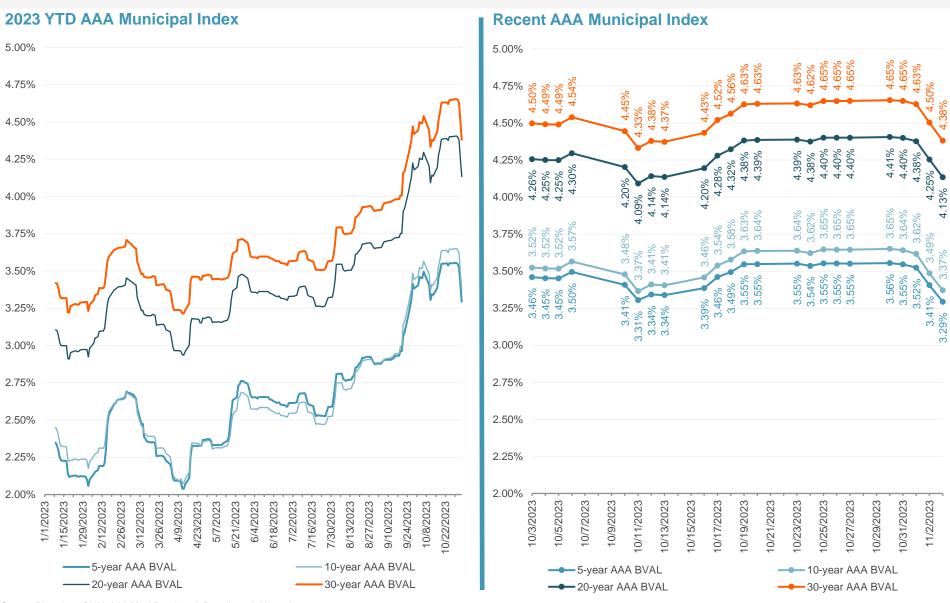


Table of Contents

- 1. Tax-Exempt Market Overview
- 2. Taxable Market Overview
- 3. Recent Bond Sales

1. Tax-Exempt Market Overview

Tax-Exempt Rates



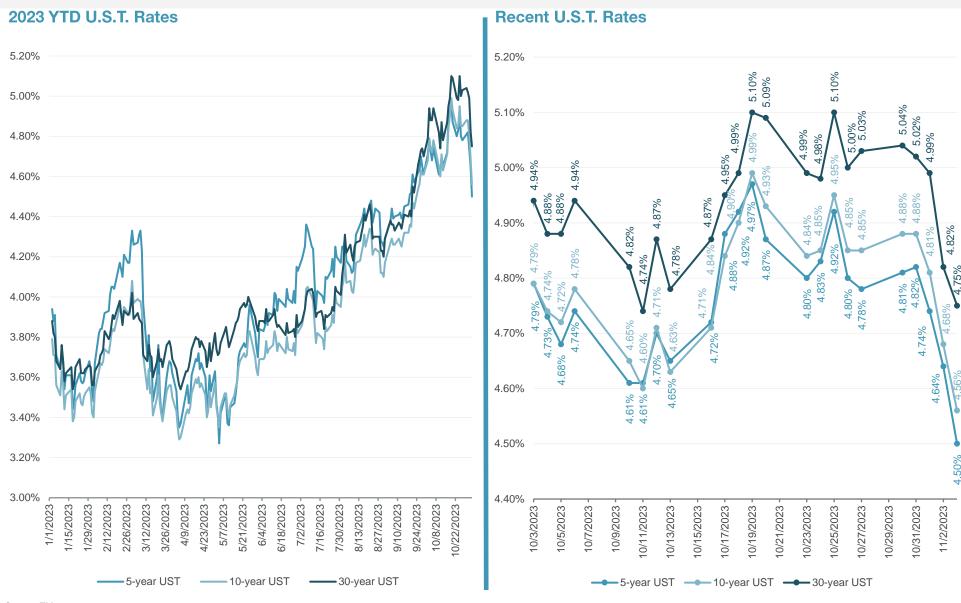
Generic California AA Rated Tax-Exempt Scale

