

MONTHLY STATISTICS

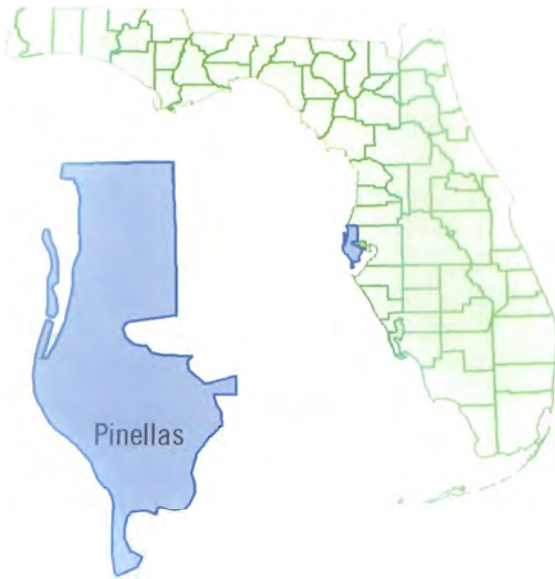
February 2014

Single Family Homes		February 2014	February 2013	Percent Change Year-over-Year
Traditional	Closed Sales	460	463	-0.6%
	Median Sale Price	\$196,000	\$170,000	15.3%
Foreclosure/REO	Closed Sales	207	146	41.8%
	Median Sale Price	\$87,000	\$80,000	8.8%
Short Sale	Closed Sales	68	151	-55.0%
	Median Sale Price	\$84,500	\$95,000	-11.1%

Townhouses & Condos		February 2014	February 2013	Percent Change Year-over-Year
Traditional	Closed Sales	443	394	12.4%
	Median Sale Price	\$117,500	\$115,000	2.2%
Foreclosure/REO	Closed Sales	83	68	22.1%
	Median Sale Price	\$63,500	\$56,750	11.9%
Short Sale	Closed Sales	14	53	-73.6%
	Median Sale Price	\$95,000	\$80,000	18.8%

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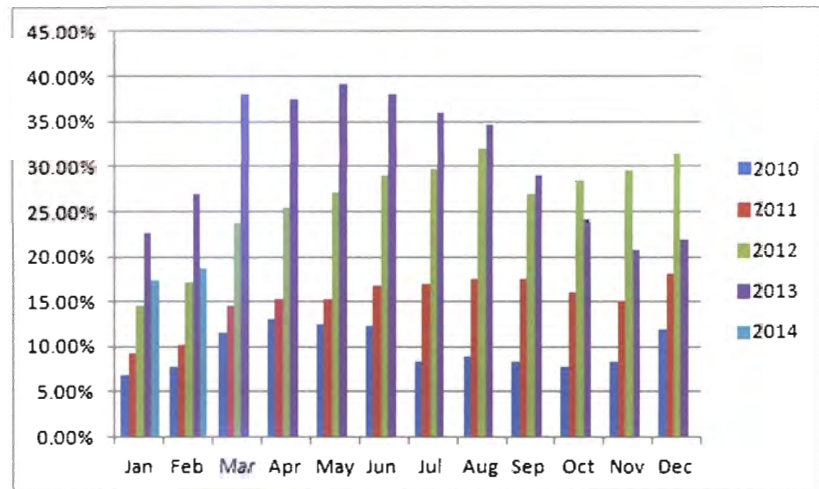


Combined Single Family Homes & Townhomes/Condos

Summary Statistics	Jan. 2014	Jan. 2013	% change year over year
Closed Sales	1,275	1,275	0.0%
Paid in cash	765	785	-2.5%
New Pending Sales	1,484	1,389	6.8%
New Listings	2,253	2,167	4.0%
Pending Inventory	2,307	2,435	-5.4%
Inventory(Active Listings)	7,859	7,640	3.0%

Absorption Rate

Single Family	2010	2011	2012	2013	2014
January	6.8%	9.3%	14.5%	22.7%	17.3%
February	7.9%	10.2%	17.2%	27.0%	18.7%
March	11.5%	14.5%	23.7%	38.0%	
April	13.0%	15.4%	25.4%	37.4%	
May	12.5%	15.3%	27.2%	39.1%	
June	12.4%	16.9%	29.1%	38.1%	
July	8.3%	17.0%	29.8%	36.0%	
August	9.0%	17.5%	32.0%	34.6%	
September	8.3%	17.5%	26.9%	29.0%	
October	7.9%	16.0%	28.5%	24.2%	
November	8.3%	15.2%	29.6%	20.7%	
December	11.9%	18.2%	31.4%	21.9%	



Condo	2010	2011	2012	2013	2014
January	5.7%	6.9%	10.7%	13.5%	13.5%
February	6.6%	8.9%	12.5%	16.8%	17.3%
March	9.5%	12.2%	20.2%	22.3%	
April	10.6%	13.2%	20.4%	28.3%	
May	9.1%	11.9%	18.8%	28.1%	
June	7.9%	11.6%	18.9%	23.9%	
July	6.1%	10.8%	16.8%	25.3%	
August	6.5%	10.8%	17.3%	24.0%	
September	7.0%	10.7%	15.3%	20.3%	
October	6.6%	10.2%	16.3%	18.1%	
November	6.3%	10.2%	17.7%	16.3%	
December	9.4%	13.1%	18.2%	18.7%	

