

Sales Summary

	June Total Sales			YTD Total Sales		
	2009	2008	% change	2009	2008	% change
Units	1,350	1,656	-18.5%	7,256	9,123	-20.5%
Median Sales Price	\$110,000	\$108,345	1.5%	\$85,500	\$104,000	-17.8%
Ave. Sales Price	\$135,662	\$139,015	-2.4%	\$121,933	\$138,987	-12.3%

	June Existing Home Sales			YTD Existing Home Sales		
	2009	2008	% change	2009	2008	% change
Units	1,289	1,547	-16.7%	6,900	8,477	-18.6%
Median Sales Price	\$104,750	\$98,200	6.7%	\$77,100	\$93,000	-17.1%
Ave. Sales Price	\$129,589	\$129,782	-0.1%	\$114,587	\$128,235	-10.6%

	June New Home Sales			YTD New Home Sales		
	2009	2008	% change	2009	2008	% change
Units	61	109	-44%	356	646	-44.9%
Median Sales Price	\$229,000	\$206,610	10.8%	\$227,000	\$232,000	-2.2%
Ave. Sales Price	\$264,003	\$270,048	-2.2%	\$264,307	\$280,077	-5.6%

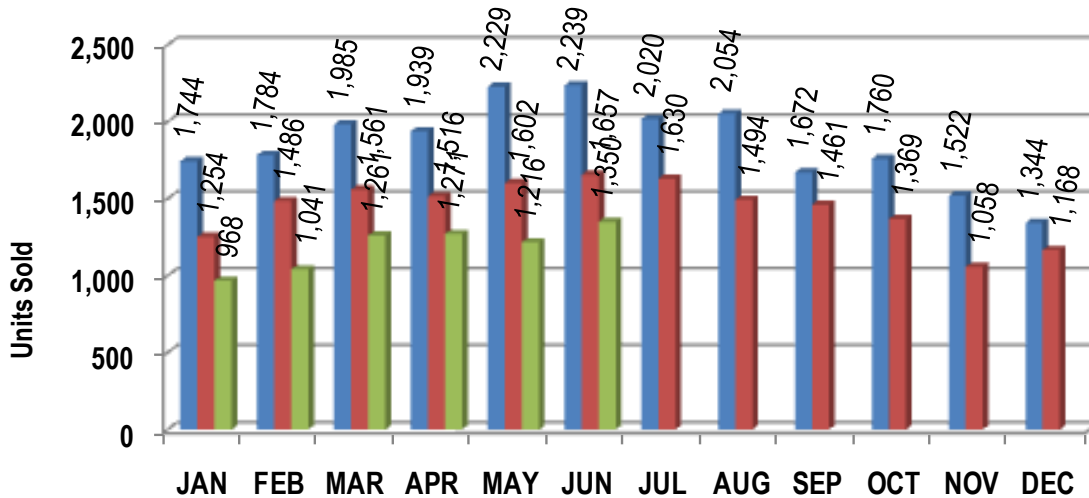
	June Bank Sales ¹			YTD Bank Sales ¹		
	2009	2008	% change	2009	2008	% change
Units	454	585	-22.4%	3,122	3,283	-4.9%
Median Sales Price	\$35,000	\$40,000	-12.5%	\$37,900	\$45,609	-16.9%
Ave. Sales Price	\$67,978	\$64,268	5.8%	\$64,939	\$69,100	-6%

	June Non-Bank Sales			YTD Non-Bank Sales		
	2009	2008	% change	2009	2008	% change
Units	896	1,071	-16.3%	4,134	5,840	-29.2%
Median Sales Price	\$145,000	\$150,000	-3.3%	\$137,000	\$145,000	-5.5%
Ave. Sales Price	\$169,958	\$179,843	-5.5%	\$164,975	\$178,275	-7.5%

Data compiled from deeds with June sales date that were recorded as of July 31, 2009, in Shelby, Fayette and Tipton counties.

¹Bank sales represent all warranty deeds recorded in Shelby, Fayette and Tipton counties where the seller was a bank, REO company or other similar institution.

