

\$32,860,0000
THE MARQUIS COMMUNITY DEVELOPMENT AUTHORITY
REVENUE BONDS
SERIES 2007

Significant Events Notice

June 11, 2009

Pursuant to the Continuing Disclosure Agreement (the "Agreement") executed and delivered by (i) The Marquis Community Development Authority (the "Authority"), (ii) The Marquis at Williamsburg, LLC (the "Developer"), (iii) MuniCap, Inc (the "Administrator"), and (iv) Wells Fargo Bank, N.A., as trustee (the "Trustee"), the Administrator hereby reports the occurrence of the following significant event.

According to York County (the "County"), the property owner of the parcels within the Marquis Community Development Authority (the "CDA") failed to pay the 2009 real estate tax and the special assessments. The first half and a single installment of the real estate tax and special assessments, respectively, were due to the County on June 5, 2009.

Based on the information provided by the County, the property owner failed to pay \$158,540 in real estate tax and \$1,097,000 in special assessments. As of June 11, 2009, the real estate tax and special assessments remain delinquent. A summary of the delinquent real estate tax and special assessments by parcel is as follows.

Map	Ad Valorem Real Estate Tax	Special Assessment
11-4-3	\$155,996	\$1,082,909
11-4-4	\$2,545	\$14,091
Total	\$158,540	\$1,097,000

According to the County, penalty and interest is applied to delinquent balances in accordance with the County Codes.