Generic AA	Rated	Tax-Exem	pt Scales
5%	Coupo	n Structur	

Year	Yield
2024	3.44
2025	3.37
2026	3.28
2027	3.23
2028	3.20
2029	3.20
2030	3.23
2031	3.25
2032	3.27
2033	3.27
2034	3.32
2035	3.41
2036	3.54
2037	3.68
2038	3.80
2039	3.92
2040	4.04
2041	4.15
2042	4.23
2043	4.30
2048 (Term)	4.52
2053 (Term)	4.58

2. Taxable Market Overview

U.S. Treasury Rate History



Generic National Taxable Scales

Year	Treasury Yields
2024	4.882 (UST 2-yr)
2025	4.882 (UST 3-yr)
2026	4.687 (UST 5-yr)
2027	4.549 (UST 5-yr)
2028	4.549 (UST 7-yr)
2029	4.605 (UST 7-yr)
2030	4.605 (UST 10-yr)
2031	4.614 (UST 10-yr)
2032	4.614 (UST 10-yr)
2033	4.614 (UST 10-yr)
2034	4.614 (UST 10-yr)
2035	4.614 (UST 10-yr)
2036	4.614 (UST 10-yr)
2037	4.614 (UST 10-yr)
2038	4.614 (UST 10-yr)
2043 (Term)	4.793 (UST 30-yr)
2048 (Term)	4.793 (UST 30-yr)
2053 (Term)	4.793 (UST 30-yr)

Aaa Rated Aa1 Rated A1 Rated Yield Spread Yield Spread 5.282 0.40 5.382 0.50 5.682 0.8 5.132 0.25 5.232 0.35 5.532 0.6 4.987 0.30 5.087 0.40 5.387 0.7 4.949 0.40 5.049 0.50 5.349 0.8 4.999 0.45 5.099 0.55 5.399 0.8	Generic Taxable Scales ^(1,2)						
5.282 0.40 5.382 0.50 5.682 0.8 5.132 0.25 5.232 0.35 5.532 0.6 4.987 0.30 5.087 0.40 5.387 0.7 4.949 0.40 5.049 0.50 5.349 0.8 4.999 0.45 5.099 0.55 5.399 0.8							
5.132 0.25 5.232 0.35 5.532 0.6 4.987 0.30 5.087 0.40 5.387 0.7 4.949 0.40 5.049 0.50 5.349 0.8 4.999 0.45 5.099 0.55 5.399 0.8	ad						
4.987 0.30 5.087 0.40 5.387 0.7 4.949 0.40 5.049 0.50 5.349 0.8 4.999 0.45 5.099 0.55 5.399 0.8	0						
4.949 0.40 5.049 0.50 5.349 0.8 4.999 0.45 5.099 0.55 5.399 0.8	5						
4.999 0.45 5.099 0.55 5.399 0.8	0						
	0						
	5						
5.105 0.50 5.205 0.60 5.505 0.9	0						
5.155 0.55 5.255 0.65 5.555 0.9	5						
5.264 0.65 5.364 0.75 5.664 1.0	5						
5.314 0.70 5.414 0.80 5.714 1. ⁻	0						
5.364 0.75 5.464 0.85 5.764 1.4	5						
5.464 0.85 5.564 0.95 5.864 1.2	5						
5.564 0.95 5.664 1.05 5.964 1.3	5						
5.614 1.00 5.714 1.10 6.014 1.4	.0						
5.664 1.05 5.764 1.15 6.064 1.4	5						
5.714 1.10 5.814 1.20 6.114 1.5	0						
5.893 1.10 5.993 1.20 6.343 1.5	5						
5.943 1.15 6.043 1.25 6.393 1.6	0						
5.993 1.20 6.093 1.30 6.443 1.6	5						

Rates as of November 6, 2023.

Scales assume an unlimited general obligation or essential service revenue credit; \$1 MM+ per maturity, \$25 MM minimum total, 10yr call, Unenhanced Rating.

