockholders	$ (0.12)	$ (0.17)	$ 0.09
Income from discontinued operations	0.73	0.89	1.11
Basic and diluted net income per share	$ 0.61	$ 0.72	$ 1.20
Weighted average number of shares of common stock outstanding			
Basic	67,274	55,053	35,032
Diluted	67,274	55,053	35,032

See accompanying notes to consoliated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF STOCKHOLDERS' EQUITY AND COMPREHENSIVE INCOME/(LOSS)
Years ended December 31, 2006, 2005 and 2004
(In thousands)

	Preferred Stock Series A		Preferred Stock Series C		Common Stock		Capital in excess of par value	Loans to Stockholders	Accumulated distributions in excess of net income	Accumulated other compre-hensive income/(loss)	Total
	Number of shares	Par value	Number of shares	Par value	Number of Shares	Par value					
Balance at December 31, 2003	—	$ —	—	$ —	45,249	$ 452	$ 826,627	$ —	$ (332,746)	$ (14,447)	$479,886
Stock issuance costs	—	—	—	—	—	—	(1,493)	—	—	—	(1,493)
Net income	—	—	—	—	—	—	—	—	42,018	—	42,018
Other comprehensive loss, market revaluation on available for sale securities	—	—	—	—	—	—	—	—	—	(340)	(340)
Reclassification of cash flow hedge losses to statement of income	—	—	—	—	—	—	—	—	—	940	940
Current period adjustment to recognize change in fair value of cash flow hedges, net of $100 in tax benefit	—	—	—	—	—	—	—	—	—	1,413	1,413
Total comprehensive income	—	—	—	—	—	—	—	—	—	—	-

Distributions declared and paid ($1.52 per share)	—	—	—	—	—	—	—	—	(69,002)	—	(69,002)
Balance at December 31, 2004	—	$ —	—	$ —	45,249	$ 452	$ 825,134	$ —	$ (359,730)	$ (12,434)	$453,422
Effect of USRP Merger:											
Assumption of USRP equity	4,084	4	—	—	22,599	23	440,483	(224)	—	—	440,286
Conversion of CNLRP common shares	—	—	7,244	7	(10,223)	(417)	410	—	—	—	-
Acquisition of Income Funds	3,750	4	—	—	—	—	88,231	—	—	—	88,235
Net income	—	—	—	—	—	—	—	—	64,187	—	64,187
Reclassification of cash flow hedge losses to statement of income	—	—	—	—	—	—	—	—	—	10,582	10,582

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF STOCKHOLDERS' EQUITY AND COMPREHENSIVE INCOME/(LOSS)
Years ended December 31, 2006, 2005 and 2004
(In thousands)

	Preferred Stock Series A		Preferred Stock Series C		Common Stock		Capital in excess of par value	Loans to Stockholders	Accumulated distributions in excess of net income	Accumulated other compre-hensive income/(loss)	Total
	Number of shares	Par value	Number of shares	Par value	Number of Shares	Par value					
Current period adjustment to recognize change in fair value of cash flow hedges	—	—	—	—	—	—	—	—	—	6,227	6,2
Total comprehensive income	—	—	—	—	—	—	—	—	—	—	
Repayment by stockholder of loan	—	—	—	—	—	—	—	224	—	—	2
Distributions declared on common stock	—	—	—	—	—	—	—	—	(80,354)	—	(80,3
Distributions declared on preferred stock	—	—	—	—	—	—	—	—	(24,448)	—	(24,4
Issuance of common stock to directors and employees	—	—	—	—	119	—	2,052	—	—	—	2,0
Issuance of restricted stock to directors and employees, net of forfeitures	—	—		—	120	—	—	—	—	—	
Amortization of deferred	—	—	—	—	—	—	541	—	—	—	5

compensation											
Proceeds from exercised stock options	—	—	—	—	41	—	563	—	—	—	5
Issuance of common stock	—	—	—	—	9,452	9	136,157	—	—	—	136,1
Stock issuance costs	—	—	—	—	—	—	(5,183)	—	—	—	(5,1
Acquisition of minority interest	—	—	—	—	—	—	1,017	—	(189)	(828)	
Balance at December 31, 2005	7,834	$ 8	7,244	$ 7	67,357	$ 67	$ 1,489,405	$ —	$ (400,534)	$ 3,547	$1,092,5

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF STOCKHOLDERS' EQUITY AND COMPREHENSIVE INCOME/(LOSS)
Years ended December 31, 2006, 2005 and 2004
(In thousands)

	Preferred Stock Series A		Preferred Stock Series C		Common Stock						
	Number of shares	Par value	Number of shares	Par value	Number of Shares	Par value	Capital in excess of par value	Accumulated distributions in excess of net income	Accumulated other compre-hensive income/(loss)	Total	Compre hensive income/(l
Net income	—	$ —	—	$ —	—	$ —	$ —	$ 69,683	$ —	$ 69,683	$ 69,
Amortization of deferred gain on terminated swap	—	—	—	—	—	—	—	—	(379)	(379)	(
Reclassification of other than temporary loss to statement of income	—	—	—	—	—	—	—	—	585	585	
Current period adjustment to recognize change in fair value of cash flow hedges, net of reclassifications to earnings	—	—	—	—	—	—	—	—	1,287	1,287	1,
Total comprehensive income	—	—	—	—	—	—	—	—	—	—	$ 71,
Dividends declared on common stock	—	—	—	—	—	—	—	(81,670)	—	(81,670)	
Dividends declared on preferred stock	—	—	—	—	—	—	—	(28,703)	—	(28,703)	
Issuance of restricted stock to directors and	—	—	—	—	170	—	—	—	—	—	

employees, net of forfeitures										
Proceeds from exercised stock options	—	—	—	—	8	—	116	—	—	116
Amortization of deferred compensation	—	—	—	—	—	—	1,041	—	—	1,041
Stock issuance cost adjustment	—	—	—	—	—	—	120	—	—	120
Balance at December 31, 2006	7,834	$ 8	7,244	$ 7	67,535	$ 67	$ 1,490,682	$ (441,224)	$ 5,040	$1,054,580

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF CASH FLOWS
(In thousands)

	Year ended December 31,		
	2006	2005	2004
Cash flows from operating activities:			
Net income	$ 69,683	$ 64,187	$ 42,018
Adjustments to reconcile net income to net cash provided by operating activities, net of effects of business acquisitions:			
Depreciation and amortization on real estate assets	36,861	30,227	10,902
Depreciation and amortization on non-real estate assets	2,997	1,975	1,775
Amortization of above and below market leases	846	620	—
Amortization of deferred financing costs	9,496	9,514	5,535
Provision for loss on loans	2,500	1,235	112
Impairment provisions on assets	3,035	1,117	9,187
Gain on sales of assets	(11,096)	(18,007)	(4,943)
Stock based compensation	1,041	2,593	—
Increase in accrued rental income	(10,695)	(7,906)	(3,533)
Amortization of investment in capital leases	6,453	5,507	2,164
Changes in real estate held for sale	(78,495)	(29,179)	(19,854)
Changes in other assets	(1,888	(35,181)	(15,921)
Changes in other payables and due to related parties	(2,354)	21,660	11,643
Net cash provided by operating activities	28,384	48,362	39,085
Cash flows from investing activities:			
Additions to real estate investment properties and intangible assets	(70,677)	(302,000)	(20,726)
Proceeds from sale of assets	87,533	253,787	20,562
Proceeds from sale of other investments	—	—	11,195
Decrease/(increase) in restricted cash	(2,483)	(6,974)	5,060
Acquisition of Income Funds	—	(449,997)	—

Cash acquired through merger	—	43,646	—
Payment of merger costs for USRP reverse merger	—	(14,414)	—
Investment in mortgage, equipment and other notes receivable	(2,670)	(5,478)	—
Collection on mortgage, equipment and other notes receivable	6,673	27,726	34,789
Other	231	—	—
Net cash provided by/(used in) investing activities	18,607	(453,704)	50,880

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
CONSOLIDATED STATEMENTS OF CASH FLOWS - CONTINUED
(In thousands)

	Year ended December 31,		
	2006	2005	2004
Cash flows from financing activities:			
Proceeds from borrowings on revolver, term loan and note payable	$ 244,321	$ 1,354,475	$ 61,552
Payment on revolver and note payable	(143,172)	(1,399,640)	(84,177)
Proceeds from borrowings on mortgage warehouse facilities	447,613	211,945	196,335
Payments on mortgage warehouse facilities	(173,062)	(190,617)	(188,454)
Proceeds from issuance of senior notes	—	301,188	—
Proceeds from issuance of bonds	—	275,000	5,000
Retirement of bonds payable	(288,419)	(81,956)	(29,844)
Payment of bond issuance and debt refinancing costs	(1,857)	(27,911)	(908)
Proceeds from termination of hedge	—	1,685	—
Proceeds from exercised stock options	116	563	—
Retirement of convertible preferred stock	—	(32,500)	—
Loans from stockholder	—	—	10,900
Repayment of loans from stockholders	—	(33,860)	—
Contributions from minority interest holders of consolidated joint ventures	2,991	—	—
Acquisition of minority interest	—	(655)	—
Distributions to minority interest	(1,328)	(2,249)	(3,327)
Proceeds from issuance of common stock	—	136,166	—
Reimbursement/(payment) of stock issuance costs	120	(6,675)	(1,493)
Distributions to common stockholders	(89,079)	(75,463)	(69,760)
Distributions to preferred stockholders	(28,703)	(26,439)	—
Net cash provided by/(used in) financing activities	(30,459)	403,057	(104,176)

Net increase/(decrease) in cash and cash equivalents	16,532	(2,285)	(14,211)
Cash and cash equivalents at beginning of year	20,459	22,744	36,955
Cash and cash equivalents at end of year	$ 36,991	$ 20,459	$ 22,744
Supplemental disclosures of cash flow information:			
Interest paid	$ 99,776	$ 80,160	$ 44,541
Income taxes paid	$ 7,226	$ 6,088	$ 8,508
Supplemental disclosures of non-cash investing and financing activities:			
Redemption of minority interest in lieu of payment on accounts receivable	$ —	$ 1,798	$ 894
Foreclosure on notes receivable and acceptance of underlying real estate collateral	$ —	$ —	$ 452
Note receivable accepted in exchange for sale of property	$ 3,237	$ 4,450	$ 3,490
Restricted cash accepted in exchange for convenience and gas store operations and interest in fuel loading terminal	$ —	$ 10,253	$ —
Distributions declared and unpaid at December 31	$ —	$ 7,409	$ —

See accompanying notes to consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies:

Organization and Nature of Business - Trustreet Properties, Inc. ("Trustreet") was the name adopted upon the merger (the "2005 Merger") of CNL Restaurant Properties, Inc. ("CNLRP") and eighteen CNL Income Fund partnerships ("the Income Funds") with and into U.S. Restaurant Properties, Inc. ("USRP") on February 25, 2005. On October 30, 2006, Trustreet entered into an Agreement and Plan of Merger (the "GE Capital Merger Agreement") to be acquired by a subsidiary of General Electric Capital Corporation (the "GE Capital Merger"), which, in turn, is a subsidiary of the General Electric Company. On February 22, 2007, Trustreet's stockholders approved the acquisition. On February 26, 2007, GE Capital's acquisition of Trustreet was completed as further described in Note 20 to the consolidated financial statements, and the surviving entity ceased to be a separate publicly traded company. Immediately prior to the completion of the acquisition on February 26, 2007, Trustreet assigned all of its assets and liabilities to its direct wholly owned subsidiary, FF-TSY Holdings Company II, LLC, a Delaware limited liability company ("the "Company") and the Company became Trustreet's successor, as also described in Note 20 to the consolidated financial statements.

CNLRP was treated as the acquirer under the 2005 Merger as described in Note 2 to the consolidated financial statements. Operating results for the year ended December 31, 2004 are those of CNLRP. Operating results for the Company include the results of CNLRP from January 1, 2005 through February 24, 2005 and include the operating results of the merged Company from February 25, 2005 through December 31, 2006.

Through the date of the GE Capital Merger, the Company, a Maryland corporation, was a self-administered real estate investment trust ("REIT"). The Company's operations were managed, operated and reported on two distinct segments, a real estate segment and a specialty finance segment. The real estate segment primarily acquired, owned, and managed a portfolio of single-tenant restaurant properties that were generally leased to established tenants under long-term triple-net leases and held a small portfolio of mortgage loan receivables. The specialty finance segment provided financing, development and advisory services to national and regional restaurant operators and also held a small portfolio of mortgage loans receivable. The specialty finance segment included the Company's investment property sales program and the real estate development and redevelopment group.

Beginning in June of 2000, the specialty finance segment was operated by a subsidiary of the Company through a partnership and alliance with Bank of America, N.A. (the "Bank") and CNL/CAS Corp., an affiliate of the Company's chairman. In 2004, the Company modified certain terms relating to the alliance with the Bank that resulted in the Bank reducing its ownership interest in the specialty finance segment. Effective January 1, 2005, the Bank and CNL/CAS Corp agreed to redeem the remaining balance of their ownership interest in the specialty finance segment.

Principles of Consolidation - The consolidated financial statements of the Company include its majority owned and controlled affiliates and variable interest entities for which the Company is the primary beneficiary. The primary beneficiary of a variable interest entity is the party that absorbs a majority of the entity's expected losses, receives a majority of its expected residual returns, or both, as a result of holding a variable interest that changes with changes in the fair value of the entity's net assets. All significant intercompany balances and transactions among consolidated affiliates and variable interest entities have been eliminated. The equity method of accounting is applied to those investments in joint ventures that do not meet the criteria for consolidation. The Company records investments in equity securities that are not readily marketable at cost. Minority interests represent the minority joint venture partners' proportionate share of the equity in the Company's consolidated joint ventures.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

Use of Estimates - Preparation of the financial statements in accordance with generally accepted accounting principles requires management to make estimates and assumptions relating to the reporting of assets and liabilities and the disclosure of contingent assets and liabilities. Significant estimates include provisions for impairment of real estate and loans, accruals, deferred tax assets, goodwill, useful lives of assets, franchise loan investments, asset retirement obligations and environmental liabilities. Actual results could differ from those estimates.

Real Estate and Lease Accounting - The Company records its properties comprised of land, buildings and equipment at cost. Management reviews its properties for impairment whenever events or changes in circumstances indicate that their carrying amount may not be recoverable through operations or sale. Management determines whether impairment in value has occurred by comparing the estimated future undiscounted cash flows, including the residual value of the property, with the carrying cost of the individual property. If impairment is indicated a loss will be recorded for the amount by which the carrying value of the asset exceeds its fair value.

Properties leased to restaurant operators are generally on a triple-net basis, whereby the tenant is responsible for all operating expenses relating to the property, including property taxes, insurance, maintenance and repairs. The leases are accounted for using either the direct financing method for capital leases or the operating method:

Operating method - Leases accounted for using the operating method are recorded at the cost of the asset. Revenue is recognized as rentals are earned and depreciation is charged to operations on a straight-line basis over seven years for equipment and over 30 years for buildings. Contingent rent is recognized as revenue after the related lease sales targets are achieved. When scheduled rentals vary during the lease term, income is recognized on a straight-line basis so as to produce a constant periodic rent over the term of the lease. Accrued rental income is the aggregate difference between the scheduled rents which vary during the lease term and the income recognized on a straight-line basis.

Direct financing method - All of the Company’s capital leases are accounted for using the direct financing method and are recorded at the net investment that, at the inception of the lease, generally represents the cost of the asset. Unearned income is deferred and amortized into income over the lease terms so as to produce a constant periodic rate of return on the Company’s net investment in the capital leases.

Purchase Accounting for Acquisition of Real Estate - For purchases of real estate held for investment that were consummated subsequent to June 30, 2001, the effective date of SFAS No. 141, “Business Combinations,” the fair value of the real estate acquired is allocated to the acquired tangible assets, consisting of land and building, and identified intangible assets and liabilities, consisting of the value of above-market and below-market leases, the value of in-place leases, and the value of tenant relationships, based in each case on their relative fair values.

The fair value of the tangible assets of an acquired property is determined by valuing the property’s land and building as if it were vacant. Management uses several methodologies to determine fair market value for assets including qualified appraisals.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

In allocating the fair value of the identified intangible assets and liabilities of an acquired property, above-market and below-market in-place lease values are recorded at the present value (using a discount rate reflective of the risks associated with the leases acquired) of the difference between (i) the contractual amounts to be paid pursuant to the in-place leases and (ii) management's estimate of fair market lease rates for the corresponding in-place leases, measured over a period equal to the remaining non-cancelable term of the lease. The capitalized above-market lease values are amortized as a reduction of rental income over the remaining non-cancelable terms of the respective leases and the capitalized below-market lease values are amortized as an increase to rental income over the remaining non-cancelable terms of the respective leases.

The value of the in-place lease is measured as the present value of the estimated value of the theoretical unrealized lease rental income over a construction period. The value of the tenant relationship is calculated as the present value of the lease income during an estimated vacancy period not incurred at the end of the lease term if a lease is projected to be renewed by the tenant. The value of in-place leases and tenant relationships, exclusive of the value of above-market and below-market in-place leases, is amortized to expense over the remaining non-cancelable periods of the respective leases. If a lease were to be terminated prior to its stated expiration, all unamortized amounts relating to that lease would be written off.

When real estate is disposed, the related cost, accumulated depreciation, identified intangible assets and liabilities, the related accumulated amortization of intangibles and any accrued rental income for operating leases and the net investment for capital leases are removed from the accounts and gains and losses from the dispositions are reflected in income. Income from disposition of real estate is recognized in accordance with the provisions of Statement of Financial Accounting Standards ("SFAS") No. 66 "Accounting for Real Estate Sales."

Real Estate Held for Sale - The Company acquires, develops and currently owns properties that it intends to sell. The properties that are classified as held for sale primarily consist of properties that have been acquired in the marketplace with the intent to resell. Rental income is recognized without regard to potential future rent increases and the asset is not depreciated. In accordance with SFAS No. 144, "Accounting for the Impairment or Disposal of Long-Lived Assets," the Company classifies its real estate held for sale as discontinued operations for each property in which rental revenues are generated. When real estate held for sale is disposed, the related costs are removed from the accounts and gains and losses from the dispositions are reflected in income from discontinued operations.

Notes Receivable - The Company originated loans to restaurant operators prior to May 2001 and acquired through the 2005 Merger, notes and mortgage notes that are generally collateralized by real estate, equipment and business enterprise value. The Company expects these loans to be held until maturity. The loans are recorded at cost and are reduced for any estimated future loss. Whenever it appears that future collection on specific loans appears doubtful, a provision for loan losses is established. The provision for loan losses represents the difference between the carrying amount and the amount management expects to receive. Increases and decreases in the allowance due to changes in the measurement of the impaired loans are included in impairment provisions on assets. Loans continue to be classified as impaired unless they are brought fully current and the collection of scheduled interest and principal is considered probable. Accrual of interest is discontinued when management believes, after considering economic and business conditions and collection efforts, that the borrowers' financial condition is such that collection of interest is doubtful. Subsequent interest is recorded as income upon receipt.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

Cash and Cash Equivalents - The Company considers all highly liquid investments with a maturity of three months or less when purchased to be cash equivalents. These amounts may exceed federally insured levels, however, the Company has not experienced any losses in such accounts.

Restricted Cash - Restricted cash relates to cash held in escrow, subject to certain restrictions and cash received in connection with assets held as collateral for certain debt and is subject to restrictions until released by the trustee.

Derivative Financial Instruments - The Company utilizes derivative instruments to partially offset the effect of fluctuating interest rates on the cash flows associated with a portion of its variable-rate debt. All derivative instruments are recorded on the balance sheet at fair value. Accounting for the changes in the fair value of derivatives associated with hedge transactions is dependent upon the intended use of the derivative and their resulting designation as follows:

Fair-value hedge transactions - When the Company hedges changes in the fair value of an asset or liability, the effective changes in the value of the derivative instrument are offset in the income statement by changes in the value of the hedged item.

Cash-flow hedge transactions - When the Company hedges variability of cash flows related to a variable-rate asset or liability or a forecasted transaction, effective changes in the value of the derivative instrument are reported in other comprehensive income and subsequently recognized in operations in the periods in which earnings are impacted by the variability of the cash flows of the hedged item or forecasted transaction.

All of the Company's derivative instruments were designated as cash-flow hedges at December 31, 2006 and 2005. The ineffective portion of all hedges were reflected in earnings.

Securitizations - Between 1999 and 2001, certain loans were originated and sold to entities that, in turn, issued securities to investors backed by these assets. The Company retained the servicing rights and participates in cash flows from the retained equity positions and lower rated securities. The present value of the expected cash flows for each retained security, after payment of principal and interest to third-party bond or certificate holders, over the estimated cost of servicing was recorded at the time of sale as a retained interest. The Company's investments in these securitization transactions are classified as available-for-sale securities and are included in other assets. Available-for-sale securities are recorded at fair value in other assets on the balance sheet, with the change in fair value during the period excluded from earnings and recorded as a component of other comprehensive income. Accounting for the retained interests requires the Company to estimate their value using market trends and historical experience, expected prepayments and defaults. This information is considered, along with prevailing discount rates and the terms of the bonds and certificates, to arrive at current fair value amounts and used to determine whether a permanent impairment in value has occurred. In 2006, 2005, and 2004, the Company recorded provisions for impairment of $1.2 million, $0.1 million, and $1.1 million, respectively. The fair value of these investments, including accrued interest, were $15.1 million and $15.7 million at December 31, 2006 and 2005, respectively.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

Loan Costs - Loan costs incurred in connection with debt have been deferred and are being amortized over the term of the related debt using the effective interest method. Loan costs are included in other assets in the financial statements. As of December 31, 2006 and 2005, the Company had capitalized loan costs of $48.9 million and $50.8 million, respectively and recorded accumulated amortization of $19.0 million and $17.6 million, respectively.

Goodwill - The excess of the cost of an acquired business over the net of the amounts assigned to assets acquired (including identified intangible assets) and liabilities assumed is recorded as goodwill. Goodwill is not amortized but is tested for impairment at a level of reporting referred to as a reporting unit on an annual basis, or more frequently if events or changes in circumstances indicate that the asset might be impaired. Impairments resulting from this analysis are charged to results of operations in the period in which any impairment is determined. Goodwill attributable to the real estate segment and specialty finance segment was $179.6 million and $56.3 million, at December 31, 2006 and 2005, respectively. No impairment was required at December 31, 2006 or 2005.

Income Taxes - Prior to the completion of the GE Capital Merger, Trustreet operated, through its subsidiaries, as a fully-integrated, self-administered real estate investment trust (a “REIT”) and had elected to be taxed as a REIT. The Company generally was not subject to federal corporate income taxes on amounts distributed to stockholders, providing it distributed at least 90 percent of its taxable income and met certain other requirements for qualifying as a REIT. Earnings and profits, which determine the taxability of dividends to stockholders, differ from reported net income as a result of differing treatment of items for financial versus tax reporting, such as different lives and methods used to depreciate investment properties. Certain of Trustreet’s wholly owned subsidiaries had elected to be treated as taxable REIT subsidiaries which were subject to taxation at regular corporate rates. As a result of the GE Capital Merger on February 26, 2007, Trustreet ceased to exist and the surviving entity in the GE Capital Merger and all of its corporate subsidiaries became subject to taxation at regular corporate income tax rates.

Trustreet’s subsidiary, CNL Restaurant Capital Corp., elected to be treated as a taxable REIT subsidiary (“TRS”) pursuant to the provisions of the REIT Modernization Act. As a TRS, it and its subsidiaries were able to engage in activities resulting in income that would not have been eligible REIT income under the federal income tax statute and regulations. A second less significant TRS began operations during 2002 and was also subject to federal income taxes. Effective with the 2005 Merger, the TRS activities of USRP and CNLRP’s smaller TRS combined to form a single consolidated TRS.

Environmental Remediation Costs - The Company accrues for losses associated with environmental remediation obligations when such losses are probable and reasonably estimable. As part of the 2005 Merger, the Company acquired some properties relating to gas stations and convenience stores that had some existing known environmental conditions being handled by third parties. The Company estimated approximately $4.6 million in losses from environmental remediation obligations as of the 2005 Merger date. During each of the years ended December 31, 2006 and 2005, the Company paid approximately $0.6 million relating to these environmental matters.

Earnings Per Share - Prior to the 2005 Merger, CNLRP stockholders owned 45.2 million shares of CNLRP common stock. As a result of the 2005 Merger, CNLRP stockholders received 0.7742 shares of USRP common stock for each CNLRP share and an additional 7.2 million shares of Series C preferred. The Company has restated the weighted average shares outstanding calculation for all periods presented to show the effect of the exchange of the shares as a result of the 2005 Merger.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

The Company reports both basic and diluted earnings per share. Basic earnings per common share is computed by dividing net income available to common stockholders by the weighted average number of common shares outstanding during the period. Diluted earnings per common share reflects the dilutive effect of stock options, restricted stock and convertible preferred stock. Diluted earnings per common share is computed by dividing net income available to common stockholders by the weighted average number of common shares and common share equivalents outstanding during the period, which are computed using the treasury stock method for outstanding stock options. Common share equivalents are excluded from the computations in periods in which they have an anti-dilutive effect.

Asset Retirement Obligations - As a result of the 2005 Merger, the Company assumed retirement obligations for the removal of tanks, fuel lines and other required modifications to the Company's gas stations, as well as estimated future costs to restore land leased under ground leases to its original condition. The fair value of asset retirement obligations assumed on the 2005 Merger Date was $0.62 million and was recorded as a liability based on expected future cash outlays, discounted to its present value based on the Company's credit-adjusted risk-free rate. Over time, the liability is accreted for the change in present value, with this effect included in expenses. During each of the years ended December 31, 2006 and 2005, the Company recorded accretion expense of $0.04 million and had a balance of $0.7 million and $0.66 million at December 31, 2006 and 2005, respectively.

Equity Compensation Plan - As a result of the 2005 Merger, Trustreet adopted USRP's Flexible Incentive Plan ("Incentive Plan"). Under the Incentive Plan, Trustreet granted shares of restricted common stock or options to purchase common stock. Pursuant to the Incentive Plan, stock options were available to be granted at any time and the aggregate outstanding options that could be granted were required to be at an amount equal to or less than 4.9% of Trustreet's issued and outstanding shares of common stock at the date of grant. Options were able to be exercised through either the payment of cash or the transfer of shares of Trustreet's common stock owned by the optionee. Following the GE Capital Merger, the Company no longer maintains any equity compensation plan.

