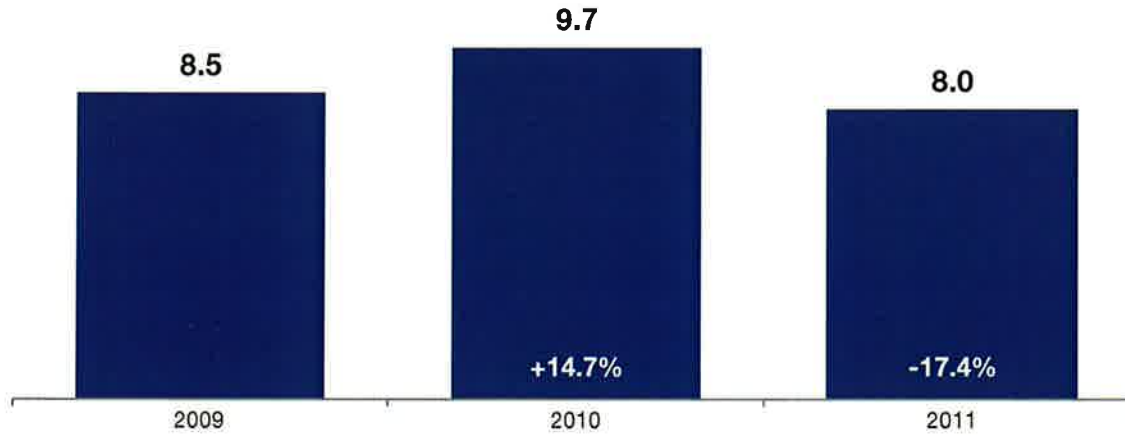


Months Supply of Inventory

The inventory of homes for sale at the end of a given month, divided by the average monthly pending sales from the last 12 months.

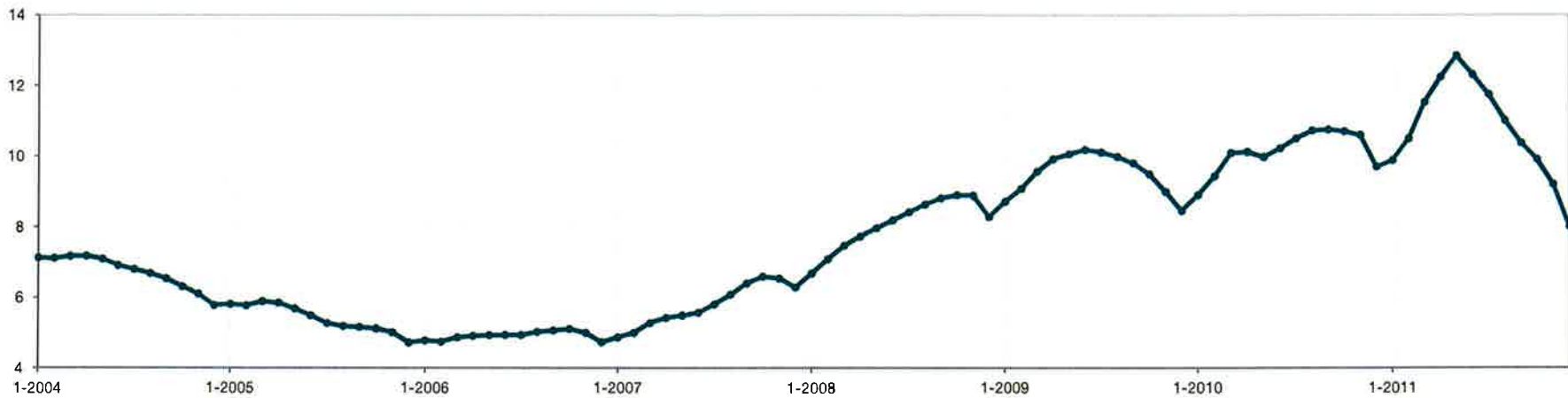


December



Month	Prior Year	Current Year	+ / -
January	8.9	9.9	+11.0%
February	9.4	10.5	+11.3%
March	10.1	11.5	+14.2%
April	10.1	12.2	+20.9%
May	10.0	12.8	+28.7%
June	10.2	12.3	+20.4%
July	10.5	11.8	+11.9%
August	10.7	11.0	+2.7%
September	10.8	10.4	-3.5%
October	10.7	9.9	-7.4%
November	10.6	9.2	-13.1%
December	9.7	8.0	-17.4%
12-Month Avg	10.2	10.8	+6.4%

