

