Reclassifications - Certain items in the prior years' financial statements have been reclassified to conform to the 2006 presentation. These reclassifications had no effect on stockholders' equity or net income.

New Accounting Standards - In March 2006, the FASB issued SFAS No. 156, "Accounting for Servicing of Financial Assets". This statement amends FASB statement No. 140, "Accounting for Transfers and Servicing of Financial Assets and Extinguishment of Liabilities", with respect to the accounting for separately recognized servicing assets and servicing liabilities. This statement requires companies to initially record servicing assets and servicing liabilities at fair value and permits subsequent measurement to follow either an amortization method or a fair value measurement method. This statement requires prospective application to all transactions occurring after September 2006. The Company does not expect the adoption of this statement to have a significant impact on its financial position or results of operations.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

1. Organization and Summary of Significant Accounting Policies - Continued:

In July 2006, the FASB issued FASB Interpretation Number 48, Accounting for Uncertainty in Income Taxes, an Interpretation of FASB Statement No. 109, ("FIN 48"). FIN 48 prescribes a recognition threshold and measurement attribute for the financial statement recognition and measurement of a tax position taken in a tax return. The Company must determine whether it is "more-likely-than-not" that a tax position will be sustained upon examination, including resolution of any related appeals or litigation processes, based on the technical merits of the position. Once it is determined that a position meets the more-likely-than-not recognition threshold, the position is measured to determine the amount of benefit to recognize in the financial statements. FIN 48 applies to all tax positions related to income taxes subject to FASB Statement No. 109, Accounting for Income Taxes. The interpretation provides clarity and uniformity as it relates to income tax positions and the application of FASB Statement No. 5, Accounting for Contingencies. The Company has adopted the provisions of this statement beginning in the first quarter of 2007. The cumulative effect of applying the provisions of FIN 48 is reported as an adjustment to the opening balance of retained earnings on January 1, 2007. The Company does not expect that the adoption of this statement will have a material effect on its financial position or results of operations.

In September 2006, the FASB issued SFAS No. 157, "Fair Value Measurements". This statement defines fair value, establishes a framework for measuring fair value, and expands disclosures about fair value measurements. This statement is effective for financial statements issued for fiscal years beginning after November 15, 2007, and interim periods within those fiscal years. The adoption of this statement is not expected to have a significant impact on the financial position or results of operations of the Company.

In February of 2007, the FASB Issued SFAS No. 159, *Establishing the Fair Value Option for Financial Assets and Liabilities.* The Financial Accounting Standards Board has issued SFAS 159 to permit all entities to choose to elect, at specified election dates, to measure eligible financial instruments at fair value. An entity shall report unrealized gains and losses on items for which the fair value option has been elected in earnings at each subsequent reporting date, and recognize upfront costs and fees related to those items in earnings as incurred and not deferred. SFAS No. 159 applies to fiscal years beginning after November 15, 2007, with early adoption permitted for an entity that has also elected to apply the provisions of SFAS No. 157, Fair Value Measurements. An entity is prohibited from retrospectively applying SFAS No. 159, unless it chooses early adoption. SFAS No. 159 also applies to eligible items existing at November 15, 2007 (or early adoption date). The Company does not expect the adoption of SFAS No. 159 to have a material effect on the Company's financial condition.

In September 2006, the Securities and Exchange Commission ("SEC") issued Staff Accounting Bulletin ("SAB") No. 108, "Considering the Effects of Prior Year Misstatements when Quantifying Misstatements in Current Year Financial Statements." SAB 108 provides guidance on the consideration of effects of the prior year misstatements in quantifying current year misstatements for the purpose of a materiality assessment. The SEC staff believes registrants must quantify errors using both a balance sheet and income statement approach and evaluate whether either approach results in quantifying a misstatement that, when all relevant quantitative and qualitative factors are considered, is material. SAB 108 is effective for the first annual period ending after November 15, 2006 with early application encouraged. The adoption of this provision did not have any material impact on the Company's results of operations or financial position.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

2. 2005 Merger:

On August 9, 2004, CNLRP announced that it had entered into a definitive agreement and plan of merger with USRP, a publicly traded real estate investment trust, and on February 25, 2005, completed the transactions contemplated by the agreement, including the 2005 Merger of CNLRP into USRP, the change of USRP's name to Trustreet Properties, Inc. and the acquisition of the Income Funds. CNLRP previously managed the real estate portfolios of the Income Funds under agreements that terminated effective with the 2005 Merger. The 2005 Merger was structured to be tax-free to the stockholders of CNLRP and USRP but taxable with respect to the Income Funds. In order to effect the 2005 Merger, the Company entered into several new financing transactions.

The 2005 Merger of CNLRP into USRP through an exchange of equity interests was accounted for using the purchase method of accounting, and CNLRP was treated as the acquiror for accounting purposes since the former common stockholders of CNLRP owned approximately 60.7% and the former common stockholders of USRP own approximately 39.3% of the outstanding common stock of the combined company on a fully diluted basis. In addition, the former directors of CNLRP made up a majority of the new board of directors and the former executive officers of CNLRP continued to manage the Company. As a result of CNLRP being treated as the acquiror for accounting purposes, the assets and liabilities of CNLRP continue to be recorded at historical values. The assets and liabilities of USRP and the Income Funds were recorded at their estimated fair values at the date of the 2005 Merger, with the excess of the purchase price of USRP over the sum of tangible and identifiable intangible fair values of USRP recorded as goodwill.

In connection with the allocation of the purchase price to real estate finalized during the fourth quarter of 2005, the following methodology was utilized:

- The fair value of land and buildings was estimated as if the properties were vacant. The land value was estimated and the buildings were valued at estimated replacement cost less depreciation.
- For properties currently under lease, an analysis was performed to determine whether the current lease terms were above or below market rate and an asset or liability, respectively, was determined using discounted cash flows.
- For properties currently under lease, the value associated with having a lease in place was estimated by evaluating the present value of the lost rents for each property that would have resulted if the properties had to be constructed and the costs related to executing the lease.
- The benefit of having a tenant in each specific property with a high likelihood of renewing the lease at the end of the current term was evaluated and a value was determined using the present value of rents during a standard re-lease period.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

2. 2005 Merger - Continued:

The purchase price relating to the exchange of interests between USRP and CNLRP was based upon the market capitalization of USRP using an average trading price of USRP common stock and traded Series A Preferred Stock for the day before and the day of the announcement of the proposed Merger on August 9, 2004, as well as the estimated market values for the Series B Convertible Preferred Stock ("the Series B Preferred Stock") of USRP plus certain 2005 Merger related costs incurred by CNLRP.

Equity Interest	Shares (in thousands)	Price	Total Market Value (in thousands)
Series A Preferred Stock	4,084	$ 23.53	$ 96,099
Series B Preferred Stock	25	1,300.00	32,500 (a)
Common Stock	22,599	15.24	344,411
			473,010
Transaction costs			14,414
Total			$ 487,424

(a) Includes a $7.5 million premium as a result of the 2005 Merger triggering the redemption provisions of the Series B Preferred Stock.

As a result of the exchange of interests between CNLRP and USRP, 45.2 million shares of CNLRP common shares were converted into (i) 35.2 million USRP common shares and (ii) 7.2 million newly issued shares of USRP's Series C Preferred Stock, using an exchange rate of (i) 0.7742 for common shares and (ii) 0.16 per preferred shares. The Company recorded goodwill of approximately $179.6 million which represented the excess of the fair value of the USRP common stock over the fair value of its tangible and identifiable intangible net assets.

The acquisition of each of the Income Funds by USRP through a combination of cash and USRP Series A Preferred Stock interests was also accounted for using the purchase method of accounting and the assets and liabilities of the Income Funds were recorded at their estimated fair values at the date of the 2005 Merger. The purchase price for the Income Funds was determined as follows:

	(In thousands)
Cash Consideration	$ 449,997
Preferred Share Consideration (3,749.9 million shares at $23.53 per share)	88,235

Purchase Price including transaction costs	$ 538,232

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

2. 2005 Merger - Continued:

The following table shows the allocation of the purchase consideration:

		(In thousands)	
Consideration:			
Exchange of equity interests	$	473,010	
Transaction costs		14,414	
Cash		449,997	
Series A Preferred Shares		88,235	
Total consideration	$	1,025,656	
Assets Acquired:			
Real estate investment properties	$	958,329	
Net investment in capital leases		63,648	
Real estate held for sale		62,077	
Cash		43,646	
Restricted cash		7,835	
Mortgage and equipment notes receivable		15,077	
Accounts receivable		3,140	
Other assets:			
Above market leases		43,872	
Leases in place		15,325	
Tenant relationships		9,069	
Other		3,496	
Goodwill		179,635	(1)
Total		1,405,149	
Liabilities Assumed:			
Revolver		14,150	
Notes payable		158,189	
Bonds payable		143,505	
Due to related parties		270	
Other payables:			
Below market leases		27,457	
Environmental and exit costs liability		5,619	
Distributions payable		4,506	
Other		23,941	
Minority interests		2,080	
Loan due from stockholder (reduction of equity)		(224)	
Total		379,493	

Net assets acquired	$ 1,025,656

(1) The goodwill was assigned to the real estate segment.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

3. Real Estate Investment Properties:

Real estate investment properties consist of the following at December 31:

	(In thousands) 2006	2005
Land	$ 941,601	$ 914,103
Buildings	878,846	842,716
Construction in process	636	—
Equipment and other	3,225	3,353
	1,824,308	1,760,172
Less accumulated depreciation	111,269	79,593
	$ 1,713,039	$ 1,680,579

In 2006, 2005 and 2004, the Company recorded provisions for impairment of $1.0 million, $0.1 million, and $0.8 million, respectively. The tenants of these properties experienced financial difficulties and/or ceased payment of rents under the terms of their lease agreements. The provisions represent the amount necessary to reduce the properties' carrying value to estimated fair value.

For the years ended December 31, 2006, 2005, and 2004 tenants paid or are expected to pay directly to real estate taxing authorities approximately $32.6 million, $31.3 million, and $10.1 million, respectively, in real estate taxes in accordance with the terms of their triple-net leases.

Substantially all property leases have initial terms of 15 to 20 years (most expiring between 2007 and 2026) and provide for scheduled rent increases, and in some cases, contingent rent. The leases generally allow the tenant to purchase the property at the greater of the Company's purchase price plus a specified percentage or fair market value at specified times. Fixed and determinable lease revenues are recognized on a straight-line basis over the terms of the leases. For the years ended December 31, 2006, 2005, and 2004, the Company recognized $10.3 million, $7.8 million, and $3.5 million, respectively, of accrued rental income, of which $0.4 million, $0.5 million, and $0.5 million, respectively, are reflected as "Income from discontinued operations," in the Company's Consolidated Statements of Income. The Company recognized contingent rent revenues of $15.2 million, $4.0 million, and $0.7 million, for the years ended December 31, 2006, 2005, and 2004, respectively, of which $0.4 million, $0.2 million, and $0.1 million, respectively, are reflected as "Income from discontinued operations," in the Company's Consolidated Statements of Income.

Future minimum contractual lease payments to be received under noncancellable operating leases at December 31, 2006 are as follows:

	(In thousands)
2007	$ 161,465
2008	159,183

2009	156,434
2010	152,408
2011	145,631
Thereafter	997,189
	$ 1,772,310

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS
Years ended December 31, 2006, 2005 and 2004

4. Net Investment in Capital Leases:

The components of net investment in capital leases consist of the following at December 31:

	(In thousands)	
	2006	2005
Minimum lease payments receivable	$ 185,453	$ 193,538
Estimated residual values	37,860	37,119
Interest receivable from secured equipment leases	4	4
Less unearned income	(92,377)	(95,543)
Net investment in capital leases	$ 130,940	$ 135,118

The following is a schedule of future minimum lease payments to be received on capital leases at December 31, 2006:

	(In thousands)
2007	$ 17,041
2008	17,164
2009	17,154
2010	16,615
2011	15,642
Thereafter	101,837
	$ 185,453

The Company's real estate segment recorded provisions for losses on capital leases totaling $0.3 million during the year ended December 31, 2004. The tenants of these properties experienced financial difficulties and ceased payment of rents. The provisions represent the amount necessary to reduce the carrying values of the capital leases to their estimated fair value.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

5. Real Estate Held for Sale:

Real estate held for sale consists of the following at December 31:

	(In thousands) 2006	2005
Real estate segment	$ 33,227	$ 117,443
Specialty finance segment	274,500	191,051
	$ 307,727	$ 308,494

As part of the 2005 Merger, the Company acquired several convenience, gas and restaurant operations which were under contract to sell as of the date of the 2005 Merger. In September 2005, the Company sold business operations relating to eighteen gas station operating units and a 50 percent interest in a bulk fuel loading terminal located in Hawaii. The Company retained ownership of the associated real estate and leased it to the purchaser of the business operations. All operating results relating to all of these retail and terminal operations were recorded as discontinued operations for all periods presented.

Operating results of discontinued operations consist of the following at December 31:

	(In thousands) 2006	2005	2004
Rental income	$ 20,666	$ 20,576	$ 18,742
Food, beverage and retail revenues	—	34,820	13,471
Food, beverage and retail expenses	—	(33,878)	(14,258)
Other property related income/(expenses)	2,422	(4,003)	(2,703)
Interest expense	(9,130)	(5,715)	(3,534)
Impairment provisions	(539)	(505)	(4,999)
Earnings from discontinued operations	13,419	11,295	6,719
Sales of real estate	357,524	318,142	290,977
Cost of real estate sold	(317,378)	(270,213)	(248,027)
Gain on disposal of discontinued operations	40,146	47,929	42,950
Income tax provision	(4,373)	(9,955)	(10,938)

Income from discontinued operations, after income tax	$ 49,192	$ 49,269	$ 38,731

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

6. Mortgage, Equipment and Other Notes Receivable:

Mortgage, equipment and other notes receivable consist of the following at December 31:

	(In thousands) 2006	2005
Outstanding principal	$ 87,437	$ 93,332
Accrued interest income	840	742
Deferred financing income	(118)	(129)
Allowance for uncollectible notes	(5,439)	(5,706)
	$ 82,720	$ 88,239

Approximately $73.1 million and $79.0 million of the outstanding principal balance as of December 31, 2006 and 2005, respectively, is secured by mortgages. The remaining principal is secured by franchise restaurant equipment and other collateral. The loans carry interest rates ranging from 2.4 percent to 10.8 percent. The loans are due in monthly installments with maturity dates ranging from 2007 to 2025 and generally prohibit prepayment for certain periods or include prepayment penalties. As of December 31, 2006 and 2005, approximately $12.9 million and $16.1 million in notes receivable are considered impaired and approximately $5.6 million and $3.5 million are on non-accrual status with regard to recognition of interest. The Company recognized $1.3 million and $0.3 million of interest income as of December 31, 2006 and 2005, respectively, on impaired loans.

During July 2005, the Company sold mortgage loans receivable of approximately $194 million resulting in a gain of approximately $9.6 million and a related hedge loss of $8.6 million. The gain is reflected in gain on sale of assets in the accompanying statement of income.

Changes in the allowance for loan losses for 2006 and 2005 are summarized as follows:

	(In thousands) 2006	2005
Balance at beginning of year	$ 5,706	$ 7,261
Provision for loan losses	2,542	1,296
Recoveries on loans previously charged off	(1,115)	(1,222)
Interest income reserves	42	124
Loans charged off	(1,736)	(1,753)
Balance at end of year	$ 5,439	$ 5,706

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

7. Securitized Portfolios:

The following table represents the securitized portfolio and all managed loans as of December 31:

	Total principal amount (In thousands)		Principal > 60 days past due (In thousands)	
	2006	2005	2006	2005
Mortgage loans	$ 356,156	$ 424,684	$ 3,118	$ 3,566
Equipment and other loans	11,451	12,593	—	—
Total loans managed or securitized	367,607	437,277	3,118	3,566
Less:				
Loans securitized	(280,170)	(343,945)	—	(1,617)
Loans held in portfolio (Note 6)	$ 87,437	$ 93,332	$ 3,118	$ 1,949

The total loan portfolio managed by the Company, including the loan portfolio managed for others, had net charge-offs during the years ended December 31, 2006, 2005, and 2004 of $3.3 million, $5.6 million, and $7.5 million, respectively.

The following table summarizes cash flows received from and paid to securitization trusts for the years ended December 31:

	(In thousands)		
	2006	2005	2004
Servicing fees received	$ 1,090	$ 1,298	$ 1,387
Other cash flows received on retained interests	$ 1,132	$ 1,715	$ 3,820
Servicing advances paid	$ (2,841)	$ (4,062)	$ (3,949)
Collection of servicing advances	$ 5,153	$ 4,117	$ 3,041

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

8. Intangible Lease Costs:

Intangible lease costs consists of the following at December 31:

	(in thousands) 2006	2005
Intangible lease origination costs:		
Leases in place	$ 31,536	$ 28,925
Tenant relationships	12,212	11,936
	43,748	40,861
Less accumulated amortization	(10,360)	(5,108)
	33,388	35,753
Above market lease values	41,278	40,744
Less accumulated amortization	(8,967)	(4,077)
	32,311	36,667
Total	$ 65,699	$ 72,420

Above market lease values are amortized against rental income over the remaining terms of the leases acquired in connection with each applicable property. The weighted average amortization period for above market leases is 10.3 years. Leases in place and tenant relationships are amortized over the remaining terms of the leases acquired in connection with each applicable property and the amortization is included in depreciation and amortization expense. The weighted average amortization period for leases in place and tenant relationships are 11.8 years and 8.1 years, respectively. The weighted average amortization period for all intangible assets is 9.4 years.

The Company recognized aggregate amortization expense on intangible assets of approximately $10.2 million and $9.3 million for the years ended December 31, 2006 and 2005, respectively. Based on the balance of intangible assets at December 31, 2006 subject to amortization, the estimated aggregate amortization expense for each of the succeeding five years and thereafter is as follows:

	(In thousands)
2007	$ 9,607
2008	8,211
2009	7,130
2010	6,257
2011	5,604
Thereafter	28,890
	$ 65,699

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

9. Borrowings:

Borrowings consist of the following at December 31:

	2006				2005	
	Amount (In thousands)	Average Rate	Capacity	Expected maturity/ retirement date	Amount (In thousands)	Average rate
Revolver (b)	$ 159,000	7.44%	$ 200,000	April 2008 (c)	$ 55,000	5.96%
Term loan (b)	275,000	7.39%	275,000	April 2010 (c)	275,000	5.71%
Senior unsecured notes	300,000	7.50%	300,000	April 2015	300,000	7.50%
Notes payable	—	—	—	—	2,027	6.81%
Mortgage note payable (a)	—	—	—	—	829	8.00%
Mortgage warehouse facilities	397,273	6.43%	455,962	Annual (c)	122,722	4.78%
Series 2000-A bonds payable	191,493	8.02%	191,493	2009-2017	219,158	7.97%
Series 2001-A bonds payable (a)	—	—	—	—	129,460	3.91%
Series 2001-4 bonds payable	21,392	8.89%	21,392	2009-2013	25,447	8.90%
Series 2001 bonds payable	—	—	—	—	93,137	3.77%
Series 2003 bonds payable	—	—	—	—	8,512	7.95%

Series 2005 bonds payable	241,001	4.72%	241,001	2012	266,487	4.67%
	1,585,159		$1,684,848		1,497,779	
Senior unsecured notes premium	1,024				1,146	
	$ 1,586,183				$ 1,498,925	

(a) Assumed debt as a result of the 2005 Merger described in Note 2 to the consolidated financial statements.

(b) As further described below, the Company had an option to exercise $175 million in additional expansion capacity as of December 31, 2006.

(c) The Company repaid all amounts outstanding as of February 26, 2007 with capital contributions received from Holdco as part of the GE Capital Merger described in Note 20 to the consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

9. Borrowings - Continued:

Revolver and Term Loan. Through December 2004, CNLRP's short term debt consisted of a $40 million revolving line of credit (the "Revolver"). In February 2005, CNLRP amended the Revolver to increase the capacity from $40 million to $60 million. In February 2005 the Company obtained bridge financing with the lender consisting of a senior collateralized revolving credit facility of up to $125 million and a senior collateralized term loan of up to $650 million. The new revolving credit facility replaced the Company's previous revolving line of credit. The bridge financing bore interest at a floating rate of the London Interbank Offer Rate, or LIBOR, plus three percent. In March 2005, the Company reduced the capacity to $385 million on the senior collateralized term loan when it paid off $265 million of the outstanding balance and terminated that portion of the bridge financing. In April 2005, the Company entered into a senior credit facility (the "Facility") with available capacity of $350 million with a syndicate of lenders. The Company paid approximately $4.5 million in fees to the lenders for lending and administrative services related to the financing. In April 2005, the Company drew on the Facility to pay off the outstanding balance and terminate the bridge financing. The Facility consists of a revolving credit facility in an initial amount of $175 million and a term loan in an initial amount of $175 million. This revolver initially bore interest at LIBOR plus 2.25 percent per annum, and the interest rate for the term loan facility is LIBOR plus two percent per annum. The initial maturity date of the revolver is April 2008, with an available one year extension, and the maturity date of the term loan is April 2010. The Company's obligations under the Facility are guaranteed by substantially all of the Company's subsidiaries and are collateralized by a pledge of the ownership interests in certain of its direct and indirect subsidiaries. The Facility provided for an increase of up to $100 million at the option of the borrower to be allocated between the revolver and the term loan. In December 2005, the Company exercised its option and increased the term loan by $100 million under the same terms and conditions as the initial Revolver borrowing. In September 2006, the Company amended the Facility to decrease the interest rate on the revolver, add $200 million optional additional expansion capacity and refine certain terms and definitions. In December 2006, the Company exercised its option to expand $25 million of the $200 million additional capacity. On February 26, 2007, the Company repaid all amounts outstanding as part of the GE Capital Merger described in Note 20 to the consolidated financial statements.

The Company uses fixed and floating rate debt to finance acquisitions, development and maturing debt. These transactions expose the Company to market risk related to changes in interest rates. The Company reviews its borrowings and attempts to mitigate interest rate exposure through the use of long-term debt maturities and derivative instruments, where appropriate. In May 2005, the Company entered into an interest rate swap agreement, for notional borrowings of $175 million which applies to the term loan described above, to protect the Company against fluctuation in the LIBOR rate. Under the interest rate swap agreement, the Company pays a fixed rate of 4.20 percent and receives a floating rate. The floating rate is based on LIBOR. This agreement matures April 1, 2010. The net payments or receipts are recognized as an adjustment to interest expense. The agreement was entered into with a major financial institution, and the Company anticipates that the financial institution will satisfy its obligations under the agreement. As of December 31, 2006, the estimated value of this outstanding derivative instrument was $4.1 million. On February 26, 2007, the Company terminated this swap agreement as part of the GE Capital Merger described in Note 20 to the consolidated financial statements.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

9. Borrowings - Continued:

Senior Unsecured Notes. In March 2005, Trustreet issued $250 million in senior unsecured notes. In September 2005, Trustreet issued an additional $50 million of notes at a premium. On February 26, 2007, as described further in Note 20 to the consolidated financial statements, Trustreet assigned all of its assets and liabilities to the Company and in connection therewith, Trustreet, the Company, FF-TSY Holding Company II, Inc., as co-issuer, and Wells Fargo Bank National Association, as trustee under the indenture (the "Trustee"), entered into a supplemental indenture amending the original indenture under which the notes were originally issued, pursuant to which the Company succeeded to all of Trustreet's obligations under the notes and the Indenture. The notes pay interest semi-annually in arrears at the stated rate of 7.5 percent per annum and are due April 2015. The notes are subordinated to all of the Company's existing and future secured indebtedness. The Company can redeem the notes in whole or in part, at any time on or after April 1, 2010 at specified redemption prices.

Mortgage Warehouse Facilities. As of December 31, 2005, the Company maintained a $100 million and a $160 million mortgage warehouse facility for the short-term financing of properties purchased with an intent to sell. In March 2006, the $160 million mortgage warehouse facility was renewed until March 2007. In May 2006, the $100 million warehouse facility was renewed until May 2007. Both warehouse facilities were renewed under terms substantially similar to the respective previous agreements. During 2006, the Company obtained bridge financing in the amount of $204.5 million through an amendment to the mortgage warehouse facility that was scheduled to mature in May 2007, to repay the Series 2001-A and the Series 2001 bonds that matured during 2006. The amounts borrowed under the amendment were subject to the same terms as the amounts borrowed under the original $100 million mortgage warehouse facility, except that the amounts borrowed under the amendment were scheduled to mature in March 2007. On February 26, 2007, the Company repaid all amounts outstanding under both mortgage warehouse facilities and terminated the agreements as part of the GE Capital Merger described in Note 20 to the consolidated financial statements.

Bonds Payable. Collateral for the Series 2000-A bonds consist of 236 commercial real estate properties operated as restaurants leased to tenants, with a carrying value of $264 million at December 31, 2006. The Series 2000-A bonds bear interest at a weighted average fixed rate of 8.0 percent per annum. The bond indenture provides for an optional redemption at their remaining principal balance when remaining rents due under the leases that serve as collateral are less than ten percent of the aggregate initial rents due under the leases.

In February 2005, the Company acquired through the 2005 Merger, Triple Net Lease Mortgage Notes Series 2001-A. These bonds, along with the Series 2001 bonds bore interest at LIBOR plus 48 basis points per annum plus associated fees of approximately 48 basis points, amortized over 15 years and matured in August and October 2006, respectively. As described above, the Company obtained bridge financing in the amount of $204.5 million to repay these bonds. The associated interest rate cap agreements expired in 2006.

During 2006, the Company incurred debt issuance costs totaling $3.3 million in connection with an anticipated secured financing to repay the bridge financing on the Series 2001-A and Series 2001 bonds. The costs consisted primarily of legal and auditing fees, rating agency fees, and environmental studies. As a result of the GE Capital Merger on February 26, 2007, the plans for the secured financing were abandoned and all related debt issuance costs were written off and included in general operating and administrative expenses as of December 31, 2006. (See Note 20 to the consolidated financial statements.)

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

9. Borrowings - Continued:

Collateral for the Series 2001-4 bonds consists of 49 mortgage loans that had a carrying value of approximately $34 million as of December 31, 2006. The Series 2001-4 bonds bear interest at a rate of 8.90 percent per annum. The bond indenture requires monthly principal and interest payments received from mortgage loan borrowers to be applied to the bonds. The bond indenture also provides for an optional redemption of the bonds at their remaining principal balance when the remaining amounts due under the loans that serve as collateral for the bonds are less than ten percent of the aggregate amounts due under the loans at the time of issuance.