Historical Months Supply of Inventory

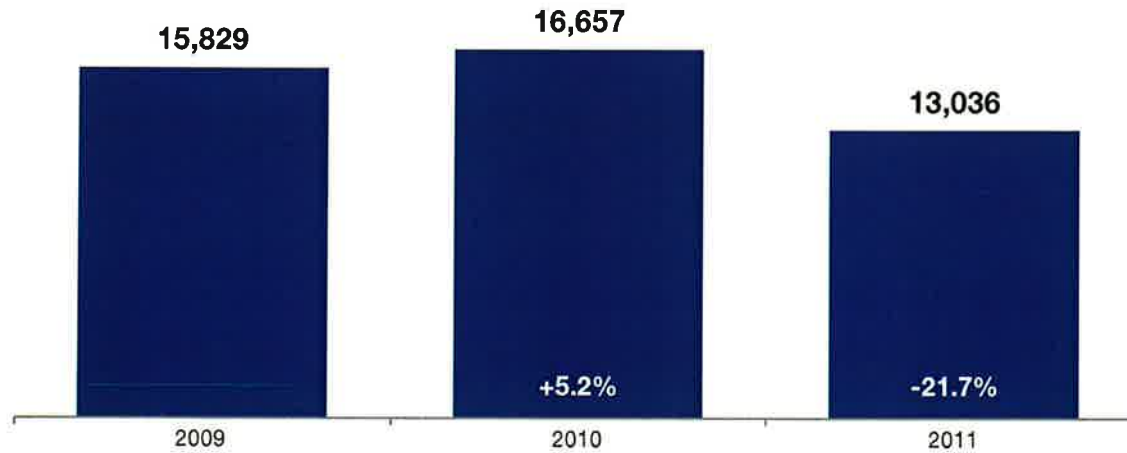


Inventory of Homes for Sale

The number of properties available for sale in active status at the end of a given month.