Total Monthly Sales Comparison



■ 2007 ■ 2008 ■ 2009

Active Listings, Pending Sales and Foreclosure Action Summary

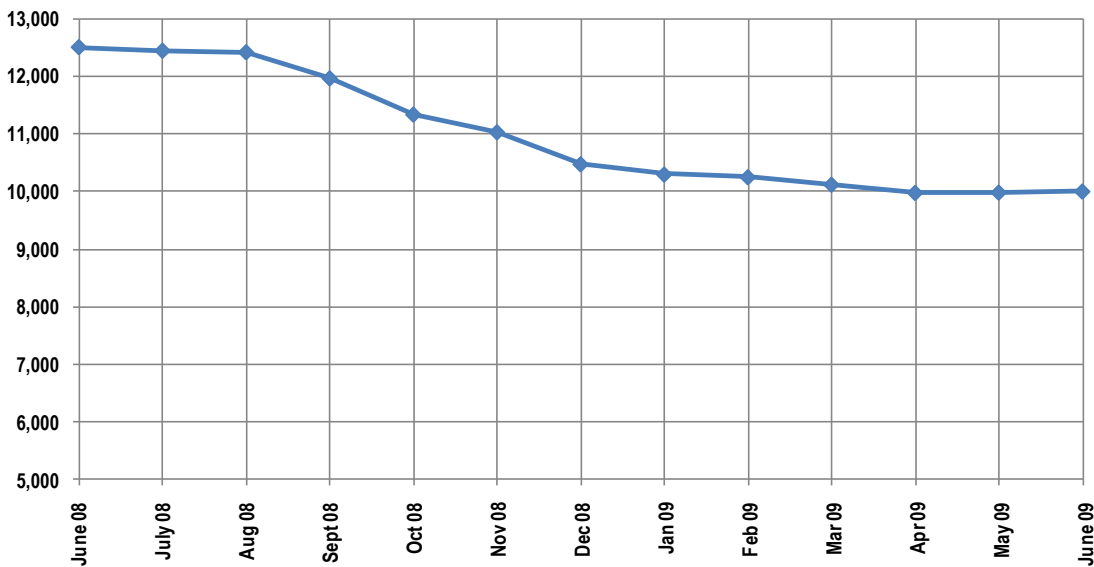
Active Listings (as of 7-15-09)		
	Units	Ave. List Price
Single Family	9,207	\$229,703
Condo/Co-op	654	\$193,485
Duplex	152	\$71,387
Market Total	10,013	\$224,957

Pending Sales (as of 7-15-09)		
	Units	Ave. List Price
Single Family	1,693	\$160,567
Condo/Co-op	74	\$181,795
Duplex	13	\$70,465
Market Total	1,780	\$160,777

	June Foreclosure Actions			YTD Foreclosure Actions		
	2009	2008	% change	2009	2008	% change
Total	456	493	-7.5%	2,714	3,403	-20.2%

Compiled from all trustee deeds with May date recorded in Shelby, Fayette and Tipton counties as of July 31, 2009.

Active Listings: Trend and 24-month Totals



Jul-07	13,432
Aug-07	13,387
Sep-07	13,227
Oct-07	13,147
Nov-07	12,547
Dec-07	11,986
Jan-08	12,113
Feb-08	12,122
Mar-08	12,320
Apr-08	12,532
May-08	12,641
Jun-08	12,509
Jul-08	12,448
Aug-08	12,421
Sep-08	11,969
Oct-08	11,343
Nov-08	11,037
Dec-08	10,484
Jan-09	10,306
Feb-09	10,260
Mar-09	10,131
Apr-09	9,989
May-09	9,995
Jun-09	10,013

