

**SUNCOR**  
**FINANCIAL HIGHLIGHTS** *(dollars in thousands)*

	Year Ended December 31,					
	2004	2003	2002	2001	2000	1999
<b>OPERATING REVENUES</b>	\$ 359,792	\$ 361,603	\$ 201,081	\$ 168,908	\$ 158,365	\$ 130,169
<b>NET INCOME</b>	44,728	56,124	18,854	3,337	11,538	6,064
<b>CASH DISTRIBUTIONS</b>						
<b>TO PARENT</b>	85,000	108,000	13,300	-	20,000	-
	<b>December 31,</b>					
	2004	2003	2002	2001	2000	1999
<b>ASSETS</b>						
Land and improvements	\$ 264,349	\$ 234,365	\$ 280,506	\$ 276,598	\$ 236,989	\$ 240,889
Investment in real estate joint ventures	6,179	12,489	22,119	41,280	38,010	37,390
Commercial properties	102,314	99,870	81,710	110,155	97,104	61,668
Home inventory	31,412	34,174	38,247	33,729	33,954	29,803
Deferred tax asset	-	-	14,946	25,091	26,980	33,257
Notes receivable	6,081	15,073	6,824	4,795	4,384	9,571
Cash and other assets	53,369	43,254	89,355	26,455	24,545	29,567
<b>TOTAL ASSETS</b>	<b>\$ 463,704</b>	<b>\$ 439,225</b>	<b>\$ 533,707</b>	<b>\$ 518,103</b>	<b>\$ 461,966</b>	<b>\$ 442,145</b>
<b>LIABILITIES AND EQUITY</b>						
Long-term debt	\$ 15,974	\$ 17,853	\$ 8,946	\$ 148,627	\$ 123,378	\$ 102,739
Other liabilities	228,471	161,839	213,352	63,583	36,032	28,390
Stockholder's equity	219,259	259,533	311,409	305,893	302,556	311,016
<b>TOTAL LIABILITIES AND EQUITY</b>	<b>\$ 463,704</b>	<b>\$ 439,225</b>	<b>\$ 533,707</b>	<b>\$ 518,103</b>	<b>\$ 461,966</b>	<b>\$ 442,145</b>

## SUNCOR MAJOR PROPERTY LOCATIONS

### METROPOLITAN PHOENIX AREA

#### PALM VALLEY

9,500-acre master-planned, golf course community west of Phoenix

#### VILLAGE OF LITCHFIELD PARK

330-acre master-planned community west of Phoenix

#### SCOTTSDALE MOUNTAIN

1,400-acre master-planned community northeast of Phoenix

#### SUNRIDGE CANYON

950-acre master-planned, golf course community northeast of Phoenix

#### MARKETPLACE/AUTOPLEX

420-acre mixed-use commercial and industrial development southeast of Phoenix

#### HIDDEN HILLS

410-acre master-planned community northeast of Phoenix

#### TALAVI

140-acre commercial and industrial park northwest of Phoenix

#### HAYDEN FERRY LAKESIDE

18-acre mixed-use commercial and residential development east of Phoenix

#### RIO WEST BUSINESS PARK

25-acre office park east of Phoenix

### PRESCOTT VALLEY AREA

#### STONERIDGE

1,840-acre master-planned, golf course community (venture with landowner)

#### PRESCOTT LAKES

177-acre residential community (venture with landowner)

### SEDONA AREA

#### SEDONA GOLF RESORT

300-acre residential golf community

### SANTA FE AREA

#### RANCHO VIEJO

11,000-acre master-planned community (venture with landowner), 2,500-acre first phase

### ST. GEORGE AREA

#### CORAL CANYON

2,500-acre master-planned, golf course community (venture with landowner)

### BOISE AREA

#### AVIMOR

31,200-acre master-planned community (venture with landowner)