The Series 2003 bonds required monthly principal and interest payments received from borrowers to be applied to the bond. The notes bore interest at LIBOR plus 600 basis points. In November 2006, the Company acquired approximately $0.53 million in remaining notes outstanding from an unrelated third party. In December 2006, the Company legally extinguished the Series 2003 bonds and received approximately $0.56 million upon terminating the associated interest rate cap agreement.

In March 2005, the Company completed a $275 million offering of Triple Net Lease Mortgage Notes, Series 2005 (the “Series 2005 Bonds”). The notes bear interest at a fixed rate plus associated fees of approximately 39 basis points, amortize over twenty years and have an expected final maturity date in 2012. The notes are collateralized by 310 properties with a combined carrying value of approximately $301 million at December 31, 2006. The notes include covenants relating to delinquency percentages or debt service coverage. If certain ratios are exceeded or not maintained, then principal payments may be accelerated.

The Series 2000-A bonds also include certain covenants relating to delinquency percentages or debt service coverage. If certain ratios are exceeded or not maintained certain cash flows normally remaining in excess of the scheduled principal and interest payments are required to be used for additional debt reduction. Due primarily to tenant defaults and bankruptcies in 2003 and 2004, the Company was required to make additional debt reductions of approximately $2.5 million and $2.1 million during the years ended December 31, 2006 and 2005, respectively, as a result of exceeding certain ratios in the net lease pools.

Through March 2005, the Company entered into four interest rate swaps which were designated as hedges for the Series 2005 Bonds, and recorded other comprehensive income of $1.7 million relating to these instruments. The Company terminated these four interest rate swaps in March 2005 when the Company completed its offering of the Series 2005 Bonds and received $1.7 million in proceeds. The Company is amortizing the $1.7 million recorded in other comprehensive income into earnings over the expected maturity of the Series 2005 Bonds. The Company recognized approximately $0.4 million of that amount in earnings during each of 2006 and 2005.

Series B Preferred Stock. The 2005 Merger triggered a redemption provision of the USRP Series B Preferred Stock, as a result of which, the Company recorded this preferred stock as an obligation. A $32.5 million obligation was recorded as part of the 2005 Merger and included a redemption premium of $7.5 million. The holders of the preferred stock exercised their redemption options in March 2005.

Some sources of debt financing require that the Company maintain certain standards of financial performance, such as a fixed-charge coverage ratio, a tangible net worth requirement and a restriction on the level of secured debt, and may restrict the amount or timing of common stock dividend payments. Any failure to comply with the terms of these debt covenants would constitute a default and could create an immediate need to find alternative borrowing sources. The

Company was in compliance with all of its covenants at December 31, 2006. Certain covenants may be suspended if as a result of the GE Capital Merger, the Senior Unsecured Notes are given an investment grade rating.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

9. Borrowings - Continued:

The following schedule of future principal payments on outstanding indebtedness at December 31, 2006 reflects the annual maturities of the warehouse facilities and assumes that bonds payable amortize in accordance with estimated payment amounts. Most of the debt maturing in 2007, 2008, and 2010 was repaid in connection with the GE Capital Merger, as described in Note 20 to the consolidated financial statements.

	(In thousands)
2007	$ 422,130
2008	186,312
2009	30,693
2010	308,574
2011	36,032
Thereafter	601,418
	$ 1,585,159

10. Fair Value of Financial Instruments:

The Company believes that the carrying value of its cash and cash equivalents, accounts receivables, accounts payable and other accruals approximate fair value because of their short term maturities. The Company believes that the carrying amount of mortgage and other notes receivables approximate fair value based on current rates which similar loans would be made to borrowers with similar credit and for similar maturities. The Company's other investments are recorded at fair value which was derived based on a discounted cash flow analysis applying assumptions regarding the amount and timing of future cash flows. At December 31, 2006 and 2005, the fair value of the Company's Series 2005 bonds payable was $235.8 million and $217 million, respectively, based upon secondary market activity. At December 31, 2006 and 2005, the fair value of the Company's Series 2000-A bonds payable was $202.3 million and $304 million, respectively, based upon secondary market trading. The Senior Unsecured Notes traded at approximately the same amount as their carrying value until the GE Capital Merger announcement on October 30, 2006. Through December 31, 2006 these bonds traded at 108, or a substantial premium. The Company believes that the carrying amount of the Company's other debt approximates fair value based upon secondary market trading.

11. Income Tax:

Prior to the completion of the GE Capital Merger, Trustreet operated, through its subsidiaries, as a REIT and had elected to be taxed as a REIT. The Company generally was not subject to federal corporate income taxes on amounts distributed to stockholders, providing it distributed at least 90 percent of its taxable income and met certain other requirements for qualifying as a REIT. Earnings and profits, which determine the taxability of dividends to stockholders, differ from reported net income as a result of differing treatment of items for financial versus tax reporting, such as different lives and methods used to depreciate investment properties. Certain of Trustreet's wholly owned subsidiaries had elected to be treated as taxable REIT subsidiaries which were subject to taxation at regular corporate income tax rates. As a result of the GE Capital Merger on February 26, 2007, Trustreet ceased to exist and the surviving entity in the GE Capital Merger and all of its corporate subsidiaries became subject to taxation at regular corporate tax rates.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

11. Income Tax - Continued:

Trustreet's subsidiary, CNL Restaurant Capital Corp., elected to be treated as a taxable REIT subsidiary ("TRS") pursuant to the provisions of the REIT Modernization Act. As a TRS, it and its subsidiaries were able to engage in activities resulting in income that would not have been eligible REIT income under the federal income tax statute and regulations. A second less significant TRS began operations during 2002 and was also subject to federal and state income taxes. Effective with the 2005 Merger, the TRS activities of USRP and CNLRP's smaller TRS combined to form a single consolidated TRS.

The purchase of real property with the intent to resell; the property improvement and redevelopment of real property; and the operations of convenience and gas stations and restaurants, all of which, among other activities, are conducted within the TRS, are treated as discontinued operations.

On March 31, 2005, other subsidiaries of Trustreet purchased from the TRS a 100 percent interest in a partnership that held a pool of mortgage loans collateralizing a $160.8 million note payable carrying a variable interest rate (the "Loan Transfer"). A portion of this variable interest rate was fixed through the initiation of a hedge transaction. This hedge met the definition of a cash flow hedge, and as a result, changes in its value were reported in other comprehensive income ("OCI"), net of applicable income taxes at the then applicable effective tax rate.

As a result of the Loan Transfer, the items of income and expense associated with the mortgage loans and related note payable are no longer reflected in the TRS income tax returns. Accordingly, any deferred tax asset or liability, and any tax effect of the hedge will not be realized. The tax provision for the year ended December 31, 2005, includes a $3.2 million non-cash charge related to the Loan Transfer.

The components of the net deferred tax asset which is included in other assets consist of the following at December 31:

	(In thousands) 2006	2005
Deferred tax asset:		
Loan valuation and related hedge differences	$ 3,746	$ 3,980
Loan origination fees	149	262
Real estate loss reserves	118	577
Reserve for investment losses	2,014	2,014
Fixed assets	(2,034)	(2,343)
Timing difference in unconsolidated subsidiaries	1,724	488
Other	1,335	581
Net recorded deferred tax asset	$ 7,052	$ 5,559

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

11. Income Tax - Continued:

The income tax provision of $4.4 million, $10.0 million, and $10.9 million for the years ended December 31, 2006, 2005, and 2004, respectively, have been allocated to discontinued operations. The consolidated provision for income taxes from continuing operations differs from the amount computed by applying the federal statutory rate of 35 percent for 2006, 2005 and 2004 to income before taxes for each of the years ended December 31:

	(In thousands)		
	2006	2005	2004
Expected tax at US statutory rate	$ 7,172	$ 7,471	$ 2,420
REIT income not subject to US income tax (dividend paid deduction)	(14,641)	(16,293)	(8,001)
Benefit allocated to discontinued operations	7,469	8,822	5,581
Change in valuation allowance	—	—	—
Provision for income taxes from continuing operations	$ —	$ —	$ —

As a result of a 1999 acquisition of certain companies, the Company acquired assets with a tax basis that is lower than their carrying value. The Company has not reflected a deferred tax liability as a result of this transaction.

12. Distributions:

As discussed in Notes 1 and 2, in the 2005 Merger, CNLRP was treated as the acquiror for financial statement purposes while Trustreet Properties, formerly known as U.S. Restaurant Properties, Inc. (USRP), is the legal and tax survivor. The following unaudited distribution information is based on taxable earnings and profits for the calendar year which includes the taxable activity of USRP for January 1, 2005 through February 24, 2005 and the taxable activity of the merged company from February 25, 2005 through December 31, 2006.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

12. Distributions - Continued:

The distributions to the common stockholders in 2006 and 2005 were deemed to be 67.50 percent and 77.18 percent taxable income, respectively, and 32.50 percent and 22.82 percent return of capital, respectively. The 2006 and 2005 distribution to all classes of preferred shareholders was 100 percent taxable income. Specifically, the distributions were characterized as follows for the years ended December 31:

	(Unaudited)			
	2006		2005	
	Common Shareholders	Preferred Shareholders (all classes)	Common Shareholders	Preferred Shareholders (all classes)
Ordinary income	51.61%	76.46%	62.24%	80.64%
Qualified dividend income	7.61%	11.27%	14.45%	18.73%
Capital gain distribution	6.07%	8.99%	—	—
25% Section 1250 unrecaptured gain	2.21%	3.28%	0.49%	0.63%
Total taxable income	67.50%	100.00%	77.18%	100.00%
Return of capital	32.50%	—	22.82%	—
Total	100.00%	100.00%	100.00%	100.00%

For the period from January 1, 2005 through February 25, 2005, 30 percent of the distributions received by CNLRP stockholders were considered to be ordinary income and 70 percent were considered to be return of capital.

For the year ended December 31, 2004, 22 percent of the distributions received by CNLRP stockholders were considered to be ordinary income, 69 percent were considered a return of capital, seven percent were qualified dividends and two percent were capital gains for federal income tax purposes. There was no preferred stock outstanding during 2004.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

13. Related Party Transactions:

The following table and disclosures summarize related party transactions with affiliated entities for the years ended December 31:

	(In thousands)		
Amounts received (paid):	2006	2005	2004
Services purchased from affiliates (1)	$ (109)	$ (927)	$ (2,268)
Rental and other expenses to affiliates for office space (2)	$ (1,666)	$ (1,621)	$ (1,411)
Dealer servicing fee (3)	$ —	$ 1,747	$ (1,493)
Servicing fees from affiliates (4)	$ 1,090	$ 1,401	$ 2,884
Referral fees from the Bank (5)	$ —	$ —	$ 1,657

(1) Services purchased from affiliates include human resources, tax planning and compliance, computer systems support, investor relations and other services. Post 2005 Merger, the Company performed substantially all of these functions internally.

(2) In May 2002, the Company purchased a combined five percent partnership interest in CNL Plaza, Ltd. and CNL Plaza Venture, Ltd. (the “Plaza”) which owned and operated the office tower in which the Company headquarters are located, for $0.2 million. Affiliates of two members of the Board of Directors, including the Chairman, own the partnership interests. The Company severally guaranteed 8.33 percent of an unsecured promissory note on behalf of the Plaza which equated to $1.2 million of the $14 million unsecured promissory note. During 2006, the Company sold its five percent interest in CNL Plaza, Ltd. to CNL Corporate Investors, Ltd., an affiliate of the Chairman of the Board at the time for $2.2 million and was released from the guarantee by the lender. The Company is entitled to additional sales proceeds if the office tower is sold within 36 months of the sale of the Company’s partnership interest in the Plaza. This transaction has not met the criteria for sales recognition for financial reporting purposes, and as a result, the Company recorded the proceeds as a liability. The Company received distributions of $0.10 million during each of the years ended December 31, 2006 and 2005 from the Plaza. Since November 1999, the Company has leased its office space from CNL Plaza, Ltd., an affiliate of a member of the Company’s board of directors at the time. The Company’s lease expires in 2014 and provides for scheduled rent increases over the term of the lease. Rental and other expenses for the years ended December 31, 2006 and 2005 include accrued rental expense (the additional rent expense resulting from the straight-lining of scheduled rent increases over the term of the lease) and executory costs. Future commitments due under the office space operating lease are as follows at December 31, 2006:

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

13. Related Party Transactions - Continued:

	(In thousands)
2007	$ 1,480
2008	1,525
2009	1,570
2010	1,617
2011	1,666
Thereafter	4,994
	$ 12,852

(3) During 2005, the Company received a refund of approximately $1.7 million in soliciting dealer servicing fees from an affiliate in connection with the Company's previous common stock offerings.

(4) Property management and other administrative services provided to affiliates investing in restaurant net lease properties and loans. During 2005, these affiliates became part of the Company as a result of the 2005 Merger.

(5) During the year ended December 31, 2004, the Company received referral fees paid by the Bank, a partner in the specialty finance segment through January 1, 2005, under a business referral program between the Company and the Bank. The Company did not receive any referral fees from the Bank in 2006 and 2005.

During 2004, CNL Financial Group ("CFG"), an affiliate, advanced $10.9 million to the Company in the form of a demand balloon promissory note. The loan bore interest at a rate of LIBOR plus 2.5 percent or at the base rate as defined in the agreement. The balance outstanding as of December 31, 2004 was $35.8 million, which included accrued interest. In April 2005, the Company paid the demand balloon promissory note in full to CFG in the amount of $36.4 million, including accrued interest.

During the year ended December 31, 2002, a tenant and borrower of the Company assigned loans in the amount of $7.5 million to Restaurants Acquisitions I, LLC, an affiliate of the Chairman. The Company agreed to the assignment and advanced an additional $3.6 million to the affiliate in exchange for an $11.1 million participating note. The note was amended during 2004 to remove the participating feature and change the maturity date from May 2014 to December 2007. The note bears interest at a rate of ten percent per annum. The Company earned $1.1 million in interest income from the affiliate during each of the years 2006, 2005, and 2004. During the year ended December 31, 2006, the Company recorded a $2.5 million provision for loan losses related to this loan due to financial difficulties of the borrower.

During the year ended December 2003, OrangeDen, LLC, a subsidiary engaged in restaurant operations, entered into a collateral contribution agreement ('the Agreement") with two separate affiliates, CFG and Cherry Den, LLC, to provide collateral for a letter of credit to an insurance company for worker's compensation and general liability coverage relating to employees leased to the restaurant operations within the real estate segment. The collateral consisted of certificates of deposit with one-year terms amounting to $353,000 and was included in real estate and restaurant assets held for sale at December 31, 2003 relating to this Agreement. In December 2004, the Company sold its interest in

OrangeDen, LLC, to Cherry Den, LLC, an affiliate of the Chairman and Vice Chairman of the Board of Directors at the time. The Company received $0.7 million in proceeds from the sale and recognized a net gain of $1.2 million, which included the recognition of $0.8 million in gains on the sales of real estate used in the restaurant operations, which had previously been deferred.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

14. Stock Options and Restricted Shares:

Trustreet adopted USRP's Flexible Incentive Plan (the "Plan") during 2005. Under the Plan, Trustreet could at any time, grant shares of restricted Trustreet common stock or stock options to purchase Trustreet common stock as long as the aggregate outstanding options granted were equal to or less than 4.9% of Trustreet's issued and outstanding shares of common stock at the date of grant. Options could be exercised through either the payment of cash or the transfer of shares of the Company's common stock owned by the optionee, at the Company's discretion. Following the GE Capital Merger, the Company no longer maintains any equity compensation plan.

No stock options were issued during the years ended December 31, 2006 or 2005, and previously granted options were fully vested as of the date of the 2005 Merger. As a result, no compensation cost was recognized relating to stock options during the years ended December 31, 2006 or 2005. Early adoption of FAS 123(R), and the change from applying the original provisions of SFAS No. 123, did not have an impact on income from continuing operations, net income, cash flow from operations and cash flow from financing activities, for the years ended December 31, 2006 or 2005.

The following is a summary of options outstanding by range of exercise price as of December 31:

	2006	2005
Options outstanding (in thousands)	4	12
Average option price per share	$ 12.23	$ 14.36
Weighted average contractual life (years)	1.43	1.38
Options exercisable (in thousands)	4	12
Average option price per share	$ 12.23	$ 14.36

The following is a summary of stock option activity for the year ended December 31, 2006:

	Number of options (in thousands)	Weighted average exercise price at grant date
Options outstanding at December 31, 2005	12	$ 14.36
Exercised	(8)	$ 15.50
Forfeited	—	$ —
Expired	—	$ —
Options outstanding and exercisable at December 31, 2006	4	$ 12.23

On February 26, 2007, as part of the GE Capital Merger, the option holders were given merger consideration for their outstanding options and the Company also terminated the Plan as described in Note 20 to the consolidated financial statements.

During 2006 and 2005, Trustreet granted 0.2 million and 0.1 million shares, respectively, of non-vested common stock to members of its board of directors and certain employees. Compensation expense for the non-vested stock is determined based upon the fair value at the date of grant and is recognized over the vesting periods. For the years ended December 31, 2006 and 2005, Trustreet recognized $1.0 million and $0.5 million, respectively, of such compensation expense.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

14. Stock Options and Restricted Shares - Continued:

The following is a summary of the status of Trustreet's non-vested shares as of December 31, 2006 and changes during the year ended December 31, 2006:

	Number of shares (in thousands)	Weighted average fair value at grant date
Non-vested shares at beginning of period	120	$ 16.98
Granted	172	$ 14.78
Vested	(48)	$ 16.28
Forfeited	(3)	$ 16.47
Non-vested shares at December 31, 2006	241	$ 15.55

As of December 31, 2006, there was $2.4 million of total unrecognized compensation cost related to non-vested share-based compensation arrangements granted under the Plan. The weighted-average grant-date fair value of shares granted during 2005 was $17.01. The total fair value of shares vested during the year ended December 31, 2006 was $0.7 million. In connection with the GE Capital Merger, the Company terminated the Plan. All outstanding unvested shares of our restricted common stock accelerated and became fully vested in accordance with the provisions of the Plan as described in Note 20 to the consolidated financial statements.

15. Stockholders' Equity:

On February 25, 2005, in accordance with the terms of the 2005 Merger, approximately 45.2 million shares of CNLRP common stock were converted into 35.2 million shares of Trustreet common stock and 7.2 million newly issued shares of Trustreet's Series C Preferred Stock.

Outstanding Warrants - At December 31, 2006, three investors had outstanding warrants to purchase 0.4 million shares of Trustreet common stock at an exercise price of $16.39 per share. The warrants became exercisable on October 10, 2003 and expire between 2010 and 2011. At December 31, 2006, 0.4 million shares of common stock were reserved for that purpose.

During the year ended December 31, 2005, Trustreet issued 1.4 million shares of common stock through a controlled equity program and issued 8.05 million shares through a public offering totaling $129.9 million in proceeds, net of stock issuance costs. Trustreet sold the shares of common stock at a range of $14.25 to $16.67.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

15. Stockholders' Equity - Continued:

Redeemable Preferred Stock

Series A Preferred Stock - The Series A Preferred Stock had a liquidation preference of $25.00 per share. The Series A Preferred Stock was redeemable, in whole or in part, at the option of Trustreet, (i) for such number of shares of Trustreet common stock as were issuable at a conversion rate of 0.9384 shares of Trustreet common stock for each share of Series A Preferred Stock, provided that for 20 trading days within any period of 30 consecutive trading days, including the last trading day of such period, the closing price of the common stock on the New York Stock Exchange equaled or exceeded the conversion price, subject to adjustment in certain circumstances, plus cash in the amount of any accrued and unpaid dividends, or (ii) for cash at a redemption price equal to $25.00 per share of Series A Preferred Stock, plus any accrued and unpaid dividends. The Series A Preferred Stock had no stated maturity and was not subject to a sinking fund provision. Shares of Series A Preferred Stock were convertible, in whole or in part, at the option of the holder at any time, unless previously redeemed, into shares of common stock at a conversion price of $26.64 per share of common stock (equivalent to a conversion rate of 0.9384 shares of common stock). Distributions on Series A Preferred Stock were cumulative and were equal to the greater of (i) $1.93 per annum or (ii) the cash distribution paid or payable on the number of shares of common stock into which a share of Series A Preferred Stock was convertible. Holders of Series A Preferred Stock were entitled to receive dividends in parity with holders of Series C Preferred Stock and in preference to any dividends to common stockholders. In connection with the GE Capital Merger, each share of Series A Preferred Stock that was outstanding immediately prior to the effective time of the GE Capital Merger, other than shares owned by Trustreet, its subsidiaries, or Merger Sub, was converted into, and cancelled in exchange for, the right to receive, without interest and less any applicable withholding taxes, cash in the amount of $25.00, plus any accrued and unpaid dividends through and including February 26, 2007.

Series C Preferred Stock - Trustreet's 7.5 percent Series C Preferred Stock had a liquidation preference of $25.00 per share. The Series C Preferred Stock was not redeemable prior to February 25, 2009, unless the Board of Directors determined that such a redemption was necessary or advisable to preserve the status of the Company as a REIT or upon liquidation of the Company. On and after February 25, 2009, and with appropriate notice, the Series C Preferred Stock was redeemable, in whole or in part, at the option of the Company for cash at a redemption price of $25.00 per share, plus all accrued and unpaid dividends thereon to and including the date fixed for redemption, without interest. If fewer than all of the outstanding shares of Series C Preferred Stock were to be redeemed, the Series C Preferred Stock to be redeemed would have been redeemed pro rata (as nearly as may be practicable without creating fractional shares), by lot or by any other equitable method determined by the Company that would not have resulted in a violation of the Ownership Limit, provided that such method satisfied any applicable requirements of any securities exchange on which the Series C Preferred Stock were then listed or any national quotation system on which the Series C Preferred Stock were then quoted. If such redemption were to be by lot and, as a result of such redemption, any holder of a number of shares of Series C Preferred Stock would become a holder of a number of shares of Series C Preferred Stock in excess of the Ownership Limit because such holders of shares of Series C Preferred Stock were not redeemed, or would have redeemed only in part, then, except as otherwise provided in the Articles of Incorporation, the Company would have redeemed the requisite number of Series C Preferred Stock of such holder such that such holder would not violate the Ownership Limit subsequent to such redemption. Shares of Series C Preferred Stock were convertible, in whole or in part, at the option of the holder at any time, unless previously redeemed, into shares of common stock at an initial conversion price of $19.50 (equivalent to a conversion rate of 1.28205 shares of common stock for each share of Series C Preferred Stock). Distributions on Series C Preferred Stock were cumulative and were equal to $1.875 per share per annum. Holders of Series C Preferred Stock were entitled to receive dividends

in parity with holders of Series A Preferred Stock and in preference to any dividends to common stockholders. Upon liquidation, holders of Series C Preferred Stock were entitled to receive distributions in

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

15. Stockholders' Equity - Continued:

parity with holders of Series A Preferred Stock and in preference to any distributions to common stockholders. On February 26, 2007 each share of Trustreet's Series C Preferred Stock outstanding immediately prior to the effective time of the GE Capital Merger was converted into, and cancelled in exchange for, the right to receive one share of 7.5 percent Series C Redeemable Convertible Preferred Stock of Merger Sub. Pursuant to the dissolution and liquidation of Merger Sub, holders of Merger Sub Series C Preferred Stock received $25.00 plus accrued and unpaid dividends through the date of payment for each share of Merger Sub Series C Preferred Stock they received in the GE Capital Merger, as described in Note 20 to the consolidated financial statements.

Computation of Earnings Per Common Share - For the years ended December 31, 2006, 2005 and 2004, basic and diluted earnings per common share for income (loss) from continuing operations available to common stockholders has been computed as follows:

	Year ended December 31, (in thousands)		
	2006	2005	2004
Numerator:			
Income from continuing operations	$ 19,744	$ 5,275	$ 3,152
Gain on sale of assets	747	9,643	135
Less: Preferred stock dividends	(28,703)	(24,448)	—
Income/(loss) from continuing operations available to common stockholders	$ (8,212)	$ (9,530)	$ 3,287
Denominator:			
Basic and diluted weighted average number of shares outstanding (1) (2) (3)	67,274	55,053	35,032
Basic and diluted income/(loss) from continuing operations allocable to common stockholders per share	$ (0.12)	$ (0.17)	$ 0.09

(1) For the year ended December 31, 2006, the potential dilution from the Company's outstanding Common Stock Equivalents was anti-dilutive to the loss from continuing operations per share calculation. As such, the Company excluded stock options to purchase approximately 0.004 million shares of common stock, warrants to purchase 0.4

million shares of common stock, restricted stock of approximately 0.2 million shares and the conversion of Series A and Series C Preferred Stock into 16.6 million shares of common stock from the computation of diluted earnings per share as these Common Stock Equivalents were anti-dilutive.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

15. Stockholders' Equity - Continued:

(2) For the year ended December 31, 2005, the potential dilution from the Company's outstanding Common Stock Equivalents was anti-dilutive to the loss from continuing operations per share calculation. As such, the Company excluded stock options to purchase approximately 0.012 million shares of common stock, warrants to purchase 0.4 million shares of common stock, restricted stock of approximately 0.1 million shares and the conversion of Series A and Series C Preferred Stock into 16.6 million shares of common stock from the computation of diluted earnings per share as these Common Stock Equivalents were anti-dilutive.

(3) For the year ended December 31, 2004, the Company did not have any Common Stock Equivalents.

The following unaudited presentation assumed that the Series C Preferred Stock issued to the CNLRP stockholders in connection with the 2005 Merger was outstanding for all periods presented.

	(In thousands) Year ended December 31,	
	2005	2004
Historical income (loss) from continuing operations and gain of sale of assets less preferred stock dividends	$ (3,101)	$ 7,119
Proforma adjustment for Series C Preferred Stock dividends	(2,264)	(13,583)
Proforma loss from continuing operations allocable to common stockholders	$ (5,365)	$ (6,464)
Basic and diluted proforma earnings (loss) per share:		
From continuing operations	$ (0.10)	$ (0.18)
From discontinued operations	0.78	1.00
	$ 0.68	$ 0.82

16. Concentration of Credit Risk:

No individual lessee or borrower (or affiliated groups of lessees or borrowers) or restaurant chain represented more than ten percent of the Company's revenues relating to its properties, loans and secured equipment leases during the years ended December 31, 2006, 2005, and 2004.

