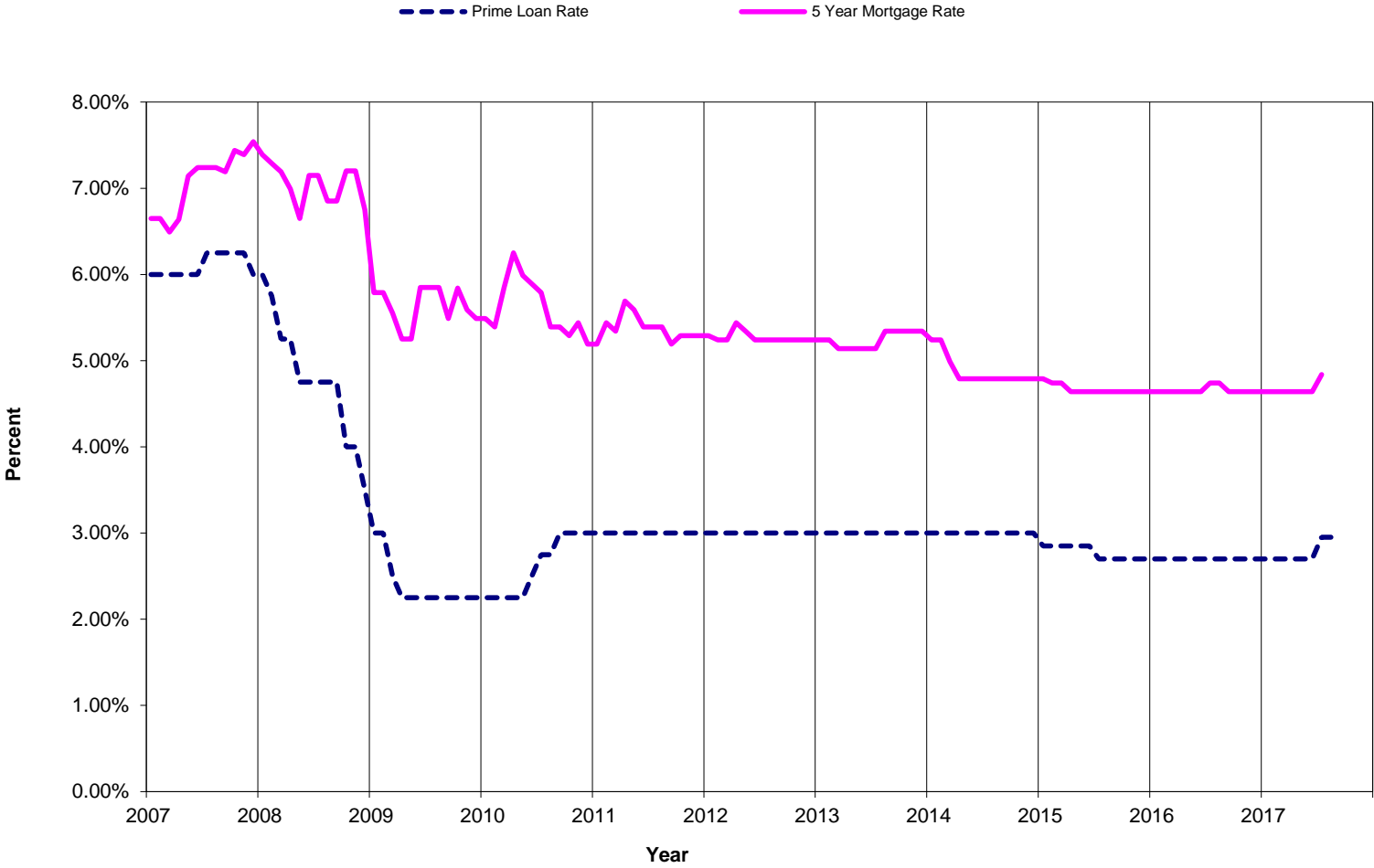


Interest Rates 2007 - 2017



Source: Prime Loan Rate - Bank of Montreal;
5 Year Mortgage Rate - Statistics Canada, CANSIM table 176-0043