Area Detail – Current Month

		June Total Sales			June Existing Home Sales			June New Home Sales			June Bank Sales		
		2009	2008	% change	2009	2008	% change	2009	2008	% change	2009	2008	% change
Frayser	Units	63	88	-28.4%	63	86	-26.7%	-	2	-	45	47	-4.3%
	Median Sales Price	\$14,000	\$25,927	-46.0%	\$14,000	\$25,450	-45.0%	-	-	-	\$13,500	\$20,000	-32.5%
	Ave. Sales Price	\$22,424	\$32,837	-31.7%	\$22,424	\$32,078	-30.1%	-	\$65,500	-	\$16,894	\$22,560	-25.1%
Raleigh/ Cov. Pike	Units	93	88	5.7%	93	86	8.1%	-	2	-	44	53	-17.0%
	Median Sales Price	\$48,000	\$55,500	-13.5%	\$48,000	\$55,250	-13.1%	-	-	-	\$38,500	\$42,900	-10.3%
	Ave. Sales Price	\$59,457	\$62,411	-4.7%	\$59,457	\$60,911	-2.4%	-	\$126,900	-	\$46,348	\$49,644	-6.6%
Downtown	Units	44	58	-24.1%	42	55	-23.6%	2	3	-33.3%	10	7	42.9%
	Median Sales Price	\$193,000	\$204,950	-5.8%	\$188,500	\$210,000	-10.2%	-	\$97,900	-	\$84,500	\$16,200	421.6%
	Ave. Sales Price	\$188,466	\$196,572	-4.1%	\$187,298	\$200,606	-6.6%	\$213,000	\$122,600	73.7%	\$96,500	\$55,662	73.4%
Midtown	Units	84	115	-27.0%	84	115	-27.0%	-	-	-	18	36	-50.0%
	Median Sales Price	\$119,950	\$101,500	18.2%	\$119,950	\$101,500	18.2%	-	-	-	\$11,375	\$11,950	-4.8%
	Ave. Sales Price	\$130,464	\$116,835	11.7%	\$130,464	\$116,835	11.7%	-	-	-	\$22,034	\$30,180	-27.0%
S. Memphis	Units	53	94	-43.6%	53	94	-43.6%	-	-	-	34	55	-38.2%
	Median Sales Price	\$10,500	\$16,950	-38.1%	\$10,500	\$16,950	-38.1%	-	-	-	\$7,700	\$11,500	-33.0%
	Ave. Sales Price	\$17,281	\$25,387	-31.9%	\$17,281	\$25,387	-31.9%	-	-	-	\$10,376	\$14,711	-29.5%
Berclair/ Highland Heights	Units	50	63	-20.6%	50	63	-20.6%	-	-	-	21	39	-46.2%
	Median Sales Price	\$21,000	\$31,900	-34.2%	\$21,000	\$31,900	-34.2%	-	-	-	\$18,000	\$25,000	-28.0%
	Ave. Sales Price	\$30,218	\$36,176	-16.5%	\$30,218	\$36,176	-16.5%	-	-	-	\$17,728	\$28,721	-38.3%
E. Memphis	Units	228	235	-3.0%	227	234	-3.0%	1	1	-	49	52	-5.8%
	Median Sales Price	\$119,500	\$120,000	-0.4%	\$118,000	\$119,000	-0.8%	-	-	-	\$22,800	\$31,500	-27.6%
	Ave. Sales Price	\$152,376	\$155,704	-2.1%	\$149,832	\$154,297	-2.9%	\$730,000	\$485,000	50.5%	\$69,719	\$48,417	44.0%
Whitehaven	Units	55	78	-29.5%	54	76	-28.9%	1	2	-50.0%	34	53	-35.8%
	Median Sales Price	\$37,900	\$38,250	-0.9%	\$36,700	\$37,500	-2.1%	-	-	-	\$25,400	\$32,000	-20.6%
	Ave. Sales Price	\$47,235	\$48,216	-2.0%	\$44,489	\$42,150	5.5%	\$195,500	\$278,750	-29.9%	\$28,973	\$34,612	-16.3%
Parkway Village/ Oakhaven	Units	48	46	4.3%	48	46	4.3%	-	-	-	29	29	-
	Median Sales Price	\$30,048	\$42,950	-30.0%	\$30,048	\$42,950	-30.0%	-	-	-	\$23,000	\$35,000	-34.3%
	Ave. Sales Price	\$33,003	\$46,774	-29.4%	\$33,003	\$46,774	-29.4%	-	-	-	\$24,051	\$37,304	-35.5%
Hickory Hill	Units	116	132	-12.1%	111	126	-11.9%	5	6	-16.7%	62	80	-22.5%
	Median Sales Price	\$58,900	\$70,875	-16.9%	\$58,000	\$69,000	-15.9%	\$192,990	\$200,870	-3.9%	\$51,000	\$62,500	-18.4%
	Ave. Sales Price	\$72,837	\$85,733	-15.0%	\$67,237	\$79,890	-15.8%	\$197,160	\$208,440	-5.4%	\$65,580	\$73,647	-11.0%
Southwind	Units	10	11	-9.1%	9	11	-18.2%	1	-	-	1	7	-85.7%
	Median Sales Price	\$190,500	\$170,000	12.1%	\$181,000	\$170,000	6.5%	-	-	-	-	\$171,100	-
	Ave. Sales Price	\$270,057	\$249,545	8.2%	\$275,730	\$249,545	10.5%	\$219,000	-	-	\$300,000	\$257,213	16.6%