Although the Company's properties are geographically diverse throughout the United States and lessees and borrowers operate a variety of restaurant concepts, 20 restaurant chains constitute 73 percent of the Company’s properties. Failure of any one of these restaurant chains or any significant lessees or borrowers could significantly impact results of operations if the Company is not able to timely protect its interest.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

17. Segment Information:

The Company has established separate legal entities to operate and measure the real estate and specialty finance segments.

The real estate segment primarily acquires and holds real estate. It also holds certain mortgage and equipment loans generally until maturity. The specialty finance segment includes the Company's investment property sales program, our real estate development and redevelopment group and investment banking services to national and regional restaurant operators. The specialty finance segment's earnings are from lease income prior to sale, net gains from investment property sales, gains from development and sale of restaurant/retail real estate and to a lesser extent, advisory services and servicing activities.

The following tables summarize the results for the real estate and specialty finance segments. Consolidating eliminations and results of the parent company are reflected in the "other" column.

	Year ended December 31, 2006 (In thousands)			
	Real estate segment	Specialty finance segment	Other	Consolidated Totals
Revenues	$ 207,236	$ 13,927	$ (5,105)	$ 216,058
Expenses:				
General operating and administrative	20,121	23,798	(4,356)	39,563
Interest expense	93,769	8,496	(318)	101,947
Property expenses, state and other taxes	10,718	239	(155)	10,802
Depreciation and amortization	35,833	2,734	—	38,567
Impairment provisions on assets	4,912	—	—	4,912
Minority interest net of equity in earnings	523	—	—	523
	165,876	35,267	(4,829)	196,314
Discontinued operations:				
Income from discontinued operations, net of income tax	20,388	28,804	—	49,192

Gain on sale of assets	747	—	—	747
Net income/(loss)	$ 62,495	$ 7,464	$ (276)	$ 69,683
Assets at December 31, 2006	$ 2,233,227	$ 478,807	$ 9,131	$ 2,721,165

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

17. Segment Information - Continued:

	Year ended December 31, 2005 (In thousands)			
	Real estate segment	Specialty finance segment	Other	Consolidated Totals
Revenues	$ 168,861	$ 18,432	$ (4,917)	$ 182,376
Expenses:				
General operating and administrative	12,853	28,602	(3,485)	37,970
Interest expense	80,539	10,556	(1,021)	90,074
Property expenses, state and other taxes	7,063	481	(406)	7,138
Depreciation and amortization	28,317	1,499	—	29,816
Loss on termination of cash flow hedge	8,558	—	—	8,558
Impairments and provisions on assets	1,832	75	—	1,907
Minority interest net of equity in earnings	250	1,388	—	1,638
	139,412	42,601	(4,912)	177,101
Discontinued operations:				
Income from discontinued operations, net of income tax	18,039	31,230	—	49,269
Gain on sale of assets	9,643	—	—	9,643
Net income/(loss)	$ 57,131	$ 7,061	$ (5)	$ 64,187
Assets at December 31, 2005	$ 2,303,459	$ 379,100	$ 914	$ 2,683,473

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

17. Segment Information - Continued:

	Year ended December 31, 2004 (In thousands)			
	Real estate segment	Specialty finance segment	Other	Consolidated Totals
Revenues	$ 72,577	$ 29,337	$ (3,010)	$ 98,904
Expenses:				
General operating and administrative	8,868	21,515	(1,975)	28,408
Interest expense	29,262	18,314	423	47,999
Property expenses, state and other taxes	543	—	—	543
Depreciation and amortization	10,137	874	—	11,011
Loss on termination of cash flow hedge	—	940	—	940
Impairment provisions on assets	2,684	554	—	3,238
Minority interest net of equity in earnings	61	3,552	—	3,613
	51,555	45,749	(1,552)	95,752
Discontinued operations:				
Income/(loss) from discontinued operations, net of income tax	9,562	29,169	—	38,731
Gain on sale of assets	135	—	—	135
Net income/(loss)	$ 30,719	$ 12,757	$ (1,458)	$ 42,018

18. Commitments and Contingencies:

As a result of the 2005 Merger, the Company acquired properties subject to leases where the Company was the lessee under these leases. During the year ended December 31, 2006 and 2005, the Company incurred $3.4 million and $3.3 million, respectively, in ground rent expense related to such leases, with such amounts recorded as property expenses. The remaining lease terms (including renewal option terms, as applicable) expire between 2007 and 2028. Minimum future lease obligations at December 31, 2006 are as follows:

	(In thousands)
2007	$ 2,661
2008	2,355
2009	2,068
2010	1,769
2011	1,642
Thereafter	14,845
	$ 25,340

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2006

18. Commitments and Contingencies - Continued:

In the ordinary course of business, the Company has outstanding commitments to qualified borrowers and tenants. These commitments, including development agreements, if accepted by the potential tenants, obligate the Company to purchase sale leaseback properties. At December 31, 2006, the Company had committed to purchase $28.3 million in real estate properties.

As part of the 2005 Merger, the Company assumed certain agreements in connection with certain gas station properties, that obligate the Company to pay a release price should a gas station property change gas brands. The agreements are customary in the retail petroleum industry. Some, but not all, of the agreements release the Company from the aforementioned obligation upon the sale of the property to a third party.

In connection with the announcement of the 2005 Merger, on January 18, 2005, Robert Lewis and Sutter Acquisition Fund, LLC, two limited partners in several Income Funds, filed Plaintiffs' Corrected Original Petition for Class Action, Cause No. 05-00083-F, a purported class action lawsuit on behalf of the limited partners of the Income Funds against the Company, USRP, the Income Funds and the general partners (Mr. Seneff, Mr. Bourne and CNL Realty Corporation) of the Income Funds, and subsidiaries of the Company in the District Court of Dallas County, Texas (the "Court"). The complaint alleged that the general partners of the Income Funds breached their fiduciary duties in connection with the proposed 2005 Merger between the Income Funds and USRP and that the Company, subsidiaries of the Company and USRP aided and abetted in the alleged breaches of fiduciary duties. The complaint further alleged that the Income Fund general partners violated provisions of the Income Fund partnership agreements and demanded an accounting as to the affairs of the Income Funds. On April 26, 2005, a supplemental plea to jurisdiction was held. On May 2, 2005, the plaintiffs filed their First Amended Petition for Class Action. In the Amended Petition the plaintiffs did not add any parties or claims, but they did add allegations that the general partners of the Income Funds, with CNLRP and USRP, prepared and distributed a false and misleading final proxy statement filing to the limited partners of the Income Funds and the shareholders of CNLRP and USRP. The plaintiffs are seeking unspecified compensatory and exemplary damages and equitable relief, which also included an injunction preventing the defendants from proceeding with the 2005 Merger. On May 26, 2005, the Court entered a Final Order Dismissing Action for lack of subject matter jurisdiction. On June 22, 2005, the plaintiffs filed a Notice of Appeal of the Order of Dismissal. On September 7, 2005, the plaintiffs filed an appellants' brief. On November 7, 2005, the Company and the other defendants filed an appellees' brief. On December 12, 2005, the plaintiffs filed a brief in reply. On September 21, 2006, the plaintiffs submitted a letter brief to the Court of Appeals setting forth additional arguments; the defendants filed a responsive letter brief on September 25, 2006. The Court of Appeals heard oral argument on September 27, 2006. As of March 29, 2007, the Court of Appeals has not yet issued its decision. Management of the Company believes the claims against the Company are without merit and intends to vigorously defend against such claims. Notwithstanding a potential success in this action, we could be required to indemnify the former general partners of the Income Funds under the terms of the partnership agreements that previously governed the Income Funds.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

18. Commitments and Contingencies - Continued:

In connection with the GE Capital Merger announcement, on October 31, 2006, a purported shareholder class action lawsuit related to the GE Capital Merger Agreement was filed in the Circuit Court for Baltimore County, Maryland naming the Company, each of its directors and GE Capital Solutions as defendants. The lawsuit, Dr. Hila Louise-Chashin-Simon Foundation, Inc. v. Trustreet Properties, Inc., et al (Case No. C-06-11890), alleges, among other things, that the $17.05 per share in cash paid to the holders of Company common stock in connection with the GE Capital Merger is inadequate, that the individual director defendants breached their fiduciary duties to the stockholders of the Company in negotiating and approving the GE Capital Merger, that GE Capital Solutions aided and abetted the director defendants in such alleged breach and that all defendants conspired in such breach. The complaint seeks the following relief: (i) a declaration that the lawsuit is properly maintainable as a class action and a certification of the plaintiff as a class representative; (ii) a declaration that the director defendants breached their fiduciary duties owed to the plaintiff and other members of the class, that GE Capital Solutions aided and abetted such breaches and that all defendants conspired in such breaches; (iii) equitable relief enjoining the GE Capital Merger and, if such transaction is consummated, rescinding the transaction; (iv) appropriate damages; and (v) an award of attorneys' and experts' fees to the plaintiff. The Company believes that this lawsuit is without merit and intends to vigorously defend the action.

The Company has agreed to pay Banc of America Securities ("BofA") for its services in connection with the GE Capital Merger an aggregate fee of up to $13.6 million, $1.2 million of which was expensed in 2006 and a significant portion of which was contingent upon the completion of the GE Capital Merger. BofA received a payment of $12.8 million on February 26, 2007 upon completion of the GE Capital Merger.

During 2006, the Company planned to obtain secured financing to repay the temporary bridge financing of $204.5 million described under Note 9 to the consolidated financial statements. The Company committed to pay a breakage fee of $1.0 million to the proposed provider of the secured financing if plans for the secured financing were abandoned. (See Note 20 to the consolidated financial statements.)

The Company may be subject to claims or litigation in the ordinary course of business. At December 31, 2006, there were no outstanding claims against the Company in the ordinary course of business that are expected to have a material adverse effect on the Company's financial position or results of operations.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

19. Selected Quarterly Financial Data (Unaudited):

The following table presents selected unaudited quarterly financial data for each fiscal quarter during the years ended December 31, 2006 and 2005:

(In thousands except for per share data)

2006 Quarter	First	Second	Third	Fourth	Year
Continuing operations:					
Revenues (1)	$ 54,704	$ 53,221	$ 53,444	$ 54,689	$ 216,058
Earnings/(loss) from continuing operations allocable to common stockholders (1)(2)(3)	$ 972	$ 466	$ 1,078	$ (10,728)	$ (8,212)
Discontinued operations:					
Earnings and gains from discontinued operations, net (1)	9,808	14,070	8,987	16,327	49,192
Net income allocable to common stockholders	$ 10,780	$ 14,536	$ 10,065	$ 5,599	$ 40,980
Net income/(loss) per share of common stock (basic and diluted):					
Continuing operations (1)	$ 0.01	$ 0.01	$ 0.02	$ (0.16)	$ (0.12)

Discontinued operations (1)	$ 0.15	$ 0.21	$ 0.13	$ 0.24	$ 0.73

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

19. Selected Quarterly Financial Data (Unaudited) - Continued:

	(In thousands except for per share data)				
2005 Quarter	First	Second	Third	Fourth	Year
Continuing operations:					
Revenues (1)	$ 32,142	$ 48,563	$ 50,077	$ 51,594	$ 182,376
Earnings/(loss) from continuing operations allocable to common stockholders (1)(2)(3)	$ (5,393)	$ (4,495)	$ 710	$ (352)	$ (9,530)
Discontinued operations:					
Earnings and gains from discontinued operations, net (1)	5,919	15,468	10,978	16,904	49,269
Net income allocable to common stockholders	$ 526	$ 10,973	$ 11,688	$ 16,552	$ 39,739
Net income/(loss) per share of common stock (basic and diluted):					
Continuing operations (1)	$ (0.10)	$ (0.08)	$ 0.01	$ 0.00	$ (0.17)
Discontinued operations (1)	$ 0.11	$ 0.27	$ 0.19	$ 0.32	$ 0.89

(1)

The results of operations relating to properties that were either disposed of or that were classified as held for sale during the year ended December 31, 2006 and 2005 are reported as discontinued operations.

(2) Earnings/(loss) from continuing operations allocable to common stockholders includes income from continuing operations and gain/(loss) on sale of assets, net of dividends to preferred stockholders.

(3) During the fourth quarter of 2006, the Company recorded a $2.5 million provision for loan loss, as described in Note 13 to the consolidated financial statements. During the fourth quarter of 2006, as a result of the GE Capital Merger and the abandonment of the plans for an anticipated secured financing transaction, the Company wrote-off approximately $3.3 million relating to previously incurred debt issuance costs, as described in Note 9 to the consolidated financial statements. In connection with the GE Capital Merger, during the fourth quarter of 2006, the Company also incurred approximately $3.0 million in due diligence and other internal and external costs. These amounts are included in earnings/(loss) from continuing operations allocable to common stockholders.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006, 2005 and 2004

20. Subsequent Events:

On February 26, 2007, Trustreet engaged in two distinct but related transactions:

- The assignment by Trustreet to the Company (which immediately prior to such assignment was a newly-formed direct wholly owned subsidiary of Trustreet) of all of its assets and liabilities (the "Assignment and Assumption"); and

- Immediately following the Assignment and Assumption, the GE Capital Merger of Trustreet with and into TSY-FF Acquisition Company, Inc., a Maryland corporation and an indirect wholly owned subsidiary of GE Capital ("Merger Sub"), pursuant to that certain Agreement and Plan of GE Capital Merger, dated as of October 30, 2006, as amended (the "GE Capital Merger Agreement") by and among Trustreet, CNL APF Partners, LP, a Delaware limited partnership and indirect subsidiary of Trustreet ("CNL Partnership"), GE Capital, FF-TSY Holding Company, Inc., a Delaware corporation and direct parent of Merger Sub ("Holdco"), Merger Sub, and Franchise-TSY Acquisition LLC, a Delaware limited liability company and wholly owned subsidiary of Merger Sub ("Partnership Merger Sub").

Assignment and Assumption

Concurrently with the Assignment and Assumption on February 26, 2007, Trustreet, the Company, FF-TSY Holding Company II, Inc., a Delaware corporation at the time of the Assignment and Assumption a direct wholly owned subsidiary of Trustreet, and Wells Fargo Bank, National Association, as Trustee under the indenture (the "Trustee") entered into a supplemental indenture (the "Supplemental Indenture") which amended the indenture governing Trustreet's outstanding 7.5 percent Senior Notes due in 2015 (the "Notes") and provided for the express assumption by the Company of all obligations of Trustreet on the Notes and under the Indenture.

GE Capital Merger Transactions

Following the effectiveness of the Assignment and Assumption, Trustreet caused Partnership Merger Sub to merge with and into CNL Partnership (the "Partnership Merger"), with CNL Partnership being the surviving entity and becoming a wholly owned subsidiary of the Company. Pursuant to the Partnership Merger, each holder of units of limited partnership interest in CNL Partnership other than Trustreet and its subsidiaries became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each unit of limited partnership they owned in CNL Partnership immediately prior to the effective time of the Partnership Merger.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006 and 2005

20. Subsequent Events - Continued:

Immediately following the Partnership Merger, Trustreet was merged with and into Merger Sub, with Merger Sub being the surviving entity and a direct wholly owned subsidiary of Holdco. Pursuant to the GE Capital Merger, holders of Trustreet common stock (other than Trustreet and its subsidiaries) became entitled to receive $17.05 in cash, without interest and less any applicable withholding taxes, for each share of common stock issued and outstanding and held by such holders immediately prior to the effective time of the GE Capital Merger. Also pursuant to the GE Capital Merger, each share of Series A Preferred Stock that was outstanding immediately prior to the effective time of the GE Capital Merger, other than shares owned by Trustreet, its subsidiaries, or Merger Sub, was converted into, and cancelled in exchange for, the right to receive, without interest and less any applicable withholding taxes, cash in the amount of $25.00, plus any accrued and unpaid dividends through and including February 26, 2007. Finally, each share of Series C Preferred Stock outstanding immediately prior to the effective time of the GE Capital Merger was converted into, and cancelled in exchange for, the right to receive one share of 7.5 percent Series C Redeemable Convertible Preferred Stock of Merger Sub (the “Merger Sub Series C Preferred Stock”). Upon completion of the GE Capital Merger, the Company was a direct wholly owned subsidiary of Merger Sub, which was in turn a direct wholly owned subsidiary of Holdco, which is in turn an indirect wholly owned subsidiary of GE Capital.

Liquidation of Merger Sub

Following the GE Capital Merger, Merger Sub assigned all of its assets and liabilities to Holdco (other than cash deposited by Merger Sub with the paying agent for the GE Capital Merger in an amount sufficient to discharge its obligations with respect to holders of the Merger Sub Series C Preferred Stock) and Merger Sub and Holdco filed Articles of Transfer with the State Department of Assessments and Taxation of the State of Maryland (“SDAT”) in accordance with Maryland law. On March 20, 2007, Merger Sub caused Articles of Dissolution to be filed with SDAT and the legal existence of Merger Sub was terminated. Pursuant to the dissolution and liquidation of Merger Sub, holders of Merger Sub Series C Preferred Stock received $25.00 plus accrued and unpaid dividends through the date of payment for each share of Merger Sub Series C Preferred Stock they received in the GE Capital Merger. Following the dissolution of Merger Sub, the Company is a direct wholly owned subsidiary of Holdco, which, in turn, is an indirect wholly owned subsidiary of GE Capital, which, in turn, is a subsidiary of General Electric Company.

In conjunction with the GE Capital Merger on February 26, 2007, the Company received a capital contribution from FF-TSY Acquisition to repay all principal and interest outstanding under the Revolver, Term Loan, and Mortgage Warehouse Facilities and terminated the interest rate swap agreement that related to the Term Loan. In addition, plans to pursue the secured financing were abandoned and resulted in a breakage fee of $1.0 million to the proposed provider of the secured financing.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO CONSOLIDATED FINANCIAL STATEMENTS - CONTINUED
Years ended December 31, 2006 and 2005

21. Subsequent Events - Continued:

In connection with the with the GE Capital Merger, all outstanding options to purchase shares of Trustreet common stock with an exercise price below $17.05 per share were cancelled and converted into the right to receive an amount of cash equal to the difference between the $17.05 per share merger consideration and the exercise price per share of the option, multiplied by the number of shares subject to the option, without interest and less any applicable withholding tax. In addition, all restricted share awards under the Plan became fully vested and free of any forfeiture restrictions immediately prior to the effective time of the GE Capital Merger, and each such share was exchanged for $17.05 in cash, without interest. The Company terminated the Plan as part of the GE Capital Merger.

Effective with the GE Capital Merger, the Company no longer qualified as a REIT, resulting in all taxable income being subject to federal and state income taxes.

Item 9. Changes in and Disagreements with Accountants on Accounting and Financial Disclosure.

None.

Item 9A. Controls and Procedures.

Management, including our Principal Executive Officer and Chief Financial Officer, carried out an evaluation as of December 31, 2006 of the effectiveness of the design and operation of the Company's disclosure controls and procedures, as such term is defined under Rule 13(a)-15(e) under the Securities Exchange Act of 1934, as amended. Based upon the evaluation, our Principal Executive Officer and Chief Financial Officer have concluded that, as of December 31, 2006, the Company's disclosure controls and procedures were effective.

For the three months ended December 31, 2006, there were no changes in the Company's internal control over financial reporting that have materially affected, or are reasonably likely to materially affect, our internal control over financial reporting.

Item 9B. Other Information.

None.

PART III

Item 10. Directors and Executive Officers of the Registrant.

Not required by this form.

Item 11. Executive Compensation.

Not required by this form.

Item 12. Security Ownership of Certain Beneficial Owners and Management and Related Stockholder Matters.

Not required by this form.

Item 13. Certain Relationships and Related Transactions.

Not required by this form.

Item 14. Principal Accounting Fees and Services.

Audit Fee Summary

The following table outlines the fees paid or accrued by the Company for the audit and other services provided by PricewaterhouseCoopers LLP for each of the years ended December 31, 2006 and 2005:

	(In thousands) 2006	2005
Audit Fees (1)	$ 588	$ 810
Audit Related Fees (2)	56	246
Audit and Audit Related Fees	644	1,056
Tax Fees (3)	453	831
All Other Fees (4)	154	608
Total Fees	$ 1,251	$ 2,495

1. Audit fees include the aggregate fees billed for professional services rendered by the principal accountant for the audit of the Company's annual financial statements, review of financial statements included in the registrant's Form 10-Q, as well as audit procedures performed in connection with certain registration statements.

2. Audit related fees consist of services related to separate financial statement required by debt or other regulatory requirements and accounting consultations.

3. Tax fees consist of services related to corporate tax compliance, including review of corporate tax returns and due diligence related to mergers and acquisitions.

4. All other fees consist of professional services rendered in connection with financing transactions entered into by the Company.

After the GE Capital Merger and related transactions we no longer had a separate Audit Committee. Instead, those functions are preformed by our entire Board of Managers. The Board has determined that the provision of audit related and tax services by PricewaterhouseCoopers LLP during 2006 is compatible with maintaining PricewaterhouseCoopers LLP's independence.

Policy on Audit Committee Pre-Approval of Audit and Permissible Non-Audit Services of Independent Accountants.

Consistent with policies of the Securities and Exchange Commission regarding auditor independence, prior to the GE Capital Merger the Audit Committee had responsibility for appointing, setting compensation and overseeing the work of the independent accountants. In recognition of this responsibility, the Audit Committee had established a policy to pre-approve all audit and permissible non-audit services provided by the independent accountants.

Prior to engagement, the Audit Committee pre-approved these services by category of service. The fees were budgeted and the Audit Committee required the independent accountants and management to report actual fees versus the budget periodically throughout the year by category of service. During the year, circumstances could arise when it could become necessary to engage the independent accountants for additional services not contemplated in the original pre-approval. In those instances, the Audit Committee required specific pre-approval before engaging the independent accountants.

For the fiscal years ended December 31, 2006 and 2005, the Audit Committee pre-approved 100% of services described above in the captions Audit, Audit Related Fees, Tax Fees, and All Other Fees. For the fiscal year ended December 31, 2006, no hours expended on PricewaterhouseCoopers LLP's engagement to audit our financial statements were attributed to work performed by persons other than full-time, permanent employees of PricewaterhouseCoopers LLP.

Pursuant to our Audit Committee charter, the Audit Committee could delegate pre-approval authority to the chairman of the Audit Committee, who would promptly advise the remaining members of the Audit Committee of such approval at the next regularly scheduled meeting.

PART IV

Item 15. Exhibits and Financial Statement Schedules.

(a) The following documents are filed as part of this report.

1. Consolidated Financial Statements

Report of Independent Registered Certified Public Accounting Firm.

Consolidated Balance Sheets at December 31, 2006 and 2005.

Consolidated Statements of Income for the years ended December 31, 2006, 2005 and 2004.

Consolidated Statements of Stockholders' Equity and Comprehensive Income/(Loss) for the years ended December 31, 2006, 2005 and 2004.

Consolidated Statements of Cash Flows for the years ended December 31, 2006, 2005 and 2004.

Notes to Consolidated Financial Statements.

2. Financial Statement Schedules

Schedule II - Valuation and Qualifying Accounts for the years ended December 31, 2006, 2005 and 2004.

Schedule III - Real Estate and Accumulated Depreciation at December 31, 2006.

Notes to Schedule III - Real Estate and Accumulated Depreciation at December 31, 2006.

Schedule IV - Mortgage Loans on Real Estate at December 31, 2006.

All other Schedules are omitted as the required information is inapplicable or is presented in the financial statements or notes thereto.

3. Exhibits

2.1	Agreement and Plan of Merger by and between Trustreet Properties, Inc., predecessor to the Registrant, and CNL Restaurant Properties, Inc., dated as of August 9, 2004 (previously filed as Exhibit 2.1 to the Registrant's current report on Form 8-K filed on August 10, 2004 and incorporated herein by reference).

2.2 Agreements and Plans of Merger by and among Trustreet Properties, Inc., predecessor to the Registrant, a separate, wholly-owned subsidiary of the operating partnership of Trustreet Properties, Inc. and each of the 18 Income Funds (previously filed as Exhibits 2.2 - 2.19 to the Registrant's current report on Form 8-K filed on August 10, 2004 and incorporated herein by reference).

2.3 Agreement and by and among the Trustreet Properties, Inc., CNL APF Partners, LP and General Electric Capital Corporation, dated as of October 30, 2006 (previously filed as Exhibit 2.1 to the Registrant's current report on Form 8-K/A filed on November 8, 2006 and incorporated herein by reference).

3.1 Certificate of Formation of the Registrant (filed herewith).

3.2 Amended and Restated Limited Liability Company Agreement of the Registrant dated as of March 27, 2007 (filed herewith).

4.1 Indenture dated as of March 4, 2005, among Net Lease Funding 2005, LP, MBIA Insurance Corporation and Wells Fargo Bank, N.A., as indenture trustee relating to $275,000,000 Triple Net Lease Mortgage Notes, Series 2005 (previously filed as Exhibit 99.1 to the Registrant's current report on Form 8-K filed on March 10, 2005 and incorporated herein by reference).

4.2 Stock Purchase Warrant - Omnicron Master Trust (previously filed as Exhibit 4.04 to the Registrant's Form 10-Q for the fiscal quarter ended June 30, 2003 and incorporated herein by reference).

4.3 Stock Purchase Warrant - The Riverview Group, LLC (previously filed as Exhibit 4.05 to the Registrant's Form 10-Q for the fiscal quarter ended June 30, 2003 and incorporated herein by reference).

4.4 Indenture, dated as of March 23, 2005, between the Registrant and Wells Fargo Bank, National Association, as trustee, relating to the Registrant's 7 ½% Senior Noted due 2015 (previously filed as Exhibit 4.1 to the Registrant's current report on Form 8-K filed on March 28, 2005 and incorporated herein by reference).

4.5 First Supplemental Indenture, by and among the Registrant, FF-TSY Holding Company II, LLC, FF-TSY Holding Company II, INC., and Wells Fargo Bank, National Association, dated as of February 26, 2007 (previously filed as Exhibit 4.1 to the Registrant's current report on Form 8-K filed on February 26, 2007 and incorporated herein by reference).

4* Pursuant to Regulation S-K Item 601(b)(4)(iii), the Registrant by this filing agrees, upon request, to furnish to the Securities and Exchange Commission a copy of instruments defining the rights of holders of long-term debt of the Registrant.

10.1 Registrant Flexible Incentive Plan (previously filed as Exhibit 10.1 to the Registrant's Form 10-Q for the fiscal quarter ended March 31, 2003 and incorporated herein by reference).

10.2 Bridge Credit Agreement dated as of February 25, 2005, by and among the Registrant, as borrower, certain subsidiaries of the Registrant, as guarantors, Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender, and certain other lenders party thereto, and Banc of America Securities LLC, as Sole Lead Arranger and Sole Book Manager (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on March 3, 2005 and incorporated herein by reference).