3. Recent Bond Sales

	Eastside U	nion Scho	ol Distri <u>ct</u>		
Sale Date:			10/31/2023		
Bond Type:		Gene	ral Obligation	Unltd	
Description:	Е			oligation Bond	S
Issue:			Series A	Ü	
Par:			\$12,700,000		
Call:		8,	/1/2033 @ 10	00	
Insurance:			BAM		
Rating:			/ A /		
Bank Qualified:			No		
Tax Status:		Federal	& State Tax-	Exempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024					
2025					
2026					
2027	5.000	3.640	0.10		
2028					
2029					
2030					
2031					
2032					
2033					
2034	5.000	3.860	0.19	3.943	0.27
2035	5.000	3.960	0.20	4.099	0.34
2036	5.000	4.110	0.22	4.274	0.38
2037	5.000	4.220	0.23	4.397	0.41
2038	5.000	4.320	0.23	4.499	0.41
2039	5.000	4.420	0.29	4.592	0.46
2040	5.250	4.490	0.31	4.733	0.55
2041	5.500	4.540	0.31	4.866	0.64
2042	5.500	4.600	0.32	4.925	0.64
2043	5.500	4.650	0.32	4.973	0.64
2044					
2045					
2046					
2047	_		_		
2048	5.500	4.820	0.29	5.125	0.60
2049					
2050					
2051					
2052		4.000			
2053	5.500	4.860	0.29	5.175	0.61

CFD No. 2	018-1 of the	Hemet Ur	nified Scho	ol District	
Sale Date:			10/31/2023		
Bond Type:	Special Tax				
Description:		Sp	ecial Tax Bond	ds	
Issue:		·	2023		
Par:	\$3,880,000				
Call:		9/1/2030	@ 103 DTP 9	/1/2033	
Insurance:			None		
Rating:			Non-Rated		
Bank Qualified:			No		
Tax Status:		Federa	I & State Tax-E	xempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024	5.000	3.790	0.03		
2025	5.000	3.780	0.10		
2026	5.000	3.870	0.29		
2027	5.000	3.990	0.45		
2028	5.000	4.210	0.70		
2029	5.000	4.330	0.80		
2030	5.000	4.540	0.98		
2031	5.000	4.630	1.05		
2032	5.000	4.750	1.15		
2033	5.000	4.760	1.15		
2034					
2035					
2036					
2037					
2038	5.000	5.200	1.11		
2039					
2040					
2041					
2042					
2043	5.250	5.440	1.11		
2044					
2045					
2046					
2047					
2048	5.500	5.660	1.13		
2049					
2050					
2051					
2052					
2053	5.625	5.720	1.15		

Souther	n Califori	nia Public	Power Autl	nority	
Sale Date:			10/31/2023		
Bond Type:		F	Revenue Bonds	3	
Description:	Refunding Revenue Bonds				
Issue:		2023-1 (Green Bonds)			
Par:		\$161,845,000			
Call:			Non-Callable		
Insurance:			None		
Rating:			Aa2 / / AA-		
Bank Qualified:			No		
Tax Status:		Federa	l & State Tax-E	Exempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024	5.000	3.610	-0.15		
2025	5.000	3.560	-0.13		
2026	5.000	3.470	-0.13		
2027	5.000	3.410	-0.14		
2028	5.000	3.370	-0.14		
2029	5.000	3.390	-0.14		
2030	5.000	3.420	-0.14		
2031					
2032					
2033					
2034					
2035					
2036					
2037					
2038					
2039					
2040					
2041					
2042					
2043					
2044					
2045					
2046					
2047					
2048					
2049					
2050					
2051					
2052					
2053					

River	Islands Pu	ublic Finan	cing Auth	ority	
Sale Date:			11/1/2023		
Bond Type:		R	evenue Bond	s	
Description:	Lath	rop Irrigation	District Electri	c Revenue B	onds
Issue:		1 0	Series 2023		
Par:			\$9,645,000		
Call:		9.	/1/2033 @ 10	0	
Insurance:			BAM		
Rating:			/ A- /		
Bank Qualified:			No		
Tax Status:		Federal	& State Tax-	Exempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024	5.000	4.061	0.30		
2025	5.000	4.000	0.32		
2026	5.000	3.930	0.35		
2027	5.000	3.910	0.37		
2028	5.000	3.910	0.40		
2029	5.000	3.950	0.42		
2030	5.000	4.010	0.45		
2031	5.000	4.080	0.50		
2032	5.000	4.120	0.52		
2033	5.000	4.160	0.55		
2034	0.000		0.00		
2035					
2036					
2037					
2038	5.250	4.640	0.55	4.797	0.71
2039				-	
2040					
2041					
2042					
2043	4.750	4.930	0.60		
2044					
2045					
2046					
2047					
2048	5.000	5.060	0.53		
2049					
2050					
2051					
2052					
2053	5.000	5.100	0.53		

