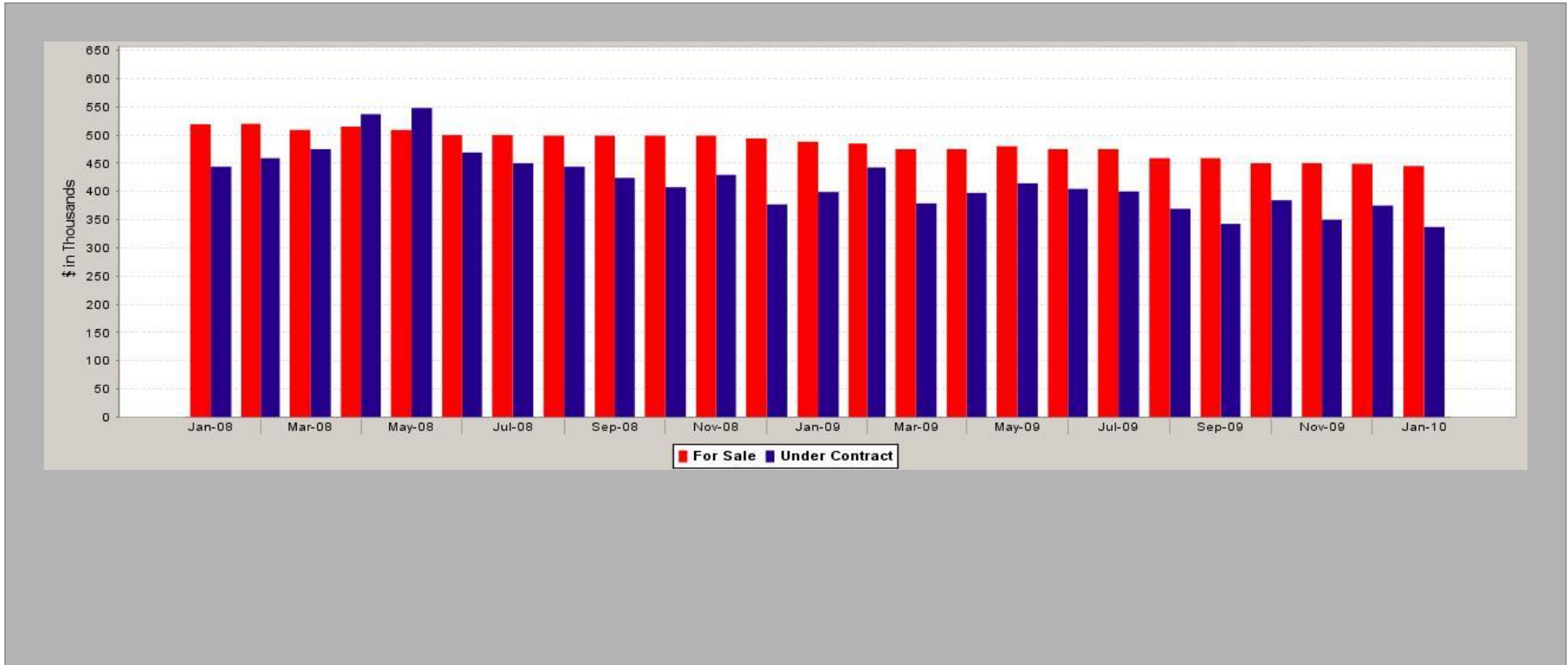


# Market Dynamics

## Median Price (FS, UC)

### 2 Years (Monthly) 01/01/08 - 01/31/10



#### KEY INFORMATION

	Jan-08	Jan-10	Median Price Change	Percent Change
For Sale	519,000	445,000	-74,000	-14.3
Under Contract	444,000	337,000	-107,000	-24.1

FS  
-14%

UC  
-24%

MLS: MRED	Period: 2 Years (Monthly)	Price: All	Construction Type: All	Bedrooms: All	Bathrooms: All	Lot Size: All
Property Types:	Residential: (Detached Single, Attached Single, 2 to 4 Units, Land, Deeded Parking, Mobile Homes)					Sq Ft: All
MLS Areas:	62, 22, 645, 15, 40, 25, 93, 7193, 7145, 7115, 7169, 91, 76, 45, 44, 43, 69, 35, 53, 201, 7215					

## Market Dynamics

### Median Price (FS, UC)

### 2 Years (Monthly) 01/01/08 - 01/31/10

Time Period	FOR SALE		UNDER CONTRACT		SOLD		EXPIRED		NEW LISTINGS	
	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties
Jan-10	445,000	5,847	337,000	362	375,000	247	474,500	582	424,900	999
Dec-09	449,000	5,957	375,000	330	380,000	329	469,000	779	371,000	533
Nov-09	450,000	6,503	349,900	325	321,500	366	470,000	754	399,000	698
Oct-09	450,000	6,997	384,450	392	343,500	388	459,000	800	398,999	857
Sep-09	459,000	7,273	342,580	413	350,100	419	469,000	720	425,000	1,019
Aug-09	459,000	7,379	369,250	418	410,000	407	469,000	707	384,900	927
Jul-09	475,000	7,653	399,900	438	385,000	493	495,000	763	439,900	1,149
Jun-09	475,000	7,758	404,500	446	380,000	407	479,450	808	448,000	1,302
May-09	480,000	7,572	414,450	434	341,500	313	499,250	682	489,500	1,279
Apr-09	475,000	7,255	397,450	356	337,500	232	479,000	606	449,250	1,186
Mar-09	475,000	7,073	378,900	347	372,500	217	479,000	657	439,000	1,285
Feb-09	485,000	6,582	442,500	204	340,000	149	509,000	590	475,000	1,087
Jan-09	488,000	6,331	399,000	194	362,500	144	499,250	642	449,000	889
Dec-08	494,000	6,395	377,000	136	449,000	221	499,000	817	402,950	462
Nov-08	499,000	6,925	429,450	180	376,000	215	529,950	812	399,900	657
Oct-08	499,000	7,436	407,500	240	448,750	304	496,000	928	435,000	941
Sep-08	499,000	7,671	424,000	259	400,000	341	489,000	917	475,000	1,105
Aug-08	499,000	7,742	444,000	312	465,000	463	494,900	864	465,000	1,023
Jul-08	499,900	7,975	449,900	385	480,000	437	514,900	871	479,000	1,236
Jun-08	499,900	8,038	469,000	433	520,000	449	498,500	866	499,000	1,397
May-08	509,000	7,864	547,950	466	456,000	373	529,000	757	499,000	1,479
Apr-08	515,000	7,428	537,000	408	456,250	347	499,900	635	499,000	1,608
Mar-08	509,000	6,815	475,000	347	422,500	260	472,400	648	469,000	1,321
Feb-08	519,900	6,326	459,000	309	435,000	196	519,900	523	519,900	1,114
Jan-08	519,000	6,132	444,000	228	478,000	207	514,450	692	519,000	1,169