10.3 Bridge Credit Agreement dated as of February 25, 2005, by and among Net Lease Funding 2005, LP, as borrower, Bank of America, as Administrative Agent, and certain other lenders party thereto, and Banc of America Securities LLC, as Sole Lead Arranger and Sole Book Manager (previously filed as Exhibit 10.2 to the

Registrant's current report on Form 8-K filed on March 3, 2005 and incorporated herein by reference).

10.4 Credit Agreement, dated as of April 8, 2005, by and among the Registrant, as borrower, certain subsidiaries of the Registrant, as guarantors, Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender, Bank of America Securities LLC, as Sole Lead Arranger and Sole Book Manager, Key Bank, National Association, as Syndication Agent, Credit Suisse First Boston, Societe Generale, and Wachovia Bank National Association, as Co-Documentation Agents, and the lenders party thereto (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on April 13, 2005 and incorporated herein by reference).

10.5 First Amendment to Credit Agreement, dated as of September 28, 2006, by and among the Registrant, the Guarantors (as defined in the Credit Agreement), the Lenders (as defined in the Credit Agreement), Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender (each as defined in the Credit Agreement) and Banc of America Securities LLC, as sole lead arranger and sole book manager (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on October 2, 2006 and incorporated herein by reference).

10.6 Pledge Agreement, dated as of April 8, 2005, by substantially all of the Borrower's domestic subsidiaries, in favor of Bank of America, N.A., in its capacity as Administrative Agent (previously filed as Exhibit 10.2 to the Registrant's current report on Form 8-K filed on April 13, 2005 and incorporated herein by reference).

31.1 Certification of Chief Executive Officer pursuant to Rule 13a-14(a) as adopted pursuant to Section 302 of the Sarbanes-Oxley Act of 2002 (filed herewith).

31.2 Certification of Chief Financial Officer pursuant to Rule 13a-14(a) as adopted pursuant to Section 302 of the Sarbanes-Oxley Act of 2002 (filed herewith).

SIGNATURES

Pursuant to the requirements of Section 13 or 15(d) of the Securities Exchange Act of 1934, the Registrant has duly caused this report to be signed on its behalf by the undersigned, thereunto duly authorized, on the 29th day of March, 2007.

FF-TSY HOLDING COMPANY II, LLC

By:

/s/ DARREN KOWALSKE
Darren Kowalske
President
(Principal Executive Officer)

/s/ JOHN BARRAVECCHIA
John Barravecchia
Chief Financial Officer
(Principal Financial Officer)

Pursuant to the requirements of the Securities Exchange Act of 1934, this report has been signed below by the following persons on behalf of the Registrant and in the capacities and on the dates indicated.

Signature	Title	Date
/S/ DARREN KOWALSKE Darren Kowalske	President, Manager (Principal Executive Officer)	March 29, 2007
/S/ JOHN BARRAVECCHIA John Barravecchia	Chief Financial Officer, Manager (Principal Financial Officer)	March 29, 2007
/S/ IXCHELL C. DUARTE Ixchell C. Duarte	Chief Accounting Officer	March 29, 2007
/S/ STEFAAN D'HOORE Stefaan D'Hoore	Manager	March 29, 2007

FF-TSY HOLDING COMPANY II, LLC
SCHEDULE II - VALUATION AND QUALIFYING ACCOUNTS
Years Ended December 31, 2006, 2005 and 2004
(In thousands)

Year	Description	Balance at Beginning of Year	Additions: Charged to Costs and Expenses	Additions: Charged to Other Accounts (b)	Deductions: Deemed Uncollec-tible	Deductions: Collected/ Recovered	Balance at End of Year
2004	Allowance for doubtful accounts (a)	$ 3,276	$ 1,079	$ 1,891	$ 3,409	$ 140	$ 2,697
	Allowance for loan losses (c)	13,964	112	311	6,443	683	7,261
	Deferred tax asset valuation allowance	842	—	—	—	842	—
		$ 18,082	$ 1,191	$ 2,202	$ 9,852	$ 1,665	$ 9,958
2005	Allowance for doubtful accounts (a)	$ 2,697	$ 710	$ 2,528	$ 1,513	$ 1,408	$ 3,014
	Allowance for loan losses (c)	7,261	1,296	124	1,753	1,222	5,706
		$ 9,958	$ 2,006	$ 2,652	$ 3,266	$ 2,630	$ 8,720
2006	Allowance for doubtful	$ 3,014	$ 395	$ 1,675	$ 1,121	$ 607	$ 3,356

accounts (a)						
Allowance for loan losses (c)	5,706	2,542	42	1,736	1,115	5,439
	$ 8,720	$ 2,937	$ 1,717	$ 2,857	$ 1,722	$ 8,795

(a) Deducted from receivables and accrued rental income on the balance sheet.

(b) Reduction of rental, earned, interest and other income.

(c) Deducted from mortgage, equipment and other notes receivable on the balance sheet.

TRUSTREET PROPERTIES, INC.
SCHEDULE III - REAL ESTATE AND ACCUMULATED DEPRECIATION
December 31, 2006
(In thousands)

		Initial Cost to Company		Costs Capitalized Subsequent to Acquisition		Gross amount at which carried at close of period				
airments	Encumbrances	Land	Buildings and Improvements	Improvements	Carrying Costs	Land	Buildings and Improvements	Total	Accumulated Depreciation	Date of construction	A
		553	782			553	782	1,335	48	1987	
		(f)	218			(f)	218	218	13	1988	
		(f)	391			(f)	391	391	24	1988	
		1,366	346			1,366	346	1,712	21	1961	
		(f)	202			(f)	202	202	12	1982	
		1,167	547			1,167	547	1,714	34	1988	
		(f)	200			(f)	200	200	12	1963	
		215	297			215	297	512	18	1987	
	(g)	640	613			640	613	1,253	38	1986	
		1,585	1,255			1,585	1,255	2,840	77	1999	
	(g)	1,139	621			1,139	621	1,760	38	1993	
	(g)	884	627			884	627	1,511	38	1993	
	(g)	850	651			850	651	1,500	40	1994	
	(g)	1,137	641			1,137	641	1,778	39	1991	

	2,376	950		2,376	950	3,325	58	1998
	1,486	773		1,486	773	2,258	246	1983
	417	1,489		417	1,489	1,906	91	1994
(g)	610	770		610	770	1,380	215	1991
(g)	556	983		556	983	1,539	274	1995
	329	692		329	692	1,021	42	1997
(g)	626	936		626	936	1,562	261	1996
(g)	490	1,004		490	1,004	1,493	279	1993
	506	800		506	800	1,307	49	1994
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1996
(g)	550	967		550	967	1,516	269	1994
(g)	735	827		735	827	1,563	230	1992
(g)	390	943		390	943	1,333	263	1997
(g)	568	925		568	925	1,493	258	1998
(g)	740	836		740	836	1,576	233	1995
	380	644		380	644	1,024	39	1997
	368	629		368	629	997	39	1997
	537		1,194	537	1,194	1,731	197	1999
	331	720		331	720	1,051	44	1996
(g)	604	(e)		604	(e)	604	(e)	1996
	778		1,154	778	1,154	1,932	278	1999
	403	701		403	701	1,104	43	1996
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1995

	754	1,479		754	1,479	2,233	99	1998
(g)	950	1,362		950	1,362	2,312	114	1999
(g)	972	1,170		972	1,170	2,142	98	1999
	408	931		408	931	1,339	60	2005
	407	525		407	525	932	22	1998
	509	(e)		509	(e)	509	(e)	1999
	416	549		416	549	965	34	1978
	230	418		230	418	648	26	1994
	378	349		378	349	727	21	1992
	402	280		402	280	682	12	1980
(g)	231	456		231	456	687	129	1988
	130	376		130	376	506	23	1981
	253	321		253	321	575	20	1988
(g)	206	262		206	262	468	16	1991
(g)	461	428		461	428	889	26	1994
	692	379		692	379	1,071	16	1984
(g)	648		655	648	655	1,304	157	1998
(g)	327	391		327	391	718	104	1995
(g)	338	497		338	497	836	171	1996
	208	318		208	318	525	19	1989
(g)	226	414		226	414	641	89	1995
(g)	177	417		177	417	594	26	1969
	219	302		219	302	521	19	1989
	116	303		116	303	420	19	1990

	271	571		271	571	842	35	1992
	289	433		289	433	723	27	1989
	286	432		286	432	718	26	1987
(g)	267	422		267	422	688	91	1994
(g)	248	369		248	369	617	79	1984
	288	321		288	321	609	20	1990
(g)	586		607	586	607	1,193	163	1998
	179	431		179	431	610	26	1992
	181	528		181	528	710	32	1995
	182	309		182	309	491	19	1987
	415	340		415	340	755	14	UNKNOWN
	150	319		150	319	469	20	1992
	192	463		192	463	655	28	1991
	242	364		242	364	605	22	1990
	225	401		225	401	626	25	1991
	237	313		237	313	551	19	1982
	152	298		152	298	450	18	1989
(g)	502	349		502	349	851	21	1998
(g)	442		594	442	594	1,036	143	1998
(g)	484		576	484	576	1,060	155	1999
(g)	236	699		236	699	935	43	1989
	591	349		591	349	940	15	1985
	131	296		131	296	427	18	1991
	221	502		221	502	723	31	1995

	256	237		256	237	493	4	UNKNOWN	
	279	425		279	425	705	26	1980	
	403	270		403	270	673	11	1985	
	239	373		239	373	612	23	1995	
	262	321		262	321	583	20	1991	
	709		546	709	546	1,255	128	1999	
	296	558		296	558	854	34	1995	
(g)	243	398		243	398	641	86	1992	
	361	336		361	336	697	14	1972	
	336	386		336	386	722	16	1976	
	319	449		319	449	767	27	1962	
(g)	282	278		282	278	561	17	1979	
	434		618	434	618	1,052	143	2000	
	241	225		241	225	466	9	1994	
	227	384		227	384	610	24	1994	
	198	253		198	253	451	16	1988	
	251	308		251	308	559	19	1988	
	187	319		187	319	505	20	1989	
	123	285		123	285	408	17	1988	
	186	467		186	467	653	29	1995	
	114	361		114	361	475	22	1996	
	313	(e)		313	(e)	313	(e)	1995	
	240	283		240	283	523	17	1992	
(g)	363	405		363	405	768	127	1990	

(g)	478	734		478	734	1,212	45	1989
(g)	278	490		278	490	768	154	1995
	303	533		303	533	836	33	1994
	551	227		551	227	777	10	1983
	369	334		369	334	703	14	UNKNOWN
(g)	271	489		271	489	759	105	1993
	(e)	(e)	596	(e)	(e)	(e)	(e)	1978
	201	287		201	287	488	18	1970
(g)	411	452		411	452	863	28	1978
	440		677	440	677	1,117	158	2000
	323	297		323	297	619	12	1987
(g)	225	540		225	540	765	169	1995
	168	458		168	458	626	28	1970
	461	304		461	304	765	13	UNKNOWN
(g)	273	413		273	413	686	130	1994
(g)	269	485		269	485	754	152	1995
(g)	236	452		236	452	688	97	1990
(g)	455	(e)		455	(e)	455	(e)	1996
	242	299		242	299	541	18	1989
	270	291		270	291	561	18	1997
(g)	321	463		321	463	784	147	1992
	313	359		313	359	672	15	UNKNOWN
	779	182		779	182	961	8	1985
	292	288		292	288	580	18	1988
	368	268		368	268	636	11	UNKNOWN

	305	587		305	587	892	36	1994
	253	392		253	392	645	24	1994
(g)	240	498		240	498	738	31	1989
(g)	297	372		297	372	670	23	1995
	288	213		288	213	500	9	UNKNOWN
	216	485		216	485	701	30	1995
	(e)	(e)	340	(e)	(e)	(e)	(e)	1999
(g)	463		593	463	593	1,056	144	1998
	414	371		414	371	785	16	1985
(g)	396	(e)		396	(e)	396	(e)	1993
	654	336		654	336	990	14	1995
(g)	371	472		371	472	842	29	1990
	265	422		265	422	687	26	1979
	196	444		196	444	640	98	1991
	312	396		312	396	708	24	1968
	291	483		291	483	774	30	1975
	353	336		353	336	689	14	1986
(g)	413		673	413	673	1,086	176	1998
	243	463		243	463	705	28	1981
	222	516		222	516	737	32	1994
	620	332		620	332	951	14	UNKNOWN
	456	354		456	354	810	15	1978
	242	508		242	508	750	31	1970

	556	518		556	518	1,074	32	1981
	383	489		383	489	872	30	1987
(g)	264	338		264	338	602	21	1970
	156	335		156	335	492	21	1970
	152	411		152	411	563	25	1980
	453	302		453	302	755	13	1985
	414	332		414	332	746	20	1996
	333	593		333	593	926	36	1998
(g)	375	440		375	440	815	27	1988
	193	433		193	433	625	27	1990
(g)	421		633	421	633	1,055	155	1999
(g)	322	372		322	372	694	98	1992
	504	(e)		504	(e)	504	(e)	1999
	522	405		522	405	927	17	UNKNOWN
	145	398		145	398	544	24	1979
	151	369		151	369	520	23	1979
(g)	733		666	733	666	1,399	173	1999
	497		701	497	701	1,198	171	1999
	457	449		457	449	907	28	1992
	235	469		235	469	704	29	1981
(g)	523		289	523	289	812	78	1998
	764	457		764	457	1,221	19	1985
	532	555		532	555	1,087	34	1988
	403	344		403	344	747	21	1990

	361		712	361	712	1,073	220	1997
	6,288	(d)		6,288	(d)	6,288	(d)	1998
(g)	449	728		449	728	1,177	172	1978
(g)	656	720		656	720	1,376	44	1970
(g)	680	1,041		680	1,041	1,721	246	1987
(g)	419	849		419	849	1,268	201	1979
(g)	544	1,132		544	1,132	1,676	268	1991
(g)	573	468		573	468	1,041	111	1980
(g)	538	778		538	778	1,316	167	1978
(g)	601	760		601	760	1,362	163	1978
(g)	591	770		591	770	1,362	165	1977
(g)	648	870		648	870	1,517	206	1977
(g)	489	1,142		489	1,142	1,631	270	1992
(g)	664	853		664	853	1,517	202	1970
(g)	567	1,177		567	1,177	1,744	278	1978
	799	594		799	594	1,393	36	1975
(g)	687	675		687	675	1,362	145	1999
(g)	375	734		375	734	1,110	174	1977
(g)	615	631		615	631	1,245	149	1977
(g)	518	591		518	591	1,109	140	1980
(g)	586	718		586	718	1,304	170	1977
(i)	373	873		373	873	1,247	219	1999

(i)		347	829		347	829	1,176	216	1987
(i)		502	133	787	502	920	1,422	226	1985
(i)		273	903		273	903	1,177	241	1999
(i)		624	1,028		624	1,028	1,652	293	1986
	(g)	714	1,303		714	1,303	2,017	423	1997
		768	(e)		768	(e)	768	(e)	1986
	(g)	900	(e)		900	(e)	900	(e)	1979
	(g)	794	(e)		794	(e)	794	(e)	1979
	(g)	1,244	862		1,244	862	2,106	53	2000
		1,642	905		1,642	905	2,547	55	2000
	(g)	884	876		884	876	1,760	54	2001
	(g)	665	(e)		665	(e)	665	(e)	1984
	(g)	1,078	(e)		1,078	(e)	1,078	(e)	1983
		1,039		1,523	1,039	1,523	2,562	361	1999
	(g)	909	(e)		909	(e)	909	(e)	1979
		833	(e)		833	(e)	833	(e)	1981
		1,075		1,502	1,075	1,502	2,578	329	1999
	(g)	749	820		749	820	1,569	50	1995
	(g)	1,306	1,031		1,306	1,031	2,337	294	1982

		708	1,008		708	1,008	1,716	274	1998
	(g)	1,585	874		1,585	874	2,460	249	1978
	(g)	692	(e)		692	(e)	692	(e)	1983
	(g)	885	(e)		885	(e)	885	(e)	1976
		2,264	741		2,264	741	3,005	45	1982
		741	(e)		741	(e)	741	(e)	1980
	(g)	1,116	997		1,116	997	2,113	61	2001
	(g)	(e)	(e)		(e)	(e)	(e)	(e)	1982
		790	(e)		790	(e)	790	(e)	1987
(i)		745	380	702	745	1,083	1,828	279	1998
		1,023		1,275	1,023	1,275	2,298	310	1999
		(e)	(e)		(e)	(e)	(e)	(e)	1994
	(g)	(e)	(e)		(e)	(e)	(e)	(e)	1991
(i)		679	314	715	679	1,029	1,708	245	1999
	(g)	405	(e)		405	(e)	405	(e)	1996
		2,188	(d)		2,188	(d)	2,188	(d)	1965
		774		508	774	508	1,282	164	1997
		533	801		533	801	1,334	144	1995
		440	476		440	476	916	87	1995
		354	606		354	606	960	191	1997
		200	624		200	624	824	38	1985

	339	469		339	469	808	29	1996
(g)	482	360		482	360	842	22	1996
	668		662	668	662	1,330	206	1997
	567	404		567	404	970	129	1997
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	886		649	886	649	1,534	202	1997
	529		900	529	900	1,429	161	1996
	516		573	516	573	1,089	177	1997
	210	503		210	503	713	31	1960
(g)	681	378		681	378	1,058	23	1994
	526	504		526	504	1,031	155	1997
	191	449		191	449	640	28	1960
	522	410		522	410	932	75	1995
	652	776		652	776	1,428	245	1997
	235	589		235	589	824	187	1994
(g)	398	526		398	526	924	32	1986
	390	762		390	762	1,152	47	1991
(g)	166	203		166	203	369	12	1916
	94	301		94	301	395	18	1896
	186	311		186	311	497	19	UNKNOWN
	208	343		208	343	551	21	1930

(g)	117	393		117	393	510	24	1896
	246	358		246	358	605	22	1921
	178	362		178	362	540	22	1959
	251	306		251	306	558	19	1997
	347	339		347	339	686	21	1990
(g)	212	307		212	307	519	19	1957
	1,344	(d)		1,344	(d)	1,344	(d)	UNKNOWN
	604	834		604	834	1,438	51	1975
	199	482		199	482	681	30	1988
	834	911		834	911	1,745	38	1995
(g)	384	790		384	790	1,174	48	UNKNOWN
	379	651		379	651	1,030	40	UNKNOWN
	(e)	(e)		(e)	(e)	(e)	(e)	1992
	941	854		941	854	1,795	52	1982
	316	472		316	472	788	20	1966
	807	355		807	355	1,162	22	1979
	705	425		705	425	1,129	26	1986
(g)	680	420		680	420	1,101	26	1984
	95	658		95	658	753	12	1994
	380	292		380	292	672	18	1982
(g)	543		552	543	552	1,096	132	1996

	227	455		227	455	682	28	1990
	430	637		430	637	1,066	39	1989
	771	551		771	551	1,322	34	1978
	1,257	394		1,257	394	1,651	24	1979
(g)	224	645		224	645	869	40	1992
	217		859	217	859	1,076	216	1999
	647	336		647	336	983	6	1996
	560	348		560	348	908	15	UNKNOWN
(g)	680		527	680	527	1,207	126	1997
	504	470		504	470	974	8	1998
(g)	918		713	918	713	1,631	170	1996
	1,139	611		1,139	611	1,750	37	1996
	629	445		629	445	1,074	27	1978
	601	398		601	398	999	24	1977
	330	382		330	382	712	23	1995
	392	378		392	378	770	23	1988
	645	479		645	479	1,124	29	1978
	493	357		493	357	850	22	1980
(g)	196	382		196	382	578	23	1985
(g)	1,046	461		1,046	461	1,507	28	1989
	350		663	350	663	1,012	85	1999
	322	519		322	519	841	32	1989
	1,108	410		1,108	410	1,518	25	1977

	323	1,219	323	1,219	1,542	317	1991
	383	417	383	417	800	26	1983
	738	360	738	360	1,098	22	1987
	836	538	836	538	1,375	33	1992
	824	908	824	908	1,732	56	1987
(g)	186	457	186	457	643	28	1990
	628	440	628	440	1,068	19	1996
	389	342	389	342	731	14	1975
(g)	574	681	574	681	1,255	39	1985
	595	345	595	345	941	21	1982
	406	400	406	400	806	25	1982
	848	491	848	491	1,339	30	1980
	829	431	829	431	1,260	26	1979
	1,227	439	1,227	439	1,665	27	1979
	320	395	320	395	715	24	1979
	347	323	347	323	670	20	UNKNOWN
	473	785	473	785	1,258	48	1985
	583	505	583	505	1,088	9	1986
	381	611	381	611	992	37	1984
	219	192	219	192	411	12	1989
	533	565	533	565	1,099	11	1986
	419	452	419	452	871	28	1983
	200	346	200	346	546	21	1983

	398	417		398	417	815	26	1982
	419	328		419	328	746	14	1981
	522	555		522	555	1,076	23	1985
	662	565		662	565	1,227	35	1996
	(e)	(e)		(e)	(e)	(e)	(e)	1974
	873	279		873	279	1,152	12	1983
(g)	650		600	650	600	1,250	218	1996
	180	307		180	307	487	19	UNKNOWN
	457	693		457	693	1,150	13	1988
	639	547		639	547	1,186	34	1986
	244	583		244	583	827	10	1997
	220	180		220	180	400	11	1982
	446	385		446	385	831	24	1988
	226	475		226	475	701	9	1994
	245	198		245	198	444	12	1984
	578	712		578	712	1,290	14	1995
	430	613		430	613	1,042	10	1982
	303	754		303	754	1,057	110	1998
	205	205		205	205	411	13	1989
	293	709		293	709	1,002	101	1989
	360	1,063		360	1,063	1,423	276	1988

821	479	821	479	1,300	29	1979
239	448	239	448	688	8	2000
776	399	776	399	1,175	24	1984
527	530	527	530	1,057	32	1982
558	460	558	460	1,018	28	1980
1,795	505	1,795	505	2,299	31	1980
776	459	776	459	1,235	119	1971
558	381	558	381	939	6	1980
691	512	691	512	1,203	31	1989
694	622	694	622	1,317	38	1980
131	394	131	394	525	24	1983
696	355	696	355	1,051	22	1979
504	493	504	493	997	21	1986
373	477	373	477	851	29	1979
251	205	251	205	456	13	1990
985	469	985	469	1,454	29	1981
425	478	425	478	903	29	1984
139	557	139	557	697	34	1977
1,006	886	1,006	886	1,892	54	1987
273	718	273	718	992	187	1973
244	373	244	373	617	23	1993
582	300	582	300	882	18	1988

	588	505		588	505	1,093	31	1977
	593	431		593	431	1,023	26	1989
	665	649		665	649	1,314	27	1974
(g)	1,211		741	1,211	741	1,953	177	1996
(g)	86	498		86	498	584	31	1977
	(f)	712		(f)	712	712	312	1996
	625	959		625	959	1,584	249	1974
	237	321		237	321	558	20	1990
	462	475		462	475	937	68	1990
	324	400		324	400	724	25	1988
	228	205		228	205	433	13	1988
	757	367		757	367	1,124	22	1980
	891	408		891	408	1,299	25	1981
	585	586		585	586	1,171	36	1984
	350	275		350	275	625	17	1985
	424	822		424	822	1,247	217	1995
	607	(e)		607	(e)	607	(e)	1990
	173	675		173	675	848	13	1995
	420	361		420	361	781	22	1982
	329	333		329	333	662	14	1986
(g)	221	355		221	355	576	22	1984
	684	468		684	468	1,152	29	1987
	621	369		621	369	990	23	1978

	451	698		451	698	1,149	13	1973
	988	450		988	450	1,439	28	1982
	376	821		376	821	1,197	213	1987
	499	515		499	515	1,015	32	1986
	1,023	546		1,023	546	1,569	33	1980
	349		702	349	702	1,050	176	1999
	752	560		752	560	1,313	34	1994
	1,216	474		1,216	474	1,690	29	1979
	425	479		425	479	904	29	1997
	432	254		432	254	686	16	1980
	231	374		231	374	605	23	1986
	1,002	489		1,002	489	1,491	30	UNKNOWN
	417	762		417	762	1,179	150	1998
	1,132	381		1,132	381	1,513	23	1980
	192	282		192	282	474	17	1988
	266	330		266	330	596	20	1980
(g)	683	467		683	467	1,150	29	1979
(g)	359	341		359	341	699	21	UNKNOWN
	304	368		304	368	671	23	1988
	546	313		546	313	859	19	1985

	474	351	474	351	825	22	1975
(g)	402	334	402	334	736	20	UNKNOWN
(g)	451	394	451	394	845	24	UNKNOWN
(g)	433	368	433	368	801	23	UNKNOWN
(g)	321	339	321	339	660	21	1983
	265	338	265	338	603	21	1987
	213	367	213	367	580	22	1988
(g)	190	375	190	375	565	23	UNKNOWN
	449	296	449	296	745	18	1977
	430	313	430	313	743	19	1989
	397	332	397	332	730	20	1988
	353	353	353	353	706	22	1995
	616	517	616	517	1,133	32	UNKNOWN
(g)	537	344	537	344	881	21	UNKNOWN
	97	287	97	287	384	18	1979
	634	376	634	376	1,011	23	UNKNOWN

	152	310	152	310	462	19	1990
	307	334	307	334	641	20	1990
	430	378	430	378	808	23	1993
	295	373	295	373	668	23	1979
	67	297	67	297	363	18	1982
	561	397	561	397	958	24	1984
(g)	376	431	376	431	808	26	UNKNOWN
	481	353	481	353	834	22	1981
	421	344	421	344	765	21	1980
(g)	517	329	517	329	846	20	UNKNOWN
	96	321	96	321	418	20	1982
	487	408	487	408	895	25	UNKNOWN
	201	366	201	366	567	22	1986
	87	320	87	320	407	20	1987
	366	328	366	328	694	20	1979
(g)	513	382	513	382	895	23	1979
	506	361	506	361	867	22	1981

