



BlueVault
PARTNERS, LLC

Nontraded REIT Industry Review

Data as of December 31, 2009

Corporate Property Associates 17 – Global, Inc.

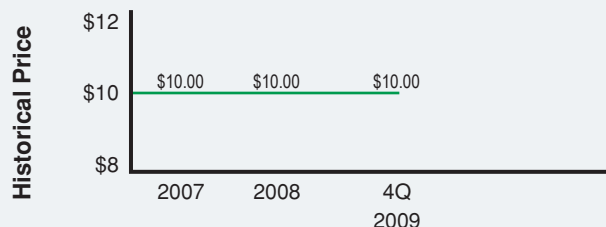
Portfolio Details:

Total Assets	\$1,067.9 Million
Real Estate Assets	\$698.3 Million
Cash	\$281.6 Million
Securities	\$3.8 Million
Other	\$84.2 Million

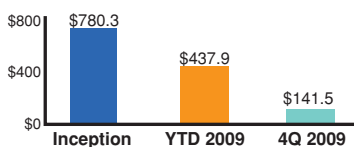


Initial Offering Date:	November 2, 2007
Number of Months Fundraising:	25
Anticipated Offering Close Date:	November 2, 2010
Current Price per Share:	\$10.00
Reinvestment Price per Share:	\$9.50

Asset Type:Diversified
 Number of Properties:39
 Square Feet / Units / Rooms / Acres:6.0 million sq. ft.
 Percent Leased:Not Reported



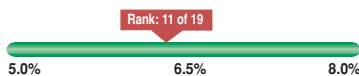
Gross Dollars Raised*



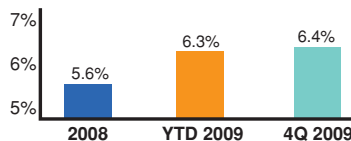
*Includes reinvested distributions (in millions).

Current Distribution

Current Distribution Yield:6.4%



Historical Distribution

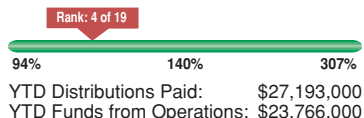


Contact Information

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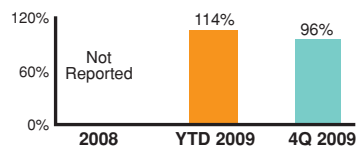
Distribution Coverage/ Current FFO - YTD

Distribution Coverage Ratio:
 YTD Distributions/YTD FFO114%



YTD Distributions Paid: \$27,193,000
 YTD Funds from Operations: \$23,766,000

Distribution Coverage/ Historical FFO



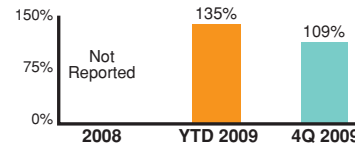
Distribution Coverage/ Current MFFO - YTD

Distribution Coverage Ratio:
 YTD Distributions/YTD MFFO135%

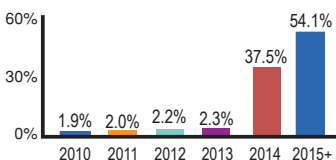


YTD Distributions Paid: \$27,193,000
 YTD Modified Funds from Operations: \$20,204,000

Distribution Coverage/ Historical MFFO

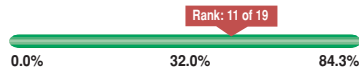


Debt Maturity



Current Debt Ratio

Debt to Real Estate Assets Ratio:43.1%

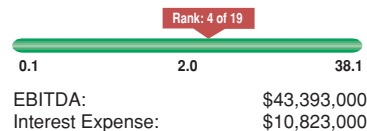


Debt Breakdown

Total:	\$300.9 Million
Fixed:	\$154.8 Million
Variable:	\$146.1 Million
Rate:	4.5 - 8.0%
Term:	1 - 19 yrs

Interest Coverage Ratio

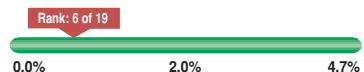
YTD Interest Coverage Ratio:4.0



EBITDA: \$43,393,000
 Interest Expense: \$10,823,000

Redemptions

Ratio of Shares Redeemed to Wtd. Avg. Shares Outstanding:0.5%



Redemptions Year to Date: 248,833
 Wtd. Avg. Shares Outstanding: 54,376,664

Lease Expiration

Weighted Average Lease Term is 16.9 years.

NOTES:

The MFFO figures reported above are the same as the AFFO, or Adjusted Funds From Operations, reported by the Company.