Area Detail – Current Month

		June Total Sales			June Existing Home Sales			June New Home Sales			June Bank Sales		
		2009	2008	% change	2009	2008	% change	2009	2008	% change	2009	2008	% change
Cordova	Units	161	198	-18.7%	152	176	-13.6%	9	22	-59.1%	46	70	-34.3%
	Median Sales Price	\$130,000	\$133,950	-2.9%	\$129,450	\$130,000	-0.4%	\$134,990	\$144,424	-6.5%	\$103,950	\$101,500	2.4%
	Ave. Sales Price	\$141,060	\$139,159	1.4%	\$138,072	\$136,307	1.3%	\$191,521	\$161,975	18.2%	\$111,361	\$124,264	-10.4%
Bartlett	Units	54	89	-39.3%	45	75	-40.0%	9	14	-35.7%	10	14	-28.6%
	Median Sales Price	\$165,000	\$174,990	-5.7%	\$153,000	\$165,000	-7.3%	\$219,465	\$248,500	-11.7%	\$168,500	\$155,450	8.4%
	Ave. Sales Price	\$173,431	\$189,527	-8.5%	\$161,887	\$179,007	-9.6%	\$231,147	\$245,886	-6.0%	\$161,385	\$155,764	3.6%
G'town	Units	61	55	10.9%	61	52	17.3%	-	3	-	7	1	600.0%
	Median Sales Price	\$267,000	\$289,000	-7.6%	\$267,000	\$279,500	-4.5%	-	\$750,174	-	\$200,000	-	-
	Ave. Sales Price	\$320,415	\$362,646	-11.6%	\$320,415	\$335,969	-4.6%	-	\$825,058	-	\$255,042	\$245,000	4.1%
Collinsville	Units	80	87	-8.0%	74	80	-7.5%	6	7	-14.3%	8	8	-
	Median Sales Price	\$273,650	\$289,900	-5.6%	\$254,250	\$275,000	-7.5%	\$420,000	\$452,844	-7.3%	\$282,900	\$191,750	47.5%
	Ave. Sales Price	\$289,292	\$322,146	-10.2%	\$280,378	\$307,974	-9.0%	\$399,233	\$484,113	-17.5%	\$281,275	\$222,887	26.2%
Lakeland	Units	29	35	-17.1%	24	28	-14.3%	5	7	-28.6%	5	1	400.0%
	Median Sales Price	\$204,900	\$258,200	-20.6%	\$178,499	\$189,450	-5.8%	\$425,900	\$329,000	29.5%	\$148,664	-	-
	Ave. Sales Price	\$244,764	\$261,430	-6.4%	\$213,683	\$239,337	-10.7%	\$393,950	\$349,802	12.6%	\$155,822	\$260,000	-40.1%
Arlington	Units	35	40	-12.5%	26	26	-	9	14	-35.7%	3	7	-57.1%
	Median Sales Price	\$226,000	\$207,805	8.8%	\$221,000	\$187,500	17.9%	\$265,000	\$294,400	-10.0%	\$226,000	\$170,000	32.9%
	Ave. Sales Price	\$219,627	\$231,753	-5.2%	\$207,955	\$214,163	-2.9%	\$253,346	\$264,420	-4.2%	\$213,083	\$189,578	12.4%
Millington	Units	16	14	14.3%	15	14	7.1%	1	-	-	6	5	20.0%
	Median Sales Price	\$114,900	\$98,600	16.5%	\$114,900	\$98,600	16.5%	-	-	-	\$75,000	\$56,000	33.9%
	Ave. Sales Price	\$126,018	\$103,614	21.6%	\$113,753	\$103,614	9.8%	\$310,000	-	-	\$103,433	\$66,700	55.1%
Shelby County	Units	1,264	1,515	-16.6%	1,215	1,432	-15.2%	49	83	-41.0%	428	557	-23.2%
	Median Sales Price	\$106,500	\$102,000	4.4%	\$98,400	\$95,750	2.8%	\$230,000	\$219,900	4.6%	\$33,107	\$38,000	-12.9%
	Ave. Sales Price	\$134,428	\$136,809	-1.7%	\$128,890	\$129,330	-0.3%	\$271,746	\$265,856	2.2%	\$63,516	\$62,331	1.9%
Fayette County	Units	33	55	-40.0%	23	39	-41.0%	10	16	-37.5%	8	6	33.3%
	Median Sales Price	\$165,000	\$177,900	-7.3%	\$159,000	\$149,000	6.7%	\$194,950	\$199,950	-2.5%	\$196,000	\$114,002	71.9%
	Ave. Sales Price	\$187,331	\$212,530	-11.9%	\$166,508	\$161,222	3.3%	\$235,223	\$337,594	-30.3%	\$194,156	\$148,209	31.0%
Tipton County	Units	53	86	-38.4%	51	76	-32.9%	2	10	-80.0%	18	22	-18.2%
	Median Sales Price	\$133,000	\$125,500	6.0%	\$128,000	\$114,000	12.3%	-	\$191,450	-	\$117,450	\$86,000	36.6%
	Ave. Sales Price	\$132,927	\$130,853	1.6%	\$129,583	\$122,180	6.1%	\$218,200	\$196,766	10.9%	\$117,998	\$90,404	30.5%