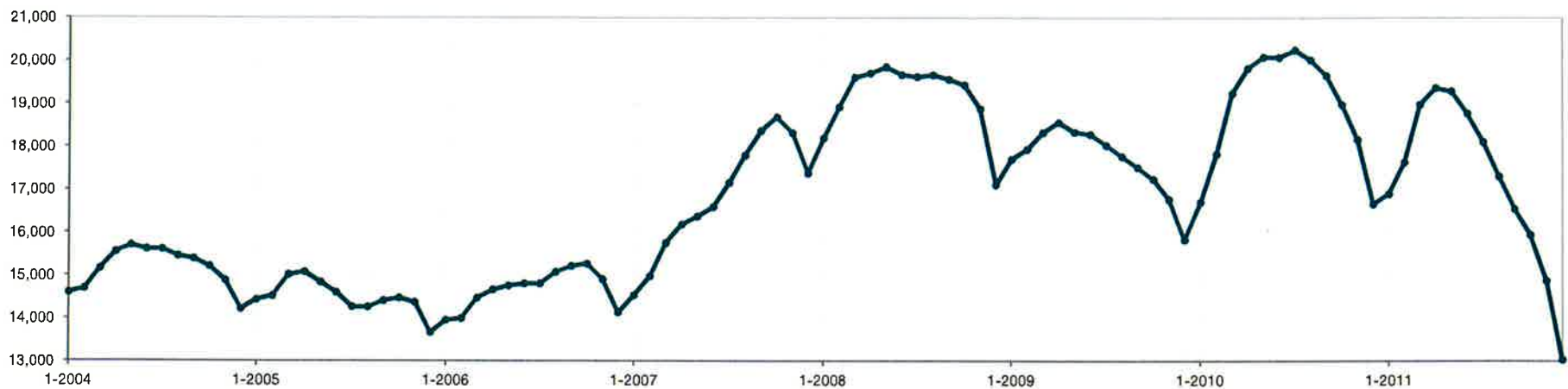


December



Month	Prior Year	Current Year	+ / -
January	16,709	16,896	+1.1%
February	17,820	17,634	-1.0%
March	19,236	18,980	-1.3%
April	19,825	19,368	-2.3%
May	20,085	19,292	-3.9%
June	20,079	18,774	-6.5%
July	20,247	18,108	-10.6%
August	20,018	17,304	-13.6%
September	19,654	16,547	-15.8%
October	18,973	15,945	-16.0%
November	18,161	14,876	-18.1%
December	16,657	13,036	-21.7%
12-Month Avg	18,955	17,230	-9.1%

Historical Inventory of Homes for Sale

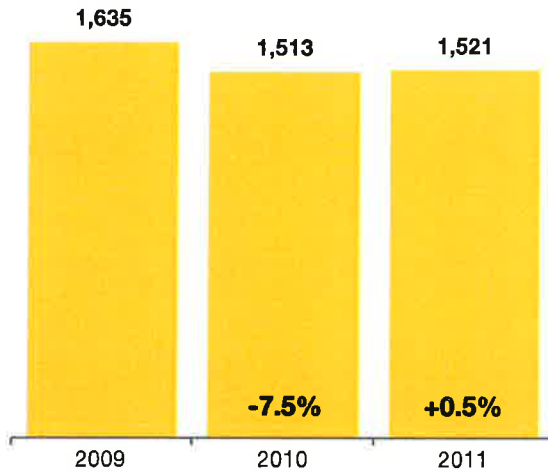


Closed Sales

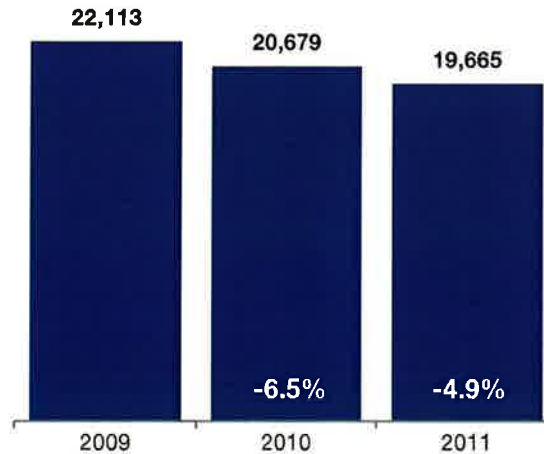
A count of the actual sales that have closed in a given month.