CFD	No. 2021	l-1 of the C	City of Chin	o	
Sale Date:			11/2/2023		
Bond Type:			Special Tax		
Description:	Special Tax Bonds				
Issue:	2023				
Par:	\$7,085,000				
Call:		9/1/2030	@ 103 DTP 9	/1/2033	
Insurance:			None		
Rating:			Non-Rated		
Bank Qualified:			No		
Tax Status:		Federa	I & State Tax-E	xempt	
Maturity:					Kick
2024	5.000	4.000	0.36		
2025	5.000	4.060	0.52		
2026	5.000	4.170	0.72		
2027	5.000	4.270	0.87		
2028	5.000	4.390	1.02		
2029	5.000	4.460	1.09		
2030	5.000	4.640	1.24		
2031	5.000	4.710	1.29		
2032	5.000	4.750	1.31		
2033					
2034					
2035					
2036					
2037					
2038	5.000	5.220	1.27		
2039					
2040					
2041					
2042					
2043	5.375	5.510	1.32		
2044					
2045					
2046					
2047	F F00	F 700	4.00		
2048	5.500	5.730	1.32		
2049					
2050					
2051					
2052	E 605	E 700	4.00		
2053	5.625	5.780	1.33		l

Sar	n Miguel Joi	nt Union S	School Dist	trict	
Sale Date:			11/2/2023		
Bond Type:		Gene	ral Obligation	Unltd	
Description:	General Obligation Bonds 2020 Election				
Issue:			2023 Series A		
Par:			\$2,700,000		
Call:		8	3/1/2033 @ 10	10	
Insurance:			None		
Rating:			Aa3 / /		
Bank Qualified:			Yes		
Tax Status:		Bank Qua	lified / State-T	ax Exempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024	Opii		Oprodu		rtion
2025					
2026	6.000	3.660	0.21		
2027	6.000	3.660	0.26		
2028	6.000	3.660	0.29		
2029	6.000	3.690	0.32		
2030	6.000	3.740	0.34		
2031	6.000	3.790	0.37		
2032	6.000	3.840	0.40		
2033	0.000	0.010	0.10		
2034					
2035					
2036	5.000	4.190	0.48	4.339	0.63
2037	0.000		00		0.00
2038					
2039					
2040					
2041					
2042					
2043	5.000	4.680	0.49	4.804	0.61
2044					
2045					
2046					
2047					
2048					
2049					
2050					
2051					
2052					
2053					

	City	of San Jo	se		
Sale Date:			11/2/2023		
Bond Type:		R	evenue Bonds		
Description:	Mu	ultifamily Hous	sing Mortgage-	Backed Bon	ds
Issue:			es 2023 F-1 (F		
Par:			\$2,150,000	,	
Call:			Non-Callable		
Enhancement:			Fannie Mae		
Rating:			Aaa / /		
Bank Qualified:			No		
Tax Status:		Federal	& State Tax-E	xempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024					
2025					
2026					
2027					
2028					
2029					
2030					
2031					
2032					
2033					
2034					
2035					
2036					
2037					
2038					
2039					
2040					
2041					
2042					
2043					
2044					
2045	5.500	5.613	1.35		
2046					
2047					
2048					
2049					
2050					
2051					
2052					
2053					

