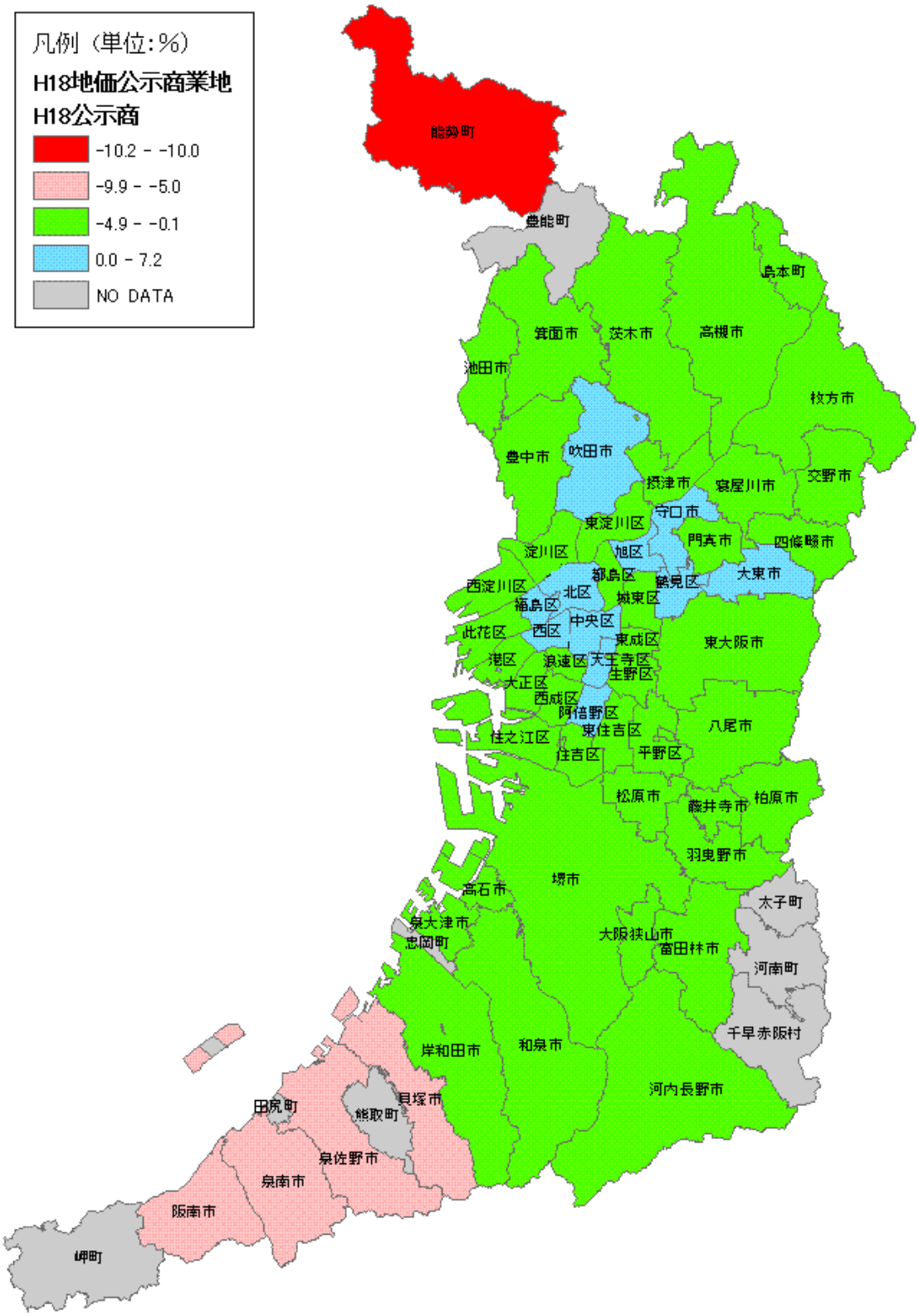平成18年地価公示変動率（商業地）