December

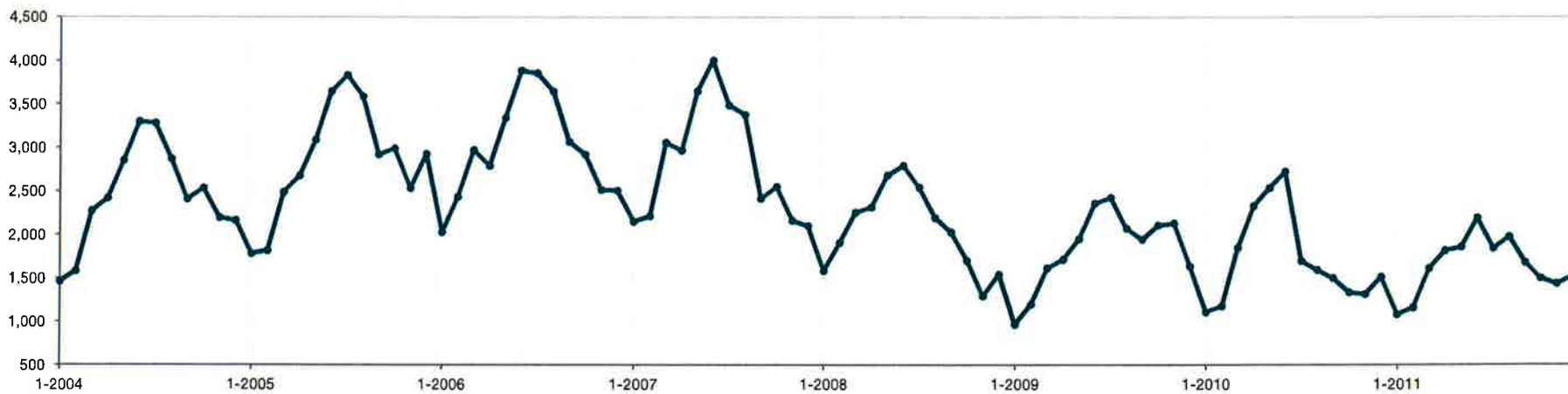


Year To Date



Month	Prior Year	Current Year	+ / -
January	1,109	1,082	-2.4%
February	1,179	1,161	-1.5%
March	1,847	1,612	-12.7%
April	2,330	1,816	-22.1%
May	2,537	1,857	-26.8%
June	2,724	2,191	-19.6%
July	1,696	1,842	+8.6%
August	1,593	1,973	+23.9%
September	1,499	1,677	+11.9%
October	1,336	1,497	+12.1%
November	1,316	1,436	+9.1%
December	1,513	1,521	+0.5%
12-Month Avg	1,723	1,639	-1.6%

Historical Closed Sales Activity

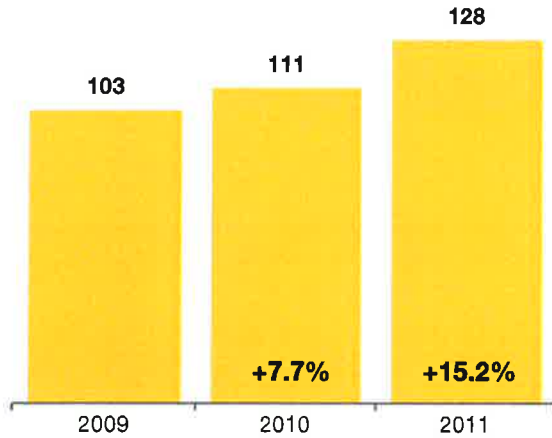


Days on Market Until Sale

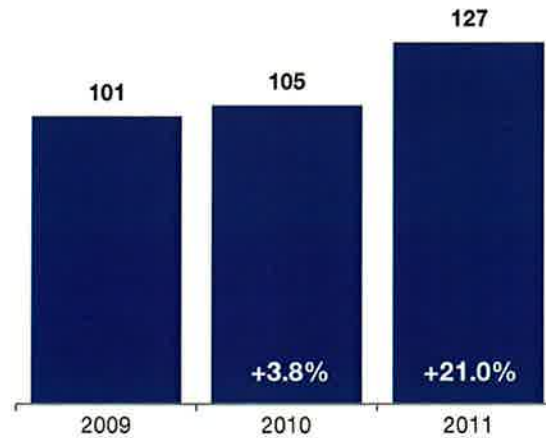
Average number of days between when a property is listed and when an offer is accepted in a given month.



December



Year To Date



Month	Prior Year	Current Year	+ / -
January	107	128	+18.8%
February	106	121	+14.5%
March	104	131	+25.6%
April	100	128	+28.3%
May	100	126	+26.2%
June	99	118	+19.5%
July	103	129	+24.8%
August	110	126	+15.2%
September	107	130	+21.7%
October	110	126	+14.2%
November	111	130	+17.2%
December	111	128	+15.2%
12-Month Avg	105	127	+21.0%

Historical Days on Market Until Sale

