

NEW ISSUE - BOOK ENTRY ONLY

In the opinion of Orrick, Herrington & Sutcliffe LLP, Bond Counsel to the District, based upon an analysis of existing laws, regulations, rulings and court decisions, and assuming, among other matters, the accuracy of certain representations and compliance with certain covenants, interest on the Series 2007A Bonds is excluded from gross income for federal income tax purposes under Section 103 of the Internal Revenue Code of 1986. In the further opinion of Bond Counsel, interest on the Series 2007A Bonds is not a specific preference item for purposes of the federal individual or corporate alternative minimum taxes, although Bond Counsel observes that such interest is included in adjusted current earnings when calculating corporate alternative minimum taxable income. Bond Counsel is further of the opinion that interest on the Series 2007A Bonds is exempt from District of Columbia taxation, except for estate, inheritance and gift taxes. Bond Counsel expresses no opinion regarding any other tax consequences related to the ownership or disposition of, or the accrual or receipt of interest on, the Series 2007A Bonds. See "TAX MATTERS" herein.

**DISTRICT OF COLUMBIA
(WASHINGTON, D.C.)
\$34,105,000
Deed Tax Revenue Bonds
(Housing Production Trust Fund - New Communities Project)
Series 2007A**



Dated: Date of Delivery

Due: As shown on the inside cover

This cover page contains certain information for quick reference only. It is not a summary of this Official Statement and investors must read the entire Official Statement (including the "Risk Factors" section) to obtain the information essential to the making of an informed investment decision. Capitalized terms used herein (including on this cover) that are not otherwise defined have the meanings given such terms in Appendix B.

The District of Columbia's Deed Tax Revenue Bonds (Housing Production Trust Fund - New Communities Project) Series 2007A (the "Series 2007A Bonds") are being issued pursuant to an Indenture of Trust dated as of May 1, 2007 (the "Indenture"), by and between the District and The Bank of New York, as trustee (the "Trustee"). The Series 2007A Bonds are being issued to (i) finance, refinance and reimburse a portion of the costs of redeveloping, constructing, acquiring, furnishing and equipping the Northwest One New Communities Project (as defined herein) and (ii) pay costs of issuance of the Series 2007A Bonds.

The Series 2007A Bonds will be issued in authorized denominations of \$5,000 and integral multiples thereof, and will bear interest at the rates set forth on the inside cover hereof, payable semi-annually on June 1 and December 1, commencing December 1, 2007.

The scheduled payment of principal of and interest on the Series 2007A Bonds when due will be guaranteed under a municipal bond insurance policy to be issued concurrently with the delivery of the Series 2007A Bonds by MBIA Insurance Corporation (the "Series 2007A Bond Insurer") (as more fully described herein under "BOND INSURANCE").



The Series 2007A Bonds are subject to optional and mandatory redemption prior to maturity, as described herein.

The Series 2007A Bonds are special obligations of the District. The Series 2007A Bonds are without recourse to the District, are not a pledge of, and do not involve the faith and credit or the taxing power of the District (other than real property transfer taxes and deed recordation taxes allocated to the Allocated Fund). The Series 2007A Bonds shall not constitute a debt of the District, and shall not constitute lending of the public credit for private undertakings as prohibited by the Home Rule Act. The Series 2007A Bonds are payable solely from the Pledged Revenues and are secured by a pledge of the Trust Estate, all of which shall, except as may be otherwise expressly authorized in the Indenture, be used for no other purpose than to pay the principal of, premium, if any, and interest on the Series 2007A Bonds. See "SECURITY AND SOURCES OF PAYMENT FOR THE SERIES 2007A BONDS" herein.

The Series 2007A Bonds are offered when, as and if issued by the District, subject to receipt of the approving legal opinion of Orrick, Herrington & Sutcliffe LLP, Washington, D.C., Bond Counsel to the District. The Office of the Attorney General for the District of Columbia will deliver an opinion as to certain legal matters pertaining to the District. Hawkins Delafield & Wood LLP, Washington, D.C., Disclosure Counsel to the District, will deliver an opinion regarding certain matters to the District and the Underwriters. Certain legal matters will be passed upon for the Underwriters by their counsel, Bryant Miller Olive P.C., Washington, D.C., and Graves & Horton, LLC, Washington, D.C. It is anticipated that the Series 2007A Bonds will be available for delivery in book-entry form through the facilities of DTC in New York, New York on or about May 31, 2007.

M•R•BEAL & COMPANY

**Ferris, Baker Watts Loop Capital Markets, LLC Wachovia Bank, National Association
Incorporated**

May 17, 2007