(g)	278	324	278	324	602	20	1981
(g)	443	322	443	322	765	20	UNKNOWN
(g)	591	307	591	307	898	19	UNKNOWN
(g)	322	330	322	330	652	20	UNKNOWN
(g)	226	350	226	350	576	21	UNKNOWN
(g)	268	354	268	354	622	22	UNKNOWN
	369	386	369	386	756	24	1977
(g)	467	434	467	434	901	27	UNKNOWN
(g)	523	285	523	285	808	17	1976
	166	343	166	343	509	21	1990
(g)	368	329	368	329	697	20	1981
(g)	343	354	343	354	697	22	UNKNOWN
(g)	411	335	411	335	746	21	UNKNOWN
	373	396	373	396	769	24	1987
(g)	577	331	577	331	908	20	UNKNOWN
	358	354	358	354	712	22	1988

	129	335	129	335	464	21	1980
(g)	347	341	347	341	688	21	UNKNOWN
(g)	273	292	273	292	565	18	UNKNOWN
	364	305	364	305	669	19	1988
	560	375	560	375	935	23	1976
	486	340	486	340	825	21	1988
	231	339	231	339	570	21	1979
	228	345	228	345	572	21	2000
(g)	335	335	335	335	670	21	UNKNOWN
	320	420	320	420	740	26	1997
	377	445	377	445	822	27	1996
(g)	238	339	238	339	577	21	1993
(g)	354	305	354	305	660	19	UNKNOWN
(g)	165	360	165	360	524	22	1978
(g)	443	324	443	324	767	20	1986
	284	353	284	353	637	22	1980

(g)	207	329	207	329	536	20	1976
	258	385	258	385	644	24	1982
(g)	507	274	507	274	781	17	UNKNOWN
(g)	665	373	665	373	1,037	23	UNKNOWN
	448	341	448	341	789	21	1986
	297	442	297	442	738	27	UNKNOWN
(g)	452	337	452	337	789	21	UNKNOWN
(g)	479	307	479	307	787	19	UNKNOWN
(g)	326	347	326	347	673	21	UNKNOWN
(g)	455	316	455	316	771	19	UNKNOWN
	531	371	531	371	902	23	1981
(g)	297	548	297	548	845	34	UNKNOWN
(g)	328	385	328	385	713	24	UNKNOWN
(g)	371	325	371	325	696	20	1974
	209	327	209	327	536	20	1990
(g)	397	301	397	301	699	18	UNKNOWN

(g)	470	358	470	358	828	22	UNKNOWN
	479	370	479	370	849	23	1985
	444	417	444	417	861	26	UNKNOWN
	392	382	392	382	774	23	1992
(g)	371	573	371	573	944	35	2000
	379	327	379	327	706	20	1987
	375	327	375	327	701	20	1980
	447	292	447	292	739	18	1986
	552	413	552	413	965	25	1986
(g)	649	351	649	351	1,001	22	UNKNOWN
	(e)	(e)	(e)	(e)	(e)	(e)	1988
	240	(d)	240	(d)	240	(d)	1998
	406	413	406	413	818	25	1973
	400	354	400	354	754	22	1975
	244	381	244	381	625	23	1989
	572	280	572	280	851	17	1982
(g)	1,042	723	1,042	723	1,765	44	1990

	458	815		458	815	1,273	50	1955
(g)	1,092	1,034		1,092	1,034	2,126	63	1997
	328	(e)		328	(e)	328	(e)	1992
	421	423		421	423	844	194	1987
	157	347		157	347	504	21	1995
	528	388		528	388	916	24	1996
	1,729	303		1,729	303	2,032	19	1962
	1,137	750		1,137	750	1,887	46	1999
	1,001	833		1,001	833	1,834	51	1987
(g)	495	802		495	802	1,297	49	1994
(g)	543	622		543	622	1,165	38	1997
	1,203	823		1,203	823	2,026	50	1998
	890		487	890	487	1,377	155	1997
	443	(d)		443	(d)	443	(d)	1990
	1,082	(d)		1,082	(d)	1,082	(d)	1994
	893	(d)		893	(d)	893	(d)	1994
	355	(d)		355	(d)	355	(d)	1995
	560	(d)		560	(d)	560	(d)	1994
	832	(d)		832	(d)	832	(d)	1995
	424	(d)		424	(d)	424	(d)	1993
	634	(d)		634	(d)	634	(d)	1993
(g)	458	(d)		458	(d)	458	(d)	1992

(g)	302	(d)	302	(d)	302	(d)	1994
	313	(d)	313	(d)	313	(d)	1992
(g)	489	(d)	489	(d)	489	(d)	1993
	863	(d)	863	(d)	863	(d)	1994
	817	(d)	817	(d)	817	(d)	1994
	630	(d)	630	(d)	630	(d)	1995
	841	(d)	841	(d)	841	(d)	1994
	487	(d)	487	(d)	487	(d)	1993
	606	(d)	606	(d)	606	(d)	1992
	279	(d)	279	(d)	279	(d)	1994
	574	(d)	574	(d)	574	(d)	1993
	505	(d)	505	(d)	505	(d)	1994
	826	(d)	826	(d)	826	(d)	1994
	954	(d)	954	(d)	954	(d)	1994
	932	(d)	932	(d)	932	(d)	1995
	523	(d)	523	(d)	523	(d)	1994
	602	(d)	602	(d)	602	(d)	1994
(g)	568	(d)	568	(d)	568	(d)	1994
	535	(d)	535	(d)	535	(d)	1994
	702	(d)	702	(d)	702	(d)	1994
	1,288	(d)	1,288	(d)	1,288	(d)	1994
	502	(d)	502	(d)	502	(d)	1995
	816	(d)	816	(d)	816	(d)	1994
	534	(d)	534	(d)	534	(d)	1994

		371	(d)		371	(d)	371	(d)	1991
		357	(d)		357	(d)	357	(d)	1992
		665	(d)		665	(d)	665	(d)	1994
		698	(d)		698	(d)	698	(d)	1994
		592	(d)		592	(d)	592	(d)	1994
		634	(d)		634	(d)	634	(d)	2004
		814	417		814	417	1,231	26	1990
		1,696	623		1,696	623	2,319	38	1990
		1,372	(e)		1,372	(e)	1,372	(e)	1999
(i)	(g)	1,464	1,874		1,464	1,874	3,338	493	1999
	(g)	869	1,310		869	1,310	2,179	337	1999
(i)	(g)	984	1,104		984	1,104	2,088	281	1999
	(g)	945	1,475		945	1,475	2,421	446	1994
		571	1,536		571	1,536	2,107	396	1999
(i)	(g)	881	1,226		881	1,226	2,107	313	1999
	(g)	963	1,506		963	1,506	2,469	456	1995
(i)	(g)	1,032	1,075		1,032	1,075	2,107	291	1999
		1,338	859		1,338	859	2,197	53	1994
		1,360	751		1,360	751	2,110	46	1995
		961	1,366		961	1,366	2,326	393	1990
		1,283	793		1,283	793	2,076	49	1994
		378			378		378		2001
		528		340	528	340	868	115	1996
		508	633		508	633	1,140	39	1984

(g)	877	677		877	677	1,554	42	1992
	756	404		756	404	1,161	25	1994
(g)	494	577		494	577	1,071	35	1986
	715	707		715	707	1,422	43	1991
(g)	733	627		733	627	1,360	38	1990
	1,775	532		1,775	532	2,307	9	1984
	676	656		676	656	1,332	40	1992
	863	690		863	690	1,553	42	1993
	788		209	788	209	998	73	1996
(g)	276	834		276	834	1,111	51	1988
	206	373		206	373	579	23	1983
	117	223		117	223	340	14	1980
	(f)			(f)				1998
	(f)			(f)				1998
	103	247		103	247	350	15	1973
	323	527		323	527	850	32	1988
	237	573		237	573	810	35	1985
(i)	(e)	(e)		(e)	(e)	(e)	(e)	1991
	4,361	2,328		4,361	2,328	6,690	143	1995
	700	350		700	350	1,050	21	1995
(i)	(f)	596		(f)	596	596	443	1989
	2,700	2,269		2,700	2,269	4,969	114	2004
	102	253		102	253	355	15	1972

	117	295	117	295	413	18	1988
	87	270	87	270	357	17	1976
	90	282	90	282	372	17	1975
	93	333	93	333	426	20	1974
	96	253	96	253	349	16	1969
	94	256	94	256	349	16	1990
	105	292	105	292	397	18	1976
	97	259	97	259	356	16	1991
	97	273	97	273	370	17	1980
	97	274	97	274	371	17	1985
	89	247	89	247	336	15	1992
	92	219	92	219	311	13	1995
(g)	188	368	188	368	557	23	1989
	99	293	99	293	393	18	1987
	90	266	90	266	357	16	1989
	95	264	95	264	358	16	1989
	207	260	207	260	467	16	1989
	98	260	98	260	358	16	1988
	94	257	94	257	351	16	1988
	95	266	95	266	361	16	1978
	110	331	110	331	441	20	1990
	109	261	109	261	370	16	1992
	99	393	99	393	492	24	1991
(g)	301	518	301	518	819	32	1987

	567	(e)		567	(e)	567	(e)	1997
	642		582	642	582	1,224	140	1999
(g)	137	798		137	798	936	6	1992
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1987
	2,327	760		2,327	760	3,087	47	1993
	395	439		395	439	835	19	1974
(g)	465	(e)		465	(e)	465	(e)	1992
(g)	2,025	756		2,025	756	2,781	46	1995
	112	411		112	411	522	25	2001
	792	366		792	366	1,158	22	1998
(g)	220	682		220	682	902	5	1992
	593	443		593	443	1,036	27	1988
(g)	247	434		247	434	681	27	1992
(g)	361	572		361	572	933	149	1992
(g)	458	455		458	455	912	118	1985
	205	244		205	244	449	10	1987
(g)	393	665		393	665	1,058	173	1985
	784	553		784	553	1,337	34	1995
(g)	401	901		401	901	1,302	239	1997
	(e)	(e)		(e)	(e)	(e)	(e)	1987
	243	286		243	286	528	12	1970
(g)	155	398		155	398	554	3	1992
(i)	540	670		540	670	1,210	171	1979
	279	350		279	350	629	21	1989
	569	417		569	417	986	26	1998

(i)	(g)	645	992		645	992	1,637	253	1981
		788	577		788	577	1,365	35	1994
	(g)	679	548		679	548	1,228	34	1995
	(g)	307	602		307	602	909	4	1992
(i)	(g)	450	761		450	761	1,211	194	1979
		316	431		316	431	747	26	1973
	(g)	473	(e)		473	(e)	473	(e)	1992
	(g)	241	716		241	716	957	44	1978
		520	(e)		520	(e)	520	(e)	1992
		644	559		644	559	1,202	34	1992
		202	(e)		202	(e)	202	(e)	1991
(i)	(g)	319	190	823	319	1,013	1,332	258	1999
		448	(e)		448	(e)	448	(e)	1992
		503	547		503	547	1,050	34	1993
		1,052	942		1,052	942	1,995	58	1982
		1,394	628		1,394	628	2,022	38	1994
	(g)	395	271		395	271	666	17	1975
	(g)	415	583		415	583	997	4	1989
	(g)	555	761		555	761	1,316	6	1994
		267	495		267	495	761	30	1986
		152	505		152	505	656	31	1986
		225	482		225	482	707	30	1989
		180	473		180	473	653	29	1985
		1,011	1,033		1,011	1,033	2,044	9	2000

	1,010	2,191	1,010	2,191	3,200	19	1995
	563	1,617	563	1,617	2,180	14	1995
	(e)	(e)	(e)	(e)	(e)	(e)	1997
	852	1,175	852	1,175	2,027	10	1999
	779	1,756	779	1,756	2,534	16	1998
	(e)	(e)	(e)	(e)	(e)	(e)	1997
	656	1,796	656	1,796	2,452	16	1997
	627	486	627	486	1,113	30	1998
(g)	465	178	465	178	643	58	1997
(g)	634	(d)	634	(d)	634	(d)	1997
	504	620	504	620	1,125	38	1970
(g)	605	755	605	755	1,359	46	1985
	502	625	502	625	1,127	38	1982
(g)	475	601	475	601	1,076	37	1970
	576	673	576	673	1,249	41	1972
	334	332	334	332	666	20	1994
	885	844	885	844	1,730	52	1997
	138	138	138	138	276	8	1985
	164	516	164	516	680	32	1989
	89	465	89	465	554	28	1973

(g)	485		587	485	587	1,072	101	1999
	745	385		745	385	1,130	24	1997
	1,402	567		1,402	567	1,969	35	2000
	190	428		190	428	618	26	1990
	570	380		570	380	950	23	1986
	48	142		48	142	190	9	UNKNOWN
	156	366		156	366	522	22	UNKNOWN
	1,205	660		1,205	660	1,865	40	2004
(g)	323	403		323	403	726	25	1987
	241	744		241	744	985	46	1995
	292	362		292	362	654	22	1987
	313	437		313	437	750	27	1984
(g)	333	362		333	362	695	22	1976
	216	207		216	207	423	13	1964
	126	307		126	307	433	19	1972
	240	642		240	642	882	39	1992
	185	555		185	555	740	34	1996
(g)	203	371		203	371	574	23	1990
	428	280		428	280	709	17	1986
(g)	289	672		289	672	961	41	1998
	240	263		240	263	503	16	1979
	226	160		226	160	387	10	1962

(g)	206	371		206	371	577	23	1988
(g)	566	957		566	957	1,523	59	1994
(g)	681	993		681	993	1,674	61	1998
	1,184	812		1,184	812	1,996	50	1989
	1,241	975		1,241	975	2,216	60	1989
	910	1,039		910	1,039	1,949	64	1992
	1,110	1,001		1,110	1,001	2,112	61	1994
	1,273	994		1,273	994	2,268	61	1992
	840	1,177		840	1,177	2,017	72	1992
	694	749		694	749	1,443	46	1995
	758	959		758	959	1,717	59	1990
	441		1,039	441	1,039	1,480	268	1999
(g)	846	1,317		846	1,317	2,163	81	2000
(g)	886	1,114		886	1,114	2,000	68	2000
	779	863		779	863	1,642	53	1990
(g)	457		1,171	457	1,171	1,627	323	1998
(g)	1,365	1,061		1,365	1,061	2,426	65	1993
	384		644	384	644	1,028	243	1995
	359		654	359	654	1,013	244	1995
(g)	186	695		186	695	881	43	1996
	409	806		409	806	1,214	227	1997
	782	848		782	848	1,630	52	1990

	848		1,009	848	1,009	1,857	269	1999
(g)	1,031		1,093	1,031	1,093	2,124	406	1995
(g)	806		1,087	806	1,087	1,893	270	1999
	577		935	577	935	1,511	289	1997
(g)	546		993	546	993	1,539	277	1998
	824	1,009		824	1,009	1,833	62	1991
	601	1,344		601	1,344	1,945	346	1998
	1,043		978	1,043	978	2,021	360	1995
	564		1,056	564	1,056	1,621	296	1998
(g)	161		1,029	161	1,029	1,190	312	1997
	960	978		960	978	1,938	60	1990
	1,174	988		1,174	988	2,161	61	1990
(g)	656	1,025		656	1,025	1,680	63	1997
(g)	601		1,195	601	1,195	1,796	311	1999
(g)	588		1,393	588	1,393	1,981	333	1999
(g)	673	1,044		673	1,044	1,717	64	1996
	596		1,094	596	1,094	1,690	258	1999
	321		1,156	321	1,156	1,477	306	1999
	591		1,176	591	1,176	1,767	352	1997
	744		1,276	744	1,276	2,020	298	1999
	640	898		640	898	1,538	340	1995
	224	597		224	597	821	37	1988
	240	843		240	843	1,082	52	1998

	809	949		809	949	1,759	58	1997
	1,072	994		1,072	994	2,066	61	1990
	740	854		740	854	1,594	52	1990
	377		1,117	377	1,117	1,494	286	1999
(g)	1,090	1,000		1,090	1,000	2,090	61	1994
	1,057	989		1,057	989	2,047	61	1990
	1,159	824		1,159	824	1,983	50	1997
	593		1,184	593	1,184	1,777	366	1997
	541		1,174	541	1,174	1,715	365	1999
	684		1,259	684	1,259	1,943	295	1999
(g)	706	1,247		706	1,247	1,953	76	2000
	67	(d)		67	(d)	67	(d)	1998
	361	(d)		361	(d)	361	(d)	N/A
	809	956		809	956	1,766	59	1992
(g)	537	1,066		537	1,066	1,603	65	2000
	479		954	479	954	1,433	318	1997
	927	836		927	836	1,762	51	1992
	715	1,563		715	1,563	2,278	96	1992
(g)	374		838	374	838	1,213	270	1997
	1,110	1,009		1,110	1,009	2,119	62	1994
	692	925		692	925	1,617	57	1990

	896	1,106		896	1,106	2,002	68	1992
(g)	570		1,272	570	1,272	1,842	339	1998
	929	1,069		929	1,069	1,998	65	1996
	322		987	322	987	1,310	297	1997
	1,151	1,007		1,151	1,007	2,158	62	1994
	658		1,347	658	1,347	2,005	361	1999
	718		1,202	718	1,202	1,920	290	1999
	429	645		429	645	1,074	40	1995
	844	1,054		844	1,054	1,897	65	1993
(g)	340	933		340	933	1,273	57	1996
	662	711		662	711	1,373	44	1987
	665		1,080	665	1,080	1,745	234	2000
	705		1,305	705	1,305	2,010	318	1999
	948	958		948	958	1,907	59	1990
	729	925		729	925	1,654	57	1989
	456	729		456	729	1,185	45	1996
	244	588		244	588	832	36	1987
	564	791		564	791	1,355	48	1993
(g)	1,171	2,316		1,171	2,316	3,486	201	2004
	328	580		328	580	908	36	1992
	(e)	(e)		(e)	(e)	(e)	(e)	1992

638	(d)	638	(d)	638	(d)	1980
391	(d)	391	(d)	391	(d)	1983
546	(d)	546	(d)	546	(d)	1986
599	(d)	599	(d)	599	(d)	1983
638	(d)	638	(d)	638	(d)	1986
589	(d)	589	(d)	589	(d)	1981
272	(d)	272	(d)	272	(d)	1984
506	(d)	506	(d)	506	(d)	1984
508	(d)	508	(d)	508	(d)	1984
609	(d)	609	(d)	609	(d)	1986
652	(d)	652	(d)	652	(d)	1985
396	(d)	396	(d)	396	(d)	1985
488	(d)	488	(d)	488	(d)	1980
710	(d)	710	(d)	710	(d)	1983
748	(d)	748	(d)	748	(d)	1988
668	(d)	668	(d)	668	(d)	1979
658	(d)	658	(d)	658	(d)	1984
552	(d)	552	(d)	552	(d)	1976
655	(d)	655	(d)	655	(d)	1981
674	(d)	674	(d)	674	(d)	1984
638	(d)	638	(d)	638	(d)	1976
661	(d)	661	(d)	661	(d)	1983
701	(d)	701	(d)	701	(d)	1987
668	(d)	668	(d)	668	(d)	1984
579	(d)	579	(d)	579	(d)	1984

	618	(d)	618	(d)	618	(d)	1985
	647	(d)	647	(d)	647	(d)	1979
	160	220	160	220	380	13	1973
(g)	544	848	544	848	1,392	52	1991
(g)	406	885	406	885	1,291	273	1983
(g)	682	810	682	810	1,493	250	1982
(g)	451	548	451	548	999	169	1982
(g)	287	712	287	712	999	219	1980
(g)	436	659	436	659	1,096	203	1982
	494	620	494	620	1,113	193	1997
(g)	432	693	432	693	1,125	42	1987
	988	354	988	354	1,342	22	1977
	390	(e)	390	(e)	390	(e)	1990
	241	403	241	403	644	25	1992
	500	370	500	370	870	16	UNKNOWN
(g)	286	408	286	408	693	25	1992
(g)	294	449	294	449	743	28	1993
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1991
	265	389	265	389	653	24	1993
	260	393	260	393	653	17	UNKNOWN
	188	551	188	551	739	34	1988
(g)	237	405	237	405	642	25	1992
	416	470	416	470	886	20	1984

	(e)	(e)	(e)	(e)	(e)	(e)	1990
	42	458	42	458	499	28	1992
	425	427	425	427	852	18	1983
	249	(e)	249	(e)	249	(e)	1991
(g)	308	403	308	403	711	25	1993
	(e)	(e)	(e)	(e)	(e)	(e)	1994
(g)	273	510	273	510	783	31	1992
	174	434	174	434	607	27	1986
(g)	427	(e)	427	(e)	427	(e)	1992
	477	(e)	477	(e)	477	(e)	1991
(g)	465	583	465	583	1,048	36	1992
	314	(e)	314	(e)	314	(e)	1990
	394	443	394	443	838	19	1982
	120	429	120	429	550	26	1986
	(e)	(e)	(e)	(e)	(e)	(e)	1990
	310	473	310	473	783	29	1982
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1991
	(e)	(e)	(e)	(e)	(e)	(e)	1992
	482	(e)	482	(e)	482	(e)	1992
	529	(e)	529	(e)	529	(e)	1990
	575	412	575	412	987	25	1993
	180	(e)	180	(e)	180	(e)	1990
(g)	296	(e)	296	(e)	296	(e)	1992
	312	474	312	474	786	29	1979

	(e)	(e)		(e)	(e)	(e)	(e)	1990
	176	171		176	171	348	7	1973
	528	415		528	415	943	25	1984
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1991
	253	(e)		253	(e)	253	(e)	1990
	(e)	(e)		(e)	(e)	(e)	(e)	1991
	250	337		250	337	587	6	1988
	417	(e)		417	(e)	417	(e)	1993
	277		1	277	1	278		1992
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1992
(g)	352	399		352	399	751	24	1992
	338	(e)		338	(e)	338	(e)	1990
	364	(e)		364	(e)	364	(e)	1992
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1992
	572	(e)		572	(e)	572	(e)	1993
	235	249		235	249	484	4	1985
	(e)	(e)		(e)	(e)	(e)	(e)	1991
	350	415		350	415	765	25	1987
	489	(e)		489	(e)	489	(e)	1990
	364	396		364	396	760	24	1993
	375	412		375	412	786	25	1990
	222	422		222	422	644	26	1992
	(e)	(e)		(e)	(e)	(e)	(e)	1992
	189	242		189	242	430	10	1973

	248	415		248	415	663	25	1990
	199	229		199	229	428	10	1978
	(e)	(e)		(e)	(e)	(e)	(e)	1990
	(e)	(e)		(e)	(e)	(e)	(e)	1993
	(e)	(e)		(e)	(e)	(e)	(e)	1991
	789	771		789	771	1,560	47	1982
(g)	1,157	1,188		1,157	1,188	2,345	314	1997
	390	260		390	260	650	16	1991
(g)	1,181	909		1,181	909	2,090	290	1974
	(e)	(e)		(e)	(e)	(e)	(e)	1993
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1972
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	434	546		434	546	980	33	1998
	633	1,135		633	1,135	1,768	291	1997
	668	415		668	415	1,084	25	1998
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	493	427		493	427	920	26	1998
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1972
(g)	622	(e)		622	(e)	622	(e)	1987
	541		1,196	541	1,196	1,737	286	1999
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1998
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1998

(g)	376	964		376	964	1,340	258	1997
(g)	567	(e)		567	(e)	567	(e)	1997
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1996
(g)	518	(e)		518	(e)	518	(e)	1997
(g)	813	(e)		813	(e)	813	(e)	1996
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
(g)	468	466		468	466	934	29	1994
(g)	501	746		501	746	1,248	211	1997
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	566	924		566	924	1,489	237	1998
(g)	416		868	416	868	1,284	233	1998
(g)	477	962		477	962	1,438	254	1998
	(e)	(e)		(e)	(e)	(e)	(e)	1997
	1,407	(e)		1,407	(e)	1,407	(e)	1996
(g)	545	1,030		545	1,030	1,575	276	1996
(g)	610	506		610	506	1,117	31	1997
(g)	645	790		645	790	1,436	191	1996
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	(e)	(e)		(e)	(e)	(e)	(e)	1998
(g)	381	776		381	776	1,156	214	1998
(g)	512	831		512	831	1,344	229	1997
(g)	460	744		460	744	1,204	180	1997
(g)	665	581		665	581	1,246	187	1994
	594	918		594	918	1,512	245	1997
(g)	488	(e)		488	(e)	488	(e)	1997

(g)	498	559	498	559	1,056	34	1986
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1997
(g)	798	532	798	532	1,330	33	1997
	341	531	341	531	872	33	1979
	660	(e)	660	(e)	660	(e)	1998
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1998
(g)	647	871	647	871	1,519	233	1998
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1997
(g)	668	942	668	942	1,610	241	1998
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1998
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1997
	383	958	383	958	1,341	256	1997
(g)	505	807	505	807	1,311	227	1996
(g)	388	892	388	892	1,280	239	1997
(g)	283	844	283	844	1,127	226	1997
	(e)	(e)	(e)	(e)	(e)	(e)	1997
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1997
	579	1,176	579	1,176	1,756	314	1997
(g)	766	653	766	653	1,418	158	1997
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1998
(g)	319	(e)	319	(e)	319	(e)	1997
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1997

	(e)	(e)		(e)	(e)	(e)	(e)	1997
	682	663		682	663	1,345	41	1996
	131	254		131	254	385	16	1973
	687	946		687	946	1,634	58	1988
(g)	945	689		945	689	1,634	220	1971
	712		726	712	726	1,438	189	1999
(g)	522	334		522	334	857	20	1993
(g)	408	329		408	329	737	20	1995
(g)	605		623	605	623	1,228	150	1998
(g)	419		698	419	698	1,117	219	1997
	174	486		174	486	660	30	1987
	746	1,552		746	1,552	2,297	358	1999
	703	273		703	273	976	17	1995
(g)	503	423		503	423	926	26	2000
(g)	458		709	458	709	1,166	168	1999
(g)	449	342		449	342	791	21	1997
(g)	481		637	481	637	1,118	174	1998
(g)	605		601	605	601	1,205	154	1999
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1988
	606	385		606	385	992	24	2000
	371	1,407		371	1,407	1,777	324	1999
	397		576	397	576	973	137	1997
(g)	370		468	370	468	838	113	1997
	531	378		531	378	909	23	1992

	528	(e)		528	(e)	528	(e)	1991
(g)	431	361		431	361	792	22	1996
(g)	1,239	419		1,239	419	1,658	26	1997
(g)	124	774		124	774	898	245	1997
(g)	743	303		743	303	1,046	19	1988
(g)	389		779	389	779	1,168	231	1997
(g)	635		652	635	652	1,288	155	1997
(g)	337	380		337	380	716	23	1983
(g)	396	340		396	340	736	21	1991
(g)	287		607	287	607	893	190	1997
(g)	482	716		482	716	1,199	173	1999
(g)	500		866	500	866	1,366	205	1999
(g)	404		832	404	832	1,236	193	1999
(g)	600	342		600	342	942	21	1995
(g)	654	339		654	339	993	21	1992
(g)	284		549	284	549	834	132	1998
(g)	874	369		874	369	1,243	23	1992
	700		865	700	865	1,565	209	1999
(g)	537		593	537	593	1,130	192	1997
	518	281		518	281	798	17	1992
(g)	612	315		612	315	927	19	1992
(g)	510	274		510	274	785	17	1992