Area Detail – Year to Date

		YTD Total Sales			YTD Existing Home Sales			YTD New Home Sales			YTD Bank Sales		
		2009	2008	% change	2009	2008	% change	2009	2008	% change	2009	2008	% change
Frayser	Units	406	555	-26.8%	404	553	-26.9%	2	2	-	274	315	-13.0%
	Median Sales Price	\$16,500	\$25,100	-34.3%	\$16,250	\$25,000	-35.0%	-	-	-	\$14,000	\$20,000	-30.0%
	Ave. Sales Price	\$24,491	\$32,290	-24.2%	\$24,288	\$32,170	-24.5%	\$65,500	\$65,500	-	\$17,835	\$22,274	-19.9%
Raleigh/ Cov. Pike	Units	589	541	8.9%	583	532	9.6%	6	9	-33.3%	344	320	7.5%
	Median Sales Price	\$44,500	\$62,234	-28.5%	\$43,900	\$62,000	-29.2%	\$121,000	\$124,000	-2.4%	\$37,810	\$54,950	-31.2%
	Ave. Sales Price	\$51,739	\$69,804	-25.9%	\$50,969	\$68,757	-25.9%	\$126,616	\$131,705	-3.9%	\$44,231	\$58,964	-25.0%
Downtown	Units	188	284	-33.8%	179	246	-27.2%	9	38	-76.3%	43	50	-14.0%
	Median Sales Price	\$190,500	\$186,750	2.0%	\$190,000	\$193,000	-1.6%	\$204,950	\$159,919	28.2%	\$12,000	\$15,375	-22.0%
	Ave. Sales Price	\$184,739	\$188,792	-2.1%	\$183,314	\$191,652	-4.4%	\$213,072	\$170,277	25.1%	\$72,000	\$53,601	34.3%
Midtown	Units	406	609	-33.3%	406	608	-33.2%	-	1	-	158	226	-30.1%
	Median Sales Price	\$63,875	\$72,500	-11.9%	\$63,875	\$71,750	-11.0%	-	-	-	\$19,250	\$19,800	-2.8%
	Ave. Sales Price	\$109,289	\$103,658	5.4%	\$109,289	\$103,163	5.9%	-	\$405,000	-	\$41,418	\$37,819	9.5%
S. Memphis	Units	344	465	-26.0%	343	465	-26.2%	1	-	-	231	264	-12.5%
	Median Sales Price	\$9,500	\$19,000	-50.0%	\$9,500	\$19,000	-50.0%	-	-	-	\$8,000	\$12,500	-36.0%
	Ave. Sales Price	\$16,708	\$26,905	-37.9%	\$16,571	\$26,905	-38.4%	\$64,000	-	-	\$11,114	\$17,802	-37.6%
Berclair/ Highland Heights	Units	254	332	-23.5%	254	332	-23.5%	-	-	-	120	146	-17.8%
