

# Banks and Thrifts Sold in October 2010

Region/Buyer	ST	Target	City	ST	SELLER INFORMATION								Ann Date	Cons Type	DEAL PRICE INFORMATION					
					Total Assets (\$000)	Equity/Assets (%)	Tg Equity/Assets (%)	NPA's/Assets (%)	ROAA (%)	ROAE (%)	# Brn.	Price/Book (x)			Price/ Tg Book (x)	Price/ 8% Tg Book (x)	Price/ LTM Earnings (x)	Price/ Assets (%)	Price/ Deposits (%)	
<b>East - New England</b>																				
Berkshire Hills Bancorp Inc.	MA	Rome Bancorp Inc.	Rome	NY	329,735	18.59	18.59	0.69	1.08	5.98	5	10/12/2010	Mixed	1.20	1.20	1.46	19.31	22.23	32.46	
Chemung Financial Corp.	NY	Fort Orange Financial Corp.	Albany	NY	270,931	8.34	8.34	0.57	0.39	5.03	5	10/14/2010	Mixed	1.27	1.27	1.29	25.44	10.63	13.78	
Community Bank System Inc.	NY	Wilber Corporation	Oneonta	NY	929,268	8.30	7.84	2.62	0.82	10.45	22	10/22/2010	Mixed	1.32	1.41	1.39	13.38	10.96	13.08	
Modern Capital Partners L.P.	NY	Madison National Bancorp Inc.	Hauppauge	NY	293,658	10.42	10.42	4.39	-0.05	-0.53	4	10/20/2010	Cash	1.10	1.10	1.14	NM	11.51	16.00	
Brookline Bancorp Inc.	MA	First Ipswich Bancorp	Ipswich	MA	262,069	5.31	4.99	2.26	-0.46	-8.51	6	10/27/2010	Cash	1.37	1.45	1.28	NM	7.25	8.87	
<b>North Central</b>																				
Vogel Bancshares Inc.	IA	Farmers Savings Bank	Remsen	IA	121,728	12.77	12.77	1.24	0.84	6.73	1	10/25/2010	NA	NA	NA	NA	NA	NA	NA	
Ida Grove Bancshares Inc.	IA	Moorhead State Bank*	Moorhead	IA	19,173	20.67	20.67	0.19	0.78	3.98	1	10/8/2010	NA	NA	NA	NA	NA	NA	NA	
Community Bancorp Inc.	KS	First State Bank	Arma	KS	9,781	9.41	9.41	0.00	-0.62	-6.62	1	10/8/2010	NA	NA	NA	NA	NA	NA	NA	
Frandsen Financial Corporation	MN	Island Financial Corp.	Bird Island	MN	38,928	12.65	12.65	0.08	0.48	3.85	1	10/20/2010	NA	NA	NA	NA	NA	NA	NA	
<b>South</b>																				
Private Investors	GA	First Cherokee Bancshares Inc.	Woodstock	GA	249,400	4.84	4.82	19.03	-2.99	-61.67	3	10/2/2010	NA	NA	NA	NA	NA	NA	NA	
PFGBI LLC	GA	Montgomery Cnty Bkshrs Inc.	Ailey	GA	227,730	1.71	1.71	21.17	-5.75	-124.74	3	10/2/2010	NA	NA	NA	NA	NA	NA	NA	
Community Bancorp LLC	TX	Cadence Financial Corp.	Starkville	MS	1,886,445	6.32	6.27	5.67	-0.78	-12.00	38	10/6/2010	Cash	0.39	0.39	0.67	NM	3.59	4.38	
<b>Southwest</b>																				
First Guaranty Bancshares Inc.	LA	Greensburg Bancshares Inc.	Greensburg	LA	94,474	6.28	6.28	6.36	-0.21	-2.37	4	10/22/2010	Mixed	0.89	0.89	0.92	NM	5.61	6.28	
<b>Midwest</b>																				
Management group		Evansville Commerce Bank	Evansville	IN	50,364	8.84	8.84	4.20	-2.92	-34.10	1	10/26/2010	NA	NA	NA	NA	NA	NA	NA	
German American Bancorp Inc.	IN	American Community Bancorp	Evansville	IN	285,446	8.10	8.10	1.76	0.39	5.09	3	10/4/2010	Mixed	1.31	1.31	1.32	25.90	10.65	12.41	
Old National Bancorp	IN	Monroe Bancorp	Bloomington	IN	845,731	6.58	6.58	4.30	-0.08	-1.16	19	10/5/2010	CSItk	1.46	1.46	1.38	NM	9.61	11.87	
Cheviot Financial (MHC)	OH	First Franklin Corp.	Cincinnati	OH	280,543	7.89	7.89	NA	-0.82	-10.82	8	10/12/2010	Cash	1.12	1.12	1.12	NM	8.84	10.94	
<b>West</b>																				
Investor group		United Western Bancorp Inc.	Denver	CO	2,221,183	5.28	5.28	NA	-3.49	-58.22	8	10/28/2010	NA	NA	NA	NA	NA	NA	NA	
SKBHC Holdings LLC	CA	AmericanWest Bank	Spokane	WA	1,482,790	3.26	2.64	9.33	-3.63	-86.67	59	10/27/2010	Cash	0.83	0.86	0.72	NM	12.27	14.83	
Pvt Invr - Jason A. Awad	NV	1st Commerce Bank	North Las Vegas	NV	44,537	3.71	3.71	20.33	-8.55	-121.42	1	10/8/2010	NA	NA	NA	NA	NA	NA	NA	

Number of Deals 20

Maximum	2,221,183	20.67	20.67	21.17	1.08	10.45	59
Minimum	9,781	1.71	1.71	0.00	-8.55	-124.74	1
Average	497,196	8.46	8.39	5.79	-1.28	-24.39	10
Median	266,500	8.00	7.87	3.41	-0.34	-4.50	4

1.46	1.46	1.39	25.90	22.23	32.46
0.39	0.39	0.67	13.38	3.59	4.38
1.12	1.13	1.15	21.01	10.29	13.17
1.20	1.20	1.28	22.38	10.63	12.41