	470	306		470	306	777	19	1993
(g)	471	329		471	329	800	20	1993
(g)	520	302		520	302	823	19	1993
(g)	958	347		958	347	1,305	21	1997
	545		527	545	527	1,073	190	1996
(g)	376		643	376	643	1,019	222	1996
(g)	403		611	403	611	1,014	212	1996
(g)	370		548	370	548	918	177	1997
(g)	421		543	421	543	964	173	1997
	438		592	438	592	1,030	203	1996
(g)	273		654	273	654	927	157	1998
	900		734	900	734	1,634	189	1999
(g)	737		554	737	554	1,291	134	1997
(g)	493	368		493	368	861	23	1992
(g)	458	292		458	292	750	18	1996
(g)	731		547	731	547	1,278	132	1997
(g)	741		678	741	678	1,419	205	1997
(g)	912		531	912	531	1,443	127	1997
(g)	854		602	854	602	1,456	143	1998
	289	305		289	305	594	19	1993
(g)	418		651	418	651	1,069	177	1998
(g)	364		777	364	777	1,141	204	1999
	959	(e)		959	(e)	959	(e)	1991
(g)	600	377		600	377	977	23	1992

	471	(e)		471	(e)	471	(e)	1991
(g)	218		752	218	752	970	244	1992
	384		643	384	643	1,027	150	1998
	(e)	(e)		(e)	(e)	(e)	(e)	1991
	771		793	771	793	1,564	205	1999
(g)	388		788	388	788	1,175	203	1999
	257	358		257	358	616	22	1987
(g)	682		643	682	643	1,325	204	1997
(g)	631		568	631	568	1,199	183	1997
	285	(e)		285	(e)	285	(e)	1991
(g)	497		722	497	722	1,218	186	1999
	1,139	433		1,139	433	1,571	27	1993
(g)	717		658	717	658	1,375	158	1998
	558	298		558	298	856	18	1992
	538	271		538	271	810	17	1992
(g)	556	331		556	331	887	20	1994
(g)	478	329		478	329	807	20	1992
	542	358		542	358	900	22	1992
(g)	501		699	501	699	1,200	167	1999
(g)	409	(e)		409	(e)	409	(e)	1990
(g)	472	(e)		472	(e)	472	(e)	1992
	700	486		700	486	1,186	221	1990
(g)	274		782	274	782	1,056	204	1999

(g)	311		701	311	701	1,012	180	1999
	556	331		556	331	887	20	1989
	290	295		290	295	585	18	1992
	(e)	(e)		(e)	(e)	(e)	(e)	1993
(g)	745	308		745	308	1,053	19	1993
	476		719	476	719	1,195	174	1999
(g)	474		727	474	727	1,202	172	1998
(g)	496		760	496	760	1,255	195	1999
	1,494	413		1,494	413	1,906	25	1984
	547	316		547	316	863	19	1991
(g)	353		905	353	905	1,258	242	1999
(g)	289		700	289	700	989	179	1999
	383	(e)		383	(e)	383	(e)	1991
	555	398		555	398	954	24	2001
(g)	478		538	478	538	1,016	129	1998
(g)	465		785	465	785	1,250	201	1999
(g)	523		617	523	617	1,140	192	1997
(g)	865	373		865	373	1,238	23	1993
(g)	358		668	358	668	1,027	206	1997
(g)	478	451		478	451	928	38	1977
	586	708		586	708	1,293	53	2004

		596	443	596	443	1,039	27	2002
		642	711	642	711	1,353	48	1986
	(g)	926	508	926	508	1,434	42	1970
	(g)	609	302	609	302	911	25	1969
	(g)	261	606	261	606	866	51	1965
		299	(e)	299	(e)	299	(e)	1994
		960	926	960	926	1,886	57	1994
		891	(d)	891	(d)	891	(d)	1998
	(g)	1,089	932	1,089	932	2,021	240	1999
		1,289	1,149	1,289	1,149	2,439	70	1991
(i)		853	2,041	853	2,041	2,895	410	1999
		364	466	364	466	830	29	1976
(i)		251	738	251	738	989	186	1982
		274	428	274	428	701	26	1986
		195	130	195	130	325	8	1985
(i)		136	333	136	333	469	20	1981
		98	324	98	324	422	20	1972
		130	372	130	372	502	23	1982
		105	95	105	95	200	6	1981
		139	104	139	104	243	6	1978

	128	576		128	576	704	35	1996
	133	462		133	462	595	28	1989
	276	305		276	305	581	19	1985
	1,150	(e)		1,150	(e)	1,150	(e)	1989
	(e)	(e)		(e)	(e)	(e)	(e)	1987
	181		463	181	463	645	83	2000
	437	471		437	471	908	29	1988
	297	393		297	393	690	24	1995
	356	258		356	258	614	16	1988
	586	272		586	272	858	11	1985
(g)	208	(e)		208	(e)	208	(e)	1992
	491	420		491	420	911	26	1987
	803	327		803	327	1,129	20	1985
	471	670		471	670	1,141	20	2006
	249	463		249	463	713	14	1970
	283	521		283	521	803	15	1977
	180	120		180	120	300	7	1970
	434	345		434	345	779	21	1988
(g)	236	(e)		236	(e)	236	(e)	1990
	155	724		155	724	879	21	1991
	307	587		307	587	894	17	1992
	170	376		170	376	546	11	1989
	322	684		322	684	1,006	20	1994

	203	674	203	674	878	20	1992
	159	492	159	492	651	109	1991
	311	533	311	533	843	118	1992
	206	564	206	564	770	125	1995
	315	542	315	542	857	120	1991
	51	(e)	51	(e)	51	(e)	1990
	339	602	339	602	941	18	1986
	586	307	586	307	893	19	1988
(g)	(e)	(e)	(e)	(e)	(e)	(e)	1996
	302	(e)	302	(e)	302	(e)	1997
	182	610	182	610	792	18	1993
	(e)	(e)	(e)	(e)	(e)	(e)	1992
	124	493	124	493	617	14	1992
	216	600	216	600	816	18	1972
(g)	316	457	316	457	773	28	1995
	340	687	340	687	1,028	161	2000
	445	595	445	595	1,040	154	1994
	190	614	190	614	804	135	2000
	311	507	311	507	818	118	2000
	504	341	504	341	845	21	2000
	255	561	255	561	817	131	1999
	94	406	94	406	500	25	1992
(g)	391	498	391	498	890	31	1996
(g)	377	640	377	640	1,017	238	1995

(g)	665		481	665	481	1,147	166	1996
	306	393		306	393	699	24	1985
	81	117		81	117	199	7	1980
	208	331		208	331	539	20	1992
	108	363		108	363	472	22	1983
	607	388		607	388	995	24	2000
(g)	131	261		131	261	392	16	1977
	330	714		330	714	1,044	21	1979
	910	847		910	847	1,757	52	1988
(g)	215	(e)		215	(e)	215	(e)	1977
	287	315		287	315	602	19	1976
	576	(e)		576	(e)	576	(e)	1994
	462	(e)		462	(e)	462	(e)	1993
	319	364		319	364	683	22	1993
	646	(e)		646	(e)	646	(e)	1993
	262	354		262	354	616	22	1993
	118	300		118	300	417	18	1987
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1976
	197	(e)		197	(e)	197	(e)	1994

418	(e)	418	(e)	418	(e)	1993
379	(e)	379	(e)	379	(e)	1994
470	(e)	470	(e)	470	(e)	1993
303	(e)	303	(e)	303	(e)	1975
761	(d)	761	(d)	761	(d)	1994
497	(e)	497	(e)	497	(e)	1994
(e)	(e)	(e)	(e)	(e)	(e)	1989
285	(e)	285	(e)	285	(e)	1994
486	288	486	288	774	18	1983
159	245	159	245	405	15	1982
424	305	424	305	729	19	1992
473	289	473	289	762	18	1994
512	(e)	512	(e)	512	(e)	1993
601	(e)	601	(e)	601	(e)	1995
563	365	563	365	928	22	1995

	419	404		419	404	823	25	1993
(i)	878	1,449		878	1,449	2,327	373	1999
	1,325	306		1,325	306	1,631	19	1963
	1,356	494		1,356	494	1,850	30	1988
	(f)	385		(f)	385	385	24	UNKNOWN
	1,725	54		1,725	54	1,779	3	1984
	(f)			(f)				1977
	1,652	281		1,652	281	1,933	17	1987
	(f)	315		(f)	315	315	19	1974
	1,440	518		1,440	518	1,959	32	1987
	6,623	475		6,623	475	7,097	29	1963
	(f)	414		(f)	414	414	25	1963
	833	497		833	497	1,330	30	1988
	706	420		706	420	1,126	26	1994
	269	456		269	456	725	28	1997
	439	391		439	391	830	24	1985
	615	(d)		615	(d)	615	(d)	1986
	146			146		146		2002
	372			372		372		2004
	391	403		391	403	794	25	1992
	1,158	753		1,158	753	1,911	46	1999
	1,143	874		1,143	874	2,016	54	2000
	948	1,370		948	1,370	2,318	84	1998

(g)	628	804	628	804	1,432	248	1977
	418	(e)	418	(e)	418	(e)	1986
	282	174	282	174	456	11	1987
	497	621	497	621	1,118	38	1993
	682	753	682	753	1,435	46	1993
	423	913	423	913	1,336	56	UNKNOWN
	701	555	701	555	1,256	34	1991
	638	915	638	915	1,554	56	1998
	418	159	418	159	578	7	UNKNOWN
		(d)		(d)		(d)	UNKNOWN
	150		150		150		UNKNOWN
(g)	314	686	314	686	1,000	42	1975
(g)	595	843	595	843	1,438	52	1973
	461	1,755	461	1,755	2,216	108	1975
	1,109	726	1,109	726	1,836	45	1982
	619	(e)	619	(e)	619	(e)	1990
	693	1,759	693	1,759	2,452	88	1978
	1,068	1,622	1,068	1,622	2,690	82	1997
	579	1,683	579	1,683	2,262	85	1977

	689	1,222	689	1,222	1,911	61	1993
	594	1,710	594	1,710	2,304	86	1993
	840	1,660	840	1,660	2,500	84	1979
	817	1,679	817	1,679	2,496	84	1995
	764	1,563	764	1,563	2,327	79	1990
	780	1,919	780	1,919	2,699	97	1997
	488	1,554	488	1,554	2,043	78	1996
	672	2,037	672	2,037	2,709	102	1994
	704	1,675	704	1,675	2,379	84	1974
	1,599	2,031	1,599	2,031	3,631	102	2000
	407	1,952	407	1,952	2,359	98	1979
	452	2,222	452	2,222	2,674	112	1977
	610	1,459	610	1,459	2,069	73	1992
	676	1,941	676	1,941	2,617	98	1999
	265	1,557	265	1,557	1,822	78	1980
	3,765	1,346	3,765	1,346	5,111	68	1986
	464	1,820	464	1,820	2,284	91	1978
	601	1,471	601	1,471	2,072	74	1990
	500	1,670	500	1,670	2,170	84	2005
	967	1,600	967	1,600	2,566	80	1992
(i)	283	242	283	242	525	9	1987
	228	255	228	255	483	16	1988
	268	132	268	132	400	8	1963
	80	70	80	70	150	4	1966

(g)	1,240	1,043		1,240	1,043	2,283	64	2000
	268	128		268	128	396	27	1998
	262	224		262	224	486	9	1990
	156	209		156	209	365	3	UNKNOWN
	162	138		162	138	300	2	1950
	194	156		194	156	350	3	1978
	242	(d)		242	(d)	242	(d)	1989
	325	234		325	234	559	10	1970
	332	373		332	373	704	16	1987
	215	198		215	198	413	8	UNKNOWN
	139	107		139	107	246	2	1988
	268	263		268	263	531	11	UNKNOWN
	142	184		142	184	326	3	UNKNOWN
	134	183		134	183	317	8	1988
	330	220		330	220	550	13	1986
	500	480		500	480	980	29	1987
	611	277		611	277	887	12	UNKNOWN
	212	(d)		212	(d)	212	(d)	1986
	209	(d)		209	(d)	209	(d)	1978
	175	(d)		175	(d)	175	(d)	1975
	296	494		296	494	791	21	UNKNOWN
	289	232		289	232	520	4	1975
	147	156		147	156	303	3	1982
	120	(d)		120	(d)	120	(d)	1986

	341	338		341	338	679	14	1987
	190	410		190	410	600	111	1996
	47	209		47	209	255	13	1976
	200	(d)		200	(d)	200	(d)	1985
	130	195		130	195	325	3	1985
(g)	194	311		194	311	505	19	1976
	233	214		233	214	448	9	1978
	187	533		187	533	721	144	1990
	65	266		65	266	331	16	1981
	279	167		279	167	445	7	1978
	766	322		766	322	1,088	14	UNKNOWN
	116	224		116	224	340	14	1974
	91	281		91	281	372	17	1986
	226	(d)		226	(d)	226	(d)	1987
	117	(d)		117	(d)	117	(d)	1978
	126	(d)		126	(d)	126	(d)	1986
	115	210		115	210	325	13	1977
	216	(d)		216	(d)	216	(d)	1990
	13	232		13	232	245	14	1981
	168	143		168	143	311	2	1979
	137	173		137	173	310	7	1987
	242	(d)		242	(d)	242	(d)	1977
	393	255		393	255	648	4	1985
	303	285		303	285	588	12	1987

	171	215		171	215	386	9	1989
	314	244		314	244	558	10	1978
	158	188		158	188	346	3	UNKNOWN
	229	255		229	255	484	11	UNKNOWN
	194	(d)		194	(d)	194	(d)	1986
	393	396		393	396	789	17	UNKNOWN
	286	404		286	404	690	17	UNKNOWN
	124	128		124	128	251	2	1965
	202	(d)		202	(d)	202	(d)	1983
	420	191		420	191	611	8	1978
	174	120		174	120	294	2	1983
	209	244		209	244	453	10	1994
	164	322		164	322	486	20	1973
	290	299		290	299	589	13	1987
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1985
	270	286		270	286	556	12	1987
	196	228		196	228	424	10	UNKNOWN
	282	203		282	203	485	9	1972
	134	121		134	121	255	2	1981
	515	512		515	512	1,027	22	UNKNOWN
	369	335		369	335	704	21	1980
	390	244		390	244	634	10	1980
	212	(d)		212	(d)	212	(d)	1978

	158	118	158	118	276	2	1971
	181	(d)	181	(d)	181	(d)	1978
	88	231	88	231	319	14	1983
	1,016	366	1,016	366	1,382	15	UNKNOWN
	180	236	180	236	416	10	1978
	292	310	292	310	601	13	UNKNOWN
	138	168	138	168	307	3	UNKNOWN
(g)	114	520	114	520	634	32	1992
	268	281	268	281	549	12	1989
	99	(d)	99	(d)	99	(d)	1994
(g)	205	304	205	304	509	19	1985
	492	490	492	490	981	21	UNKNOWN
	131	156	131	156	288	7	1997
(g)	148	230	148	230	378	14	1979
	93	108	93	108	201	2	1978
	189	212	189	212	401	9	1989
	122	154	122	154	277	3	1984
	161	235	161	235	396	49	1980
	169	(d)	169	(d)	169	(d)	1986
	306	152	306	152	458	6	1990
	203	(d)	203	(d)	203	(d)	1980
	154	250	154	250	404	11	UNKNOWN
	38	333	38	333	371	20	1985
	344	224	344	224	568	14	1985
	217	(d)	217	(d)	217	(d)	1975

213	635	213	635	848	172	1989
100	(d)	100	(d)	100	(d)	1986
154	167	154	167	321	3	1988
259	166	259	166	425	3	1970
135	90	135	90	225	6	1975
152	(d)	152	(d)	152	(d)	1994
148	200	148	200	347	8	1987
137	144	137	144	281	2	1980
471	129	471	129	601	5	1989
260	(d)	260	(d)	260	(d)	1976
227	245	227	245	472	10	1988
187	165	187	165	353	3	1978
142	143	142	143	286	2	UNKNOWN
345	307	345	307	652	13	1990
224	443	224	443	667	120	1983
149	388	149	388	538	105	1975
241	258	241	258	499	11	1974
262	(d)	262	(d)	262	(d)	1993
342	226	342	226	568	10	1980
498	324	498	324	822	156	1987
532	375	532	375	907	16	UNKNOWN
99	108	99	108	207	2	1985
349	348	349	348	697	15	1989

153	172	153	172	326	2	UNKNOWN
140	115	140	115	254	2	1969
143	(d)	143	(d)	143	(d)	1977
100	(d)	100	(d)	100	(d)	1991
261	411	261	411	672	17	UNKNOWN
386	443	386	443	830	19	UNKNOWN
260	(d)	260	(d)	260	(d)	1978
135	267	135	267	402	16	1986
353	394	353	394	746	17	UNKNOWN
204	236	204	236	440	10	1984
99	327	99	327	426	20	1974
286	206	286	206	492	13	1977
239	(d)	239	(d)	239	(d)	1983
119	336	119	336	454	21	1976
158	(e)	158	(e)	158	(e)	1985
308	230	308	230	538	10	1986
228	475	228	475	704	129	1983
186	(d)	186	(d)	186	(d)	1976
123	104	123	104	228	2	1978
274	241	274	241	516	10	1983
167	162	167	162	329	3	1985

	197	(d)		197	(d)	197	(d)	1978
	208	(d)		208	(d)	208	(d)	1975
	176	(d)		176	(d)	176	(d)	1985
	129	(d)		129	(d)	129	(d)	1988
	142	129		142	129	271	2	UNKNOWN
	134	281		134	281	414	17	1968
	299	152		299	152	451	6	UNKNOWN
	280	563		280	563	842	152	1983
	276	204		276	204	480	3	1973
	154	157		154	157	311	2	UNKNOWN
(i)	(f)	178		(f)	178	178	129	1979
	167	168		167	168	336	55	1980
	549	701		549	701	1,250	193	1994
	853	1,108		853	1,108	1,961	305	1994
	713	873		713	873	1,586	240	1993
	398	924		398	924	1,322	254	1996
	435	915		435	915	1,351	252	1994
(g)	1,245	918		1,245	918	2,163	246	1994
	559	404		559	404	962	25	1992
	174	562		174	562	736	135	1980
(g)	692		1,137	692	1,137	1,829	321	1997
	380	604		380	604	984	145	1999

	715		1,317	715	1,317	2,032	293	2000
(g)	599		1,160	599	1,160	1,759	313	1998
	638	824		638	824	1,462	198	1980
	130	659		130	659	789	159	1988
	214	854		214	854	1,068	205	1979
	367	524		367	524	891	126	1999
	480	724		480	724	1,205	44	1988
	180	120		180	120	300	7	1962
	160	582		160	582	742	36	1989
(g)	209	222		209	222	432	14	1980
	474	538		474	538	1,012	33	1987
	364	346		364	346	710	21	1987
	393	409		393	409	802	25	1982
	360	347		360	347	707	21	1987
	357	400		357	400	756	24	1986
	309	401		309	401	711	25	1987
	265	318		265	318	582	19	1987
	195	130		195	130	325	8	1987
	106	191		106	191	296	12	1979
	205	231		205	231	436	14	1979
	205	215		205	215	420	13	1976
	194	198		194	198	391	12	1978
(g)	119	256		119	256	375	16	1978
	148	376		148	376	524	23	1976

	76	196		76	196	273	12	1975
	709	351		709	351	1,060	22	1987
	122	252		122	252	374	15	1976
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
(g)	114	407		114	407	521	111	1998
(g)	159	378		159	378	537	105	1998
	647	(d)		647	(d)	647	(d)	2004
	761	756		761	756	1,518	46	1997
	722		1,366	722	1,366	2,088	228	1999
(i)	986	1,680		986	1,680	2,667	504	1994
	869	1,549		869	1,549	2,418	399	1999
(g)	914		691	914	691	1,605	179	1999
(g)	1,370		947	1,370	947	2,317	240	1999
	1,297	(e)		1,297	(e)	1,297	(e)	1999
(g)	1,152		910	1,152	910	2,062	220	1999
	650		978	650	978	1,628	235	1999
(g)	394		1,443	394	1,443	1,837	388	1998
	1,314		888	1,314	888	2,201	204	1999
	144	401		144	401	545	25	1986
(g)	416		963	416	963	1,380	230	1999
	506	(e)		506	(e)	506	(e)	1999
(g)	696		1,006	696	1,006	1,702	246	1999

(g)	715		1,013	715	1,013	1,728	253	1999
(g)	557		1,133	557	1,133	1,690	270	1999
(g)	519	(e)		519	(e)	519	(e)	1999
(g)	981	(e)		981	(e)	981	(e)	1999
(g)	633	(e)		633	(e)	633	(e)	1999
(g)	574	743		574	743	1,317	201	1998
(g)	431	(e)		431	(e)	431	(e)	1999
(g)	354	(e)		354	(e)	354	(e)	1997
	(e)	(e)	1,052	(e)	(e)	(e)	(e)	1999
(g)	720	(e)		720	(e)	720	(e)	1999
	778	(e)		778	(e)	778	(e)	1998
(g)	(e)	(e)	934	(e)	(e)	(e)	(e)	1999
(g)	(e)	(e)	776	(e)	(e)	(e)	(e)	1999
(g)	546		869	546	869	1,414	246	1998
(g)	(e)	(e)	896	(e)	(e)	(e)	(e)	1999
	537		1,268	537	1,268	1,804	293	1999
	965	550		965	550	1,515	175	1977
	1,076	1,063		1,076	1,063	2,139	339	1996
	706		627	706	627	1,332	209	1996
	310	146		310	146	456	9	1981

	230	383	230	383	613	23	1996
	413	400	413	400	812	24	1998
	695	378	695	378	1,072	23	1998
	479	271	479	271	750	17	1997
	142	373	142	373	515	23	1996
	373	400	373	400	773	25	1980
	504	376	504	376	880	23	1998
	309	316	309	316	625	19	1997
	216	334	216	334	550	20	1998
	802	571	802	571	1,374	35	2000
	1,701	553	1,701	553	2,254	34	1998
	840	488	840	488	1,328	30	2000
(g)	579	630	579	630	1,209	39	1982
	535	485	535	485	1,020	30	1988
(g)	337	612	337	612	949	37	1981
	556	521	556	521	1,077	32	1986
(g)	760	795	760	795	1,554	49	1995
(g)	318	619	318	619	937	38	UNKNOWN
(g)	331	657	331	657	989	40	1966
(g)	319	609	319	609	928	37	1982
	602	582	602	582	1,184	36	1988

	(g)	291	737	291	737	1,028	45	1994
	(g)	491	678	491	678	1,169	42	1985
	(g)	427	594	427	594	1,021	36	1989
		348	318	348	318	666	19	1989
	(g)	255	630	255	630	885	39	1989
	(g)	432	554	432	554	985	34	1989
	(g)	460	536	460	536	996	33	1983
	(g)	506	658	506	658	1,164	40	1981
	(g)	364	560	364	560	924	34	1990
	(g)	389	735	389	735	1,124	45	UNKNOWN
	(g)	170	616	170	616	786	38	1988
	(g)	292	635	292	635	928	39	UNKNOWN
		425	899	425	899	1,324	55	2004
	(g)	463	574	463	574	1,037	35	1975
	(g)	425	817	425	817	1,243	50	1981
	(g)	323	588	323	588	911	36	1993
	(g)	570	580	570	580	1,151	36	1995
	(g)	375	634	375	634	1,009	39	2000
		449	561	449	561	1,010	34	1994
		701	523	701	523	1,224	32	1991
(i)		817	(d)	817	(d)	817	(d)	1976
(i)	(g)	935	1,843	935	1,843	2,778	480	1999

(i)	(g)	845	1,712	845	1,712	2,557	441	1999
	(g)	629	963	629	963	1,591	275	1981
	(g)	371	593	371	593	964	170	1994
		585	813	585	813	1,398	233	1990
		502	871	502	871	1,373	249	1988
		734	961	734	961	1,695	275	1986
	(g)	634	643	634	643	1,278	184	1981
		263	(e)	263	(e)	263	(e)	1999
		499	960	499	960	1,458	132	1978
		563	1,091	563	1,091	1,654	67	1994
		521	1,167	521	1,167	1,688	72	1993
		725	1,089	725	1,089	1,813	67	1920
		529	1,425	529	1,425	1,954	87	1990
		456	1,057	456	1,057	1,513	65	1995
		231	1,054	231	1,054	1,285	65	1906
		381	1,170 890	381	1,170 890	1,551 890	72 55	1986 1905

		147	1,521		147	1,521	1,668	93	1905
		586	1,086		586	1,086	1,672	67	1993
		200	1,143		200	1,143	1,343	70	1907
		57	579		57	579	636	35	1917
(i)		379	143	245	379	388	767	130	1996
		450	281		450	281	731	18	2005
		1,006	691		1,006	691	1,697	197	1998
	(g)	802	(e)		802	(e)	802	(e)	1973
	(g)	591	(e)		591	(e)	591	(e)	1993
		550	(d)		550	(d)	550	(d)	1985
	(g)	671	(e)		671	(e)	671	(e)	1976
	(g)	938	(e)		938	(e)	938	(e)	1973
	(g)	777	(e)		777	(e)	777	(e)	1972
		641	(e)		641	(e)	641	(e)	1974
		684	(e)		684	(e)	684	(e)	1969

	810	798		810	798	1,609	214	1979
(g)	592	(e)		592	(e)	592	(e)	1988
(g)	594	(e)		594	(e)	594	(e)	1974
(g)	934	763		934	763	1,697	217	1985
(g)	740	(e)		740	(e)	740	(e)	1984
(g)	434	(e)		434	(e)	434	(e)	1969
	581	(e)		581	(e)	581	(e)	1994
	798	818		798	818	1,615	50	1998
(g)	377	692		377	692	1,069	181	1981
(g)	879	843		879	843	1,721	79	1997
	200	353		200	353	553	22	1993
(g)	277		550	277	550	827	122	2000
	746	288		746	288	1,035	18	1988
(g)	447	384		447	384	831	99	1994
(g)	335	695		335	695	1,030	171	1997
(g)	356		497	356	497	853	112	2000
	473	400		473	400	873	25	1990
	493	359		493	359	852	22	1990
(g)	1,030	366		1,030	366	1,396	22	1989
(g)	300	(e)		300	(e)	300	(e)	1994
(g)	232	282		232	282	514	17	1997