	Median Sales Price	\$23,400	\$38,000	-38.4%	\$23,400	\$38,000	-38.4%	-	-	-	\$18,050	\$23,100	-21.9%
	Ave. Sales Price	\$30,059	\$39,819	-24.5%	\$30,059	\$39,819	-24.5%	-	-	-	\$21,858	\$26,963	-18.9%
E. Memphis	Units	922	1,248	-26.1%	916	1,223	-25.1%	6	25	-76.0%	254	259	-1.9%
	Median Sales Price	\$106,000	\$121,700	-12.9%	\$105,500	\$119,900	-12.0%	\$677,500	\$410,000	65.2%	\$31,000	\$36,000	-13.9%
	Ave. Sales Price	\$147,428	\$166,215	-11.3%	\$144,183	\$159,630	-9.7%	\$642,811	\$488,370	31.6%	\$64,524	\$62,890	2.6%
Whitehaven	Units	350	436	-19.7%	347	428	-18.9%	3	8	-62.5%	242	270	-10.4%
	Median Sales Price	\$31,924	\$44,250	-27.9%	\$31,500	\$42,375	-25.7%	\$200,000	\$213,950	-6.5%	\$27,475	\$34,000	-19.2%
	Ave. Sales Price	\$43,662	\$54,508	-19.9%	\$42,251	\$51,885	-18.6%	\$206,833	\$194,856	6.1%	\$35,771	\$40,331	-11.3%
Parkway Village/ Oakhaven	Units	310	317	-2.2%	310	316	-1.9%	-	1	-	218	186	17.2%
	Median Sales Price	\$28,000	\$44,000	-36.4%	\$28,000	\$43,950	-36.3%	-	-	-	\$24,900	\$36,853	-32.4%
	Ave. Sales Price	\$31,600	\$49,359	-36.0%	\$31,600	\$49,082	-35.6%	-	\$137,000	-	\$25,477	\$38,471	-33.8%
Hickory Hill	Units	790	859	-8.0%	770	833	-7.6%	20	26	-23.1%	491	534	-8.1%
	Median Sales Price	\$55,000	\$74,000	-25.7%	\$54,900	\$72,000	-23.8%	\$204,950	\$200,870	2.0%	\$50,000	\$66,000	-24.2%
	Ave. Sales Price	\$69,267	\$85,244	-18.7%	\$65,699	\$81,540	-19.4%	\$206,650	\$203,897	1.4%	\$62,131	\$73,891	-15.9%
Southwind	Units	47	63	-25.4%	41	57	-28.1%	6	6	-	21	28	-25.0%
	Median Sales Price	\$173,000	\$185,000	-6.5%	\$142,650	\$171,800	-17.0%	\$211,950	\$300,000	-29.4%	\$128,900	\$171,450	-24.8%
	Ave. Sales Price	\$198,117	\$293,901	-32.6%	\$195,783	\$293,067	-33.2%	\$214,066	\$301,831	-29.1%	\$147,814	\$223,842	-34.0%