	City of San Jose				
Sale Date:			11/2/2023		
Bond Type:		F	Revenue Bond	ls	
Description:	Mı	Multifamily Housing Mortgage-Backed Bonds			
Issue:			F-2 (Cash Co		
Par:			\$37,071,000	,	
Call:		6	6/1/2026 @ 10	00	
Enhancement:			Fannie Mae		
Rating:			VMIG1 / /		
Bank Qualified:			No		
Tax Status:		Federa	I & State Tax-	Exempt	
Maturity:	Cpn	YTC	Spread	YTM	Kick
2024					
2025					
2026					
2027	5.000	4.340	0.93	4.514	1.10
2028			0.00		
2029					
2030					
2031					
2032					
2033					
2034					
2035					
2036					
2037					
2038					
2039					
2040					
2041					
2042					
2043					
2044					
2045					
2046					
2047					
2048					
2049					
2050					
2051					
2052					
2053					

Piper Sandler Disclosures

The information contained in this communication has been compiled by Piper Sandler & Co. from sources believed to be reliable, but no representation or warranty, express or implied, is made by Piper Sandler & Co., its affiliates or any other person as to its accuracy, completeness or correctness. All opinions and estimates contained in this communication constitute Piper Sandler & Co.'s judgment as of the date of this communication, are subject to change without notice and are provided in good faith but without legal responsibility.

Piper Sandler is providing the information contained herein for discussion purposes only in anticipation of being engaged to serve as underwriter or placement agent on a future transaction and not as a financial advisor or municipal advisor. In providing the information contained herein, Piper Sandler is not recommending an action to you and the information provided herein is not intended to be and should not be construed as a "recommendation" or "advice" within the meaning of Section 15B of the Securities Exchange Act of 1934. Piper Sandler is not acting as an advisor to you and does not owe a fiduciary duty pursuant to Section 15B of the Exchange Act or under any state law to you with respect to the information and material contained in this communication. As an underwriter or placement agent, Piper Sandler's primary role is to purchase or arrange for the placement of securities with a view to distribution in an arm's-length commercial transaction, is acting for its own interests and has financial and other interests that differ from your interests. You should discuss any information and material contained in this communication with any and all internal or external advisors and experts that you deem appropriate before acting on this information or material.

The information contained herein may include hypothetical interest rates or interest rate savings for a potential refunding. Interest rates used herein take into consideration conditions in today's market and other factual information such as credit rating, geographic location and market sector. Interest rates described herein should not be viewed as rates that Piper Sandler expects to achieve for you should we be selected to act as your underwriter or placement agent. Information about interest rates and terms for SLGs is based on current publicly available information and treasury or agency rates for open-market escrows are based on current market interest rates for these types of credits and should not be seen as costs or rates that Piper Sandler could achieve for you should we be selected to act as your underwriter or placement agent. More particularized information and analysis may be provided after you have engaged Piper Sandler as an underwriter or placement agent or under certain other exceptions as describe in the Section 15B of the Exchange Act.

Piper Sandler Companies (NYSE: PIPR) is a leading investment bank driven to help clients Realize the Power of Partnership©. Securities brokerage and investment banking services are offered in the U.S. through Piper Sandler & Co., member SIPC and NYSE; in the U.K. through Piper Sandler Ltd., authorized and regulated by the U.K. Financial Conduct Authority; and in Hong Kong through Piper Sandler Hong Kong Ltd., authorized and regulated by the Securities and Futures Commission. Alternative asset management and fixed income advisory services are offered through separately registered advisory affiliates.

© 2023 Piper Sandler Companies. 800 Nicollet Mall, Minneapolis, Minnesota 55402-7036

PIPER | SANDLER

For information on our locations, visit pipersandler.com/locations.

Piper Sandler Companies (NYSE: PIPR) is a leading investment bank driven to help clients Realize the Power of Partnership®. Securities brokerage and investment banking services are offered in the U.S. through Piper Sandler & Co., member SIPC and NYSE; in the U.K. through Piper Sandler Ltd., authorized and regulated by the U.K. Financial Conduct Authority; and in Hong Kong through Piper Sandler Hong Kong Ltd., authorized and regulated by the Securities and Futures Commission. Alternative asset management and fixed income advisory services are offered through separately registered advisory affiliates.

©2023. Since 1895. Piper Sandler Companies. 800 Nicollet Mall, Minneapolis, Minnesota 55402-7036