(g)	212	(e)		212	(e)	212	(e)	1998
	566	326		566	326	892	20	1988
	172	402		172	402	574	25	1967
(g)	309	(e)		309	(e)	309	(e)	1997
(g)	403	(e)		403	(e)	403	(e)	1994
(g)	405	451		405	451	856	117	1994
(g)	475	479		475	479	954	124	1994
	735	290		735	290	1,025	12	1986
	247	140		247	140	387	6	1985
	350	(e)		350	(e)	350	(e)	1991
	309	351		309	351	660	96	1991
	339		491	339	491	830	82	1999
(g)	344	(e)		344	(e)	344	(e)	1994
	534	(d)		534	(d)	534	(d)	2004
	310	605		310	605	915	18	1978
	421	347		421	347	768	15	2004
	581	494		581	494	1,075	21	2004
	554	447		554	447	1,001	19	2004
	474	460		474	460	934	19	2004
(g)	474	421		474	421	895	26	1997
(g)	566	385		566	385	951	24	1980
(g)	538	347		538	347	885	21	1990
(g)	492	402		492	402	894	25	1997
	699	558		699	558	1,257	34	1984
(g)	646	329		646	329	975	20	1992

(g)	492	391	492	391	883	24	1997
	376	480	376	480	856	29	1988
	372	465	372	465	837	29	1987
(g)	568	402	568	402	970	25	2000
(g)	659	376	659	376	1,034	23	1987
(g)	743	404	743	404	1,147	25	1998
(g)	763	326	763	326	1,089	20	1990
(g)	562	402	562	402	963	25	1994
(g)	560	426	560	426	986	26	1990
(g)	541	344	541	344	885	21	1990
(g)	864	391	864	391	1,256	24	1998
(g)	788	486	788	486	1,274	30	1999
(g)	495	352	495	352	847	22	1994
(g)	689	410	689	410	1,099	25	1998
(g)	469	346	469	346	815	21	1995
(g)	369	327	369	327	696	20	1994
(g)	570	352	570	352	922	22	1993
(g)	732	347	732	347	1,079	21	1994
(g)	633	299	633	299	932	18	1997
	519	353	519	353	871	22	1986
	509	406	509	406	915	25	1985

	588	418		588	418	1,006	26	1983
	527	293		527	293	820	18	1986
	535	406		535	406	941	25	1989
	1,087	409		1,087	409	1,495	25	1984
(g)	462	407		462	407	869	25	1998
(g)	402	382		402	382	785	23	1995
	97	313		97	313	410	19	1990
	200	324		200	324	524	20	1979
(g)	371	432		371	432	802	133	1981
	274	276		274	276	550	17	1977
	764	403		764	403	1,167	25	1998
(g)	506		806	506	806	1,312	191	1999
	538		1,149	538	1,149	1,687	241	2000
	657		1,209	657	1,209	1,866	274	1999
(g)	582		1,085	582	1,085	1,667	241	2000
	520		1,074	520	1,074	1,594	233	2000
	664		987	664	987	1,651	218	2000
	596		1,079	596	1,079	1,675	196	2000

	(e)	(e)		(e)	(e)	(e)	(e)	1998
(g)	235		1,116	235	1,116	1,351	262	1999
	647	836		647	836	1,483	51	1997
(g)	560		1,032	560	1,032	1,593	246	1999
	682	1,062		682	1,062	1,744	65	2002
	714	996		714	996	1,709	237	1998
(g)	1,210	1,064		1,210	1,064	2,274	65	2000
	856	(e)		856	(e)	856	(e)	1999
	2,459	(e)		2,459	(e)	2,459	(e)	2000
	885	(e)		885	(e)	885	(e)	1999
	2,012	1,059		2,012	1,059	3,071	65	1984
	310	348		310	348	657	21	1984
	219	146		219	146	365	9	1996
	220	160		220	160	380	10	1985
	198	302		198	302	500	19	1979
	839	792		839	792	1,631	49	1998
	183	313	632	183	945	1,128	19	UNKNOWN
	354	313		354	313	667	19	1993

	512	756		512	756	1,268	181	1989
	215	231		215	231	446	14	1986
	309	215		309	215	524	13	1988
	322	259		322	259	581	16	1986
	190	234		190	234	424	14	1987
	167	346		167	346	513	21	1968
	1,029	256		1,029	256	1,285	9	1975
	170	145		170	145	315	5	1977
	140	138		140	138	277	5	1978
	438	286		438	286	724	10	1989
(g)	886	324		886	324	1,210	20	1983
	869	433		869	433	1,302	15	1994
	486		706	486	706	1,192	151	2000
	383	251		383	251	634	8	1994
	464	500		464	500	964	31	1987
	1,172	267		1,172	267	1,438	9	1985
	871	246		871	246	1,117	8	1985
	443	311		443	311	754	10	1998
	352	453		352	453	805	8	1985
	989	252		989	252	1,241	8	1978
	698	298		698	298	996	10	1992
	1,003	257		1,003	257	1,260	9	1977
	740	455		740	455	1,195	15	1992

	1,061	363		1,061	363	1,424	12	1984
	597	284		597	284	881	10	1991
	576	444		576	444	1,019	15	1991
	650	281		650	281	931	9	1991
(g)	640		689	640	689	1,329	241	1996
(g)	(e)	(e)		(e)	(e)	(e)	(e)	1997
	700	287		700	287	987	10	1976
	367	344		367	344	711	12	1998
	539	301		539	301	839	10	1979
	762	276		762	276	1,038	9	1975
	1,220	276		1,220	276	1,496	9	1979
	328	180		328	180	508	6	1979
	502	266		502	266	767	9	1993
	1,025	250		1,025	250	1,276	8	1978
	903	290		903	290	1,193	10	1993
	853	290		853	290	1,143	10	1985
	768	301		768	301	1,069	8	UNKNOWN
	930	369		930	369	1,299	12	1984
	684	292		684	292	975	10	1994
	437	506		437	506	943	21	1980
	671	436		671	436	1,106	15	1996
	1,004	237		1,004	237	1,241	8	1978
	895	458		895	458	1,352	15	1999

793	466	793	466	1,259	16	2003
737	296	737	296	1,034	10	1994
377	306	377	306	683	10	1999
798	280	798	280	1,077	9	1995
601	267	601	267	868	9	1995
259	279	259	279	538	17	1986
208	262	208	262	470	9	1984
854	366	854	366	1,221	12	1985
599	266	599	266	866	9	1975
943	280	943	280	1,223	9	1979
1,140	316	1,140	316	1,456	8	UNKNOWN
1,092	337	1,092	337	1,429	11	1978
689	334	689	334	1,023	9	UNKNOWN
483	354	483	354	837	12	1986
416	308	416	308	723	10	1984
269	433	269	433	701	15	1998
567	262	567	262	828	9	1976
541	286	541	286	827	12	1981
333	138	333	138	470	5	1975
224	149	224	149	372	5	1984
304	186	304	186	490	6	1984
385	182	385	182	567	6	1994
561	242	561	242	803	8	1985
232	204	232	204	436	7	1985

	1,134	305		1,134	305	1,440	10	1977
	463	226		463	226	688	8	1979
	875	424		875	424	1,298	14	2001
	786	379		786	379	1,165	13	1978
	905	316		905	316	1,221	13	2001
(g)	358		445	358	445	803	156	1996
(g)	556		442	556	442	998	123	1998
(g)	(e)	(e)	464	(e)	(e)	(e)	(e)	1998
	230	408		230	408	638	25	1978
	354	314		354	314	668	8	UNKNOWN
	880	445		880	445	1,324	15	1985
	193	186		193	186	379	6	1985
	669	292		669	292	961	10	1991
	738	344		738	344	1,082	12	1976
	787	258		787	258	1,045	9	1977
	904	277		904	277	1,181	9	1978
	557	268		557	268	826	9	1982
	793	257		793	257	1,051	9	1983
	754	276		754	276	1,030	9	1987
	985	287		985	287	1,272	10	1994
	362	(e)		362	(e)	362	(e)	1996
	391	227		391	227	617	8	1974
	459	305		459	305	764	10	1978
	633	313		633	313	946	11	1978
	211	156		211	156	367	5	1978

	158	122	158	122	279	4	1978
	445	357	445	357	803	12	1982
	526	315	526	315	841	11	1983
	351	264	351	264	614	9	1978
	633	370	633	370	1,003	12	1985
	391	375	391	375	766	23	1988
	859	351	859	351	1,210	12	1976
	766	412	766	412	1,178	14	1993
	254	202	254	202	456	7	1981
	739	381	739	381	1,120	13	1990
	814	336	814	336	1,150	21	1986
(g)	611	367	611	367	977	22	1991
	297	242	297	242	539	8	1993
	1,232	408	1,232	408	1,640	14	1981
	268	246	268	246	514	8	1997
	466	231	466	231	697	8	1997
	795	308	795	308	1,103	10	1978
	617	401	617	401	1,018	13	1985
	735	260	735	260	995	9	1975
	1,042	284	1,042	284	1,327	10	1983
	190	207	190	207	397	7	1991
	663	282	663	282	945	9	1984
	491	318	491	318	809	11	1975

	764	240		764	240	1,004	8	1982
	851	441		851	441	1,292	15	1977
	837	355		837	355	1,192	12	1979
	1,198	373		1,198	373	1,571	13	1978
	668	354		668	354	1,022	12	1984
	631	442		631	442	1,072	15	1994
(g)	489		736	489	736	1,225	176	1999
	819	333		819	333	1,152	20	1986
	989	478		989	478	1,468	16	1976
	228	210		228	210	438	7	1977
	843	300		843	300	1,143	10	1999
	669	371		669	371	1,040	12	1996
	467	385		467	385	852	16	1983
	909	289		909	289	1,199	10	1994
	695	262		695	262	956	9	1978
	685	322		685	322	1,007	11	1980
	789	299		789	299	1,089	10	1984
(g)	622	437		622	437	1,059	27	1993
	175	140		175	140	315	5	1979
	282	201		282	201	483	7	1985
	301	177		301	177	479	6	1985
	578	347		578	347	926	12	1986
	164	147		164	147	311	5	1986

(g)	(e)	(e)	590	(e)	(e)	(e)	(e)	1996
	(e)	(e)	700	(e)	(e)	(e)	(e)	2000
	1,024	251		1,024	251	1,276	8	1978
(g)	(e)	(e)	532	(e)	(e)	(e)	(e)	1996
(g)	(e)	(e)	473	(e)	(e)	(e)	(e)	1998
	770	269		770	269	1,040	9	1985
	528	545		528	545	1,073	18	1999
	628	354		628	354	982	12	1990
	294	326		294	326	620	20	1997
	1,043	260		1,043	260	1,303	9	1977
	902	255		902	255	1,157	11	1986
	347	198		347	198	545	8	2004
	488	369		488	369	857	12	1994
	728	314		728	314	1,042	11	1997
	612	278		612	278	890	9	1979
	517	302		517	302	819	19	1986
	352	413		352	413	765	14	2000
	205	375		205	375	580	23	1978
	1,159	361		1,159	361	1,519	22	1984
	575	345		575	345	920	21	1987
	386	335		386	335	721	11	1993
	665	420		665	420	1,086	11	UNKNOWN
	391	521		391	521	913	22	1988
	1,090	438		1,090	438	1,528	15	1977

		410	258		410	258	668	9	1978
		747	275		747	275	1,022	9	1984
		617	392		617	392	1,009	13	1996
(i)		2,378	654		2,378	654	3,032	40	1987
		406	349		406	349	755	12	1994
	(g)	679	347		679	347	1,027	21	1983
		841		699	841	699	1,540	201	1998
		1,174	464		1,174	464	1,638	16	1986
		820	360		820	360	1,181	12	1983
		847	303		847	303	1,150	10	1992
		874	447		874	447	1,321	27	1979
		137	385		137	385	522	24	1978
		520	513		520	513	1,033	31	1996
		321	433		321	433	754	18	UNKNOWN
		741	835		741	835	1,576	52	1979
		408	644		408	644	1,052	40	2000
		872	1,258		872	1,258	2,130	78	1997
		625	797		625	797	1,422	49	1994
		572	1,105		572	1,105	1,677	68	1997
		1,182	1,311		1,182	1,311	2,493	81	1993
		551	882		551	882	1,433	55	1983
		395	880		395	880	1,275	54	1994
		510	779		510	779	1,290	48	1978

1,002	755		1,002	755	1,757	47	1997
521	762		521	762	1,283	47	1997
746	1,364		746	1,364	2,110	80	1996
657	948		657	948	1,604	59	1996
482	334		482	334	816	14	UNKNOWN
826	258		826	258	1,084	11	1987
672	224		672	224	896	9	1988
598	189		598	189	787	8	1986
671	160		671	160	831	7	1989
602	200		602	200	802	8	1988
356	227		356	227	582	14	1997
144	315		144	315	459	19	(h)
21,839	29,840	2,167	21,839	32,007	53,846	4,501	
941,961	753,466	141,822	941,961	887,937	1,829,898	111,138	

FF-TSY HOLDING COMPANY II, LLC
NOTES TO SCHEDULE III - REAL ESTATE AND ACCUMULATED DEPRECIATION
Years Ended December 31, 2006, 2005 and 2004

(a) Transactions in real estate and accumulated depreciation during 2006, 2005 and 2004 are summarized below. The balances in 2006, 2005 and 2004 have been adjusted to reflect the reclassification of properties accounted for as discontinued operations.

	(In thousands)	
	Cost (b)(j)	Accumulated Depreciation
Properties the Company has Invested in Under Operating Leases:		
Balance, December 31, 2003	$ 535,740	$ 45,693
Acquisitions	15,345	—
Right of way taking	(11)	—
Depreciation expense (c)	—	9,565
Balance, December 31, 2004	551,074	55,258
Acquisitions	1,213,507	—
Depreciation expense (c)	—	23,193
Balance, December 31, 2005	1,764,581	78,451
Acquisitions	59,640	—
Consolidation of Lee Vista Joint Venture	1,716	240
Reclassifications from capital leases	3,961	—
Depreciation expense (c)	—	32,447
Balance December 31, 2006	$ 1,829,898	$ 111,138

FF-TSY HOLDING COMPANY II, LLC
NOTES TO SCHEDULE III - REAL ESTATE AND ACCUMULATED DEPRECIATION - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

(b) As of December 31, 2006, 2005 and 2004, the aggregate depreciated cost of the properties owned by the Company and its consolidated joint ventures for federal income tax purposes was $1.8 billion, $1.9 billion, and $0.7 billion, respectively. Substantially all of the leases are treated as operating leases for federal income tax purposes.

(c) For financial reporting purposes, depreciation expense is computed for buildings and improvements based upon estimated lives of 30 years.

(d) The building portion of this property is owned by the tenant; therefore, depreciation is not applicable.

(e) For financial reporting purposes, certain components of the lease relating to land and/or building have been recorded as a capital lease. Accordingly, costs relating to these components have been included in capital leases and depreciation is not applicable.

(f) The Company owns the building only relating to this property. This property is subject to a ground lease between the tenant and an unaffiliated third party. In connection therewith, the Company entered into either a tri-party agreement with the tenant and the owner of the land or an assignment of interest in the ground lease with the landlord of the land. The tri-party agreement or assignment of interest each provide that the tenant is responsible for all obligations under the ground lease and provide certain rights to the Company to help protect its interest in the building in the event of a default by the tenant under the terms of the ground lease.

(g) The property(ies) is/are encumbered at December 31, 2006.

(h) Included as “other” are some properties for which the land and/or building have been recorded as a capital lease, and some properties where the Company owns the building only, as described above. Dates of construction for the properties included as “other” range from 1955 to 2001 and dates acquired range from 1997 to 2005.

(i) For financial reporting purposes, the undepreciated cost of the following properties was written down to its net realizable value due to an anticipated impairment in value. The Company recognized the impairments by recording an allowance for loss on land and/or building or net investment in capital lease in the amounts listed below for each property as of December 31, 2006. The impairments at December 31, 2006 represent the difference between the properties' carrying values and managements estimate of the net realizable value of the properties based upon anticipated sales prices to interested third parties. The cost of the properties presented on this schedule is the gross amount at which the properties were carried at December 31, 2006, excluding the allowances for loss.

FF-TSY HOLDING COMPANY II, LLC
NOTES TO SCHEDULE III - REAL ESTATE AND ACCUMULATED DEPRECIATION - CONTINUED
Years Ended December 31, 2006, 2005 and 2004

(j) (continued)

The following is a list of properties and the related impairment at December 31, 2006:

	Total (In thousands)
Bandana's Bar-B-Q Restaurant-Arnold, MO	$ 190
Bandana's Bar-B-Q Restaurant-Collinsville, IL	150
Bandana's Bar-B-Q Restaurant-Columbia, MO	133
Bandana's Bar-B-Q Restaurant-Crystal City, MO	133
Bandana's Bar-B-Q Restaurant-Fenton, MO	150
Bill Johnson's Big Apple-Glendale, AZ	380
Black-eyed Pea-Fort Worth, TX	314
Chevys - Atlanta, GA	927
Chevys-Clearwater, FL	60
Chevys-Lake Mary, FL	304
Chevys - Merriam, KS	1,250
Clay Pit-Addison, TX	250
Culpepper Restaurant-Bridgeton, MO	150
Denny's-Lee Summit, MO	190
Denny's-Merriam, KS	183
Denny's-N. Kansas City, MO	190
Denny's-Sedalia, MO	190
Johnny Carino's-Brandon, FL	103
Jose Pepper's Restaurant-Blue Springs, MO	161
Kettle Restaurant-Amarillo, TX	20
Longhorn Steakhouse-Tampa, FL	257
Phillips 66- Austin, TX	13
Pizza Hut-Weirton, WV	108
Renewal by Anderson-Centennial, CO	350
Smokey Bones BBQ-Langhorne, PA	86
Smokey Bones BBQ-Morrow, GA	521
Smokey Bones BBQ-Taylor, MI	232
Sprint PCS Retail Store-St. Joseph, MO	143
Wendy's-Vail, CO	850
Other	1,077
	$ 9,065

TRUSTREET PROPERTIES, INC.
SCHEDULE IV - MORTGAGE LOANS ON REAL ESTATE
DECEMBER 31, 2006
(in thousands except for number of loans)

Description	Interest Rate	Final Maturity Date	Periodic Payment Term	Prior Liens	Face Amount of Mortgages	Carrying Amount of Mortgages	Principal Amount of Loans Subject to Delinquent Principal or Interest
Castle Hill Holding V, LLC	10.75%	2/1/2016	Note 1	N/A	8,475	6,170	-
Capitas Group, LLC	10.00%	2/1/2023	Note 1	N/A	4,900	4,578	-
Border Patrol Wisconsin, Inc.	9.10%	6/1/2019	Note 1	N/A	3,834	3,391	-
Davco Acquisition Holding, Inc.	10.50%	1/1/2017	Note 5	N/A	2,670	2,670	-
Border Patrol Wisconsin, Inc.	9.42%	6/1/2019	Note 1	N/A	2,612	2,749	-
Border Patrol Wisconsin, Inc.	8.96%	6/1/2019	Note 1	N/A	2,900	2,546	-
Metro Corral Partners, Inc.	9.62%	1/1/2021	Note 1	N/A	2,772	2,436	-
Castle Hill Holding VI, LLC	10.75%	6/1/2016	Note 1	N/A	3,888	2,373	-
66 loans as mortgage loans on franchised restaurant businesses with original amounts ranging from $181,147 to $2,893,538	2.4 % to 10.8%	03/07/2007 to 01/01/2021	N/A	N/A	N/A	44,847	4,689

(2)	71,760	4,689	

	2006	2005	2004
Balance at beginning of period	76,406	269,652	303,026
New mortgage loans - merger acquisition	-	12,165	-
(3) New mortgage loans - non-cash	15,058	4,450	-
New mortgage loans	2,670	1,027	-
Accrued interest	(147)	(1,564)	(1,111)
Loans written off	-	755	(755)
Collection of principal	(22,239)	(16,429)	(29,169)
Deferred financing income	12	1,183	228
Unamortized loan costs			92
Foreclosed and converted to real estate			(452)
Redesignate as equipment note receivable			(1,575)
Sale of loans	-	(193,568)	
Provision for uncollectible mortgage notes	-	(1,265)	(632)
Balance at end of period	71,760	76,406	269,652

(1) Principal and interest payable at level amount over life. Prepayment penalty terms - Loans may prepay during agreed number of years with assessed premiums based on Treasury rate or swap breakage costs; then 1% of the entire unpaid principal balance.

(2) Amounts do not include equipment and other notes receivable of $10,960

(3) Sold properties and took short term note for portion of proceeds and accepted mortagage note in lieu of other receivables.

(4) Carrying amount is net of provision for loan losses.

(5) Interest only payments throughout term of loan, with balloon payment in 2017

EXHIBITS

EXHIBIT INDEX

Exhibit Number

2.1 Agreement and Plan of Merger by and between Trustreet Properties, Inc., predecessor to the Registrant and CNL Restaurant Properties, Inc., dated as of August 9, 2004 (previously filed as Exhibit 2.1 to the Registrant's current report on Form 8-K filed on August 10, 2004 and incorporated herein by reference).

2.2 Agreements and Plans of Merger by and among Trustreet Properties, Inc., the predecessor to the Registrant, a separate, wholly-owned subsidiary of the operating partnership of Trustreet Properties, Inc. and each of the 18 Income Funds (previously filed as Exhibits 2.2 - 2.19 to the Registrant's current report on Form 8-K filed on August 10, 2004 and incorporated herein by reference).

2.3 Agreement and by and among Trustreet Properties, Inc., CNL APF Partners, LP and General Electric Capital Corporation, dated as of October 30, 2006 (previously filed as Exhibit 2.1 to the Registrant's current report on Form 8-K/A filed on November 8, 2006 and incorporated herein by reference).

3.1 Certificate of Formation of the Registrant (filed herewith).

3.2 Amended and Restated Limited Liability Company Agreement of the Registrant dated as of March 27, 2007 (filed herewith).

4.1 Indenture dated as of March 4, 2005, among Net Lease Funding 2005, LP, MBIA Insurance Corporation and Wells Fargo Bank, N.A., as indenture trustee relating to $275,000,000 Triple Net Lease Mortgage Notes, Series 2005 (previously filed as Exhibit 99.1 to the Registrant's current report on Form 8-K filed on March 10, 2005 and incorporated herein by reference).

4.2 Stock Purchase Warrant - Omnicron Master Trust (previously filed as Exhibit 4.04 to the Registrant's Form 10-Q for the fiscal quarter ended June 30, 2003 and incorporated herein by reference).

4.3 Stock Purchase Warrant - The Riverview Group, LLC (previously filed as Exhibit 4.05 to the Registrant's Form 10-Q for the fiscal quarter ended June 30, 2003 and incorporated herein by reference).

4.4 Indenture, dated as of March 23, 2005, between the Registrant and Wells Fargo Bank, National Association, as trustee, relating to the Registrant's 7 ½% Senior Noted due 2015 (previously filed as Exhibit 4.1 to the Registrant's current report on Form 8-K filed on March 28, 2005 and incorporated herein by reference).

4.5 First Supplemental Indenture, by and among the Registrant, FF-TSY Holding Company II, LLC, FF-TSY Holding Company II, INC., and Wells Fargo Bank, National Association, dated as of February 26, 2007 (previously filed as Exhibit 4.1 to the Registrant's current report on Form 8-K filed on February 26, 2007 and incorporated herein by reference).

4* Pursuant to Regulation S-K Item 601(b)(4)(iii), the Registrant by this filing agrees, upon request, to furnish to the Securities and Exchange Commission a copy of instruments defining the rights of holders of long-term debt of the Registrant.

10.1 Registrant Flexible Incentive Plan (previously filed as Exhibit 10.1 to the Registrant's Form 10-Q for the fiscal quarter ended March 31, 2003 and incorporated herein by reference).

10.2 Bridge Credit Agreement dated as of February 25, 2005, by and among the Registrant, as borrower, certain subsidiaries of the Registrant, as guarantors, Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender, and certain other lenders party thereto, and Banc of America Securities LLC, as Sole Lead Arranger and Sole Book Manager (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on March 3, 2005 and incorporated herein by reference).

10.3 Bridge Credit Agreement dated as of February 25, 2005, by and among Net Lease Funding 2005, LP, as borrower, Bank of America, as Administrative Agent, and certain other lenders party thereto, and Banc of America Securities LLC, as Sole Lead Arranger and Sole Book Manager (previously filed as Exhibit 10.2 to the Registrant's current report on Form 8-K filed on March 3, 2005 and incorporated herein by reference).

10.4 Credit Agreement, dated as of April 8, 2005, by and among the Registrant, as borrower, certain subsidiaries of the Registrant, as guarantors, Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender, Bank of America Securities LLC, as Sole Lead Arranger and Sole Book Manager, Key Bank, National Association, as Syndication Agent, Credit Suisse First Boston, Societe Generale, and Wachovia Bank National Association, as Co-Documentation Agents, and the lenders party thereto (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on April 13, 2005 and incorporated herein by reference).

10.5 First Amendment to Credit Agreement, dated as of September 28, 2006, by and among the Registrant, the Guarantors (as defined in the Credit Agreement), the Lenders (as defined in the Credit Agreement), Bank of America, N.A., as Administrative Agent, L/C Issuer and Swing Line Lender (each as defined in the Credit Agreement) and Banc of America Securities LLC, as sole lead arranger and sole book manager (previously filed as Exhibit 10.1 to the Registrant's current report on Form 8-K filed on October 2, 2006 and incorporated herein by reference).

10.6 Pledge Agreement, dated as of April 8, 2005, by substantially all of the Borrower's domestic subsidiaries, in favor of Bank of America, N.A., in its capacity as Administrative Agent (previously filed as Exhibit 10.2 to the Registrant's current report on Form 8-K filed on April 13, 2005 and incorporated herein by reference).

31.1 Certification of Chief Executive Officer pursuant to Rule 13a-14(a) as adopted pursuant to Section 302 of the Sarbanes-Oxley Act of 2002 (filed herewith).

31.2 Certification of Chief Financial Officer pursuant to Rule 13a-14(a) as adopted pursuant to Section 302 of the Sarbanes-Oxley Act of 2002 (filed herewith).