Area Detail – Year to Date

		YTD Total Sales			YTD Existing Home Sales			YTD New Home Sales			YTD Bank Sales		
		2009	2008	% change	2009	2008	% change	2009	2008	% change	2009	2008	% change
Cordova	Units	891	1,109	-19.7%	816	997	-18.2%	75	112	-33.0%	353	365	-3.3%
	Median Sales Price	\$127,500	\$137,000	-6.9%	\$125,250	\$135,000	-7.2%	\$149,900	\$153,470	-2.3%	\$105,000	\$112,350	-6.5%
	Ave. Sales Price	\$140,188	\$148,193	-5.4%	\$138,165	\$145,713	-5.2%	\$162,202	\$170,267	-4.7%	\$117,836	\$130,189	-9.5%
Bartlett	Units	323	451	-28.4%	291	381	-23.6%	32	70	-54.3%	100	71	40.8%
	Median Sales Price	\$155,000	\$178,000	-12.9%	\$150,000	\$164,500	-8.8%	\$239,950	\$250,000	-4.0%	\$139,700	\$154,900	-9.8%
	Ave. Sales Price	\$163,216	\$187,983	-13.2%	\$155,471	\$176,150	-11.7%	\$233,648	\$252,389	-7.4%	\$139,129	\$148,885	-6.6%
G'town	Units	270	331	-18.4%	266	318	-16.4%	4	13	-69.2%	15	13	15.4%
	Median Sales Price	\$260,000	\$275,000	-5.5%	\$259,000	\$261,125	-0.8%	\$613,450	\$750,174	-18.2%	\$235,000	\$245,000	-4.1%
	Ave. Sales Price	\$307,818	\$334,685	-8.0%	\$303,485	\$315,994	-4.0%	\$595,975	\$791,898	-24.7%	\$259,680	\$261,826	-0.8%
Collierville	Units	364	475	-23.4%	328	414	-20.8%	36	61	-41.0%	40	44	-9.1%
	Median Sales Price	\$274,950	\$310,000	-11.3%	\$264,000	\$290,000	-9.0%	\$430,500	\$452,900	-4.9%	\$270,500	\$279,500	-3.2%
	Ave. Sales Price	\$297,828	\$325,884	-8.6%	\$281,144	\$303,160	-7.3%	\$449,837	\$480,106	-6.3%	\$270,725	\$288,249	-6.1%
Lakeland	Units	114	137	-16.8%	89	107	-16.8%	25	30	-16.7%	18	11	63.6%
	Median Sales Price	\$248,800	\$270,000	-7.9%	\$227,250	\$238,000	-4.5%	\$329,000	\$393,125	-16.3%	\$225,625	\$260,000	-13.2%
	Ave. Sales Price	\$287,855	\$289,200	-0.5%	\$257,198	\$256,328	0.3%	\$396,994	\$406,442	-2.3%	\$270,767	\$257,555	5.1%
Arlington	Units	150	148	1.4%	106	87	21.8%	44	61	-27.9%	28	18	55.6%
	Median Sales Price	\$224,750	\$228,000	-1.4%	\$206,500	\$205,000	0.7%	\$268,210	\$293,000	-8.5%	\$175,000	\$184,500	-5.1%
	Ave. Sales Price	\$227,336	\$236,401	-3.8%	\$212,337	\$214,562	-1.0%	\$263,470	\$267,549	-1.5%	\$186,007	\$196,212	-5.2%
Millington	Units	67	80	-16.3%	65	76	-14.5%	2	4	-50.0%	22	21	4.8%
	Median Sales Price	\$107,000	\$110,000	-2.7%	\$105,000	\$109,900	-4.5%	-	\$334,250	-	\$51,750	\$109,900	-52.9%
	Ave. Sales Price	\$119,212	\$132,581	-10.1%	\$113,111	\$122,252	-7.5%	\$317,500	\$328,825	-3.4%	\$83,277	\$102,969	-19.1%
Shelby County	Units	6,716	8,359	-19.7%	6,445	7,892	-18.3%	271	467	-42.0%	2,948	3,122	-5.6%
	Median Sales Price	\$78,800	\$97,500	-19.2%	\$70,813	\$89,900	-21.2%	\$225,000	\$239,900	-6.2%	\$35,500	\$44,587	-20.4%
	Ave. Sales Price	\$119,376	\$136,106	-12.3%	\$113,047	\$127,009	-11.0%	\$269,888	\$289,843	-6.9%	\$61,290	\$66,948	-8.5%
Fayette County	Units	204	322	-36.6%	148	215	-31.2%	56	107	-47.7%	52	43	20.9%
	Median Sales Price	\$168,450	\$177,200	-4.9%	\$146,000	\$148,750	-1.8%	\$234,760	\$230,000	2.1%	\$133,950	\$122,250	9.6%
	Ave. Sales Price	\$200,876	\$212,463	-5.5%	\$174,833	\$179,335	-2.5%	\$269,702	\$279,029	-3.3%	\$169,157	\$146,901	15.2%
Tipton County	Units	336	442	-24.0%	307	370	-17.0%	29	72	-59.7%	122	118	3.4%
	Median Sales Price	\$115,605	\$136,575	-15.4%	\$112,300	\$122,400	-8.3%	\$205,000	\$214,900	-4.6%	\$99,975	\$88,000	13.6%
	Ave. Sales Price	\$125,103	\$139,941	-10.6%	\$117,864	\$124,693	-5.5%	\$201,742	\$218,296	-7.6%	\$108,670	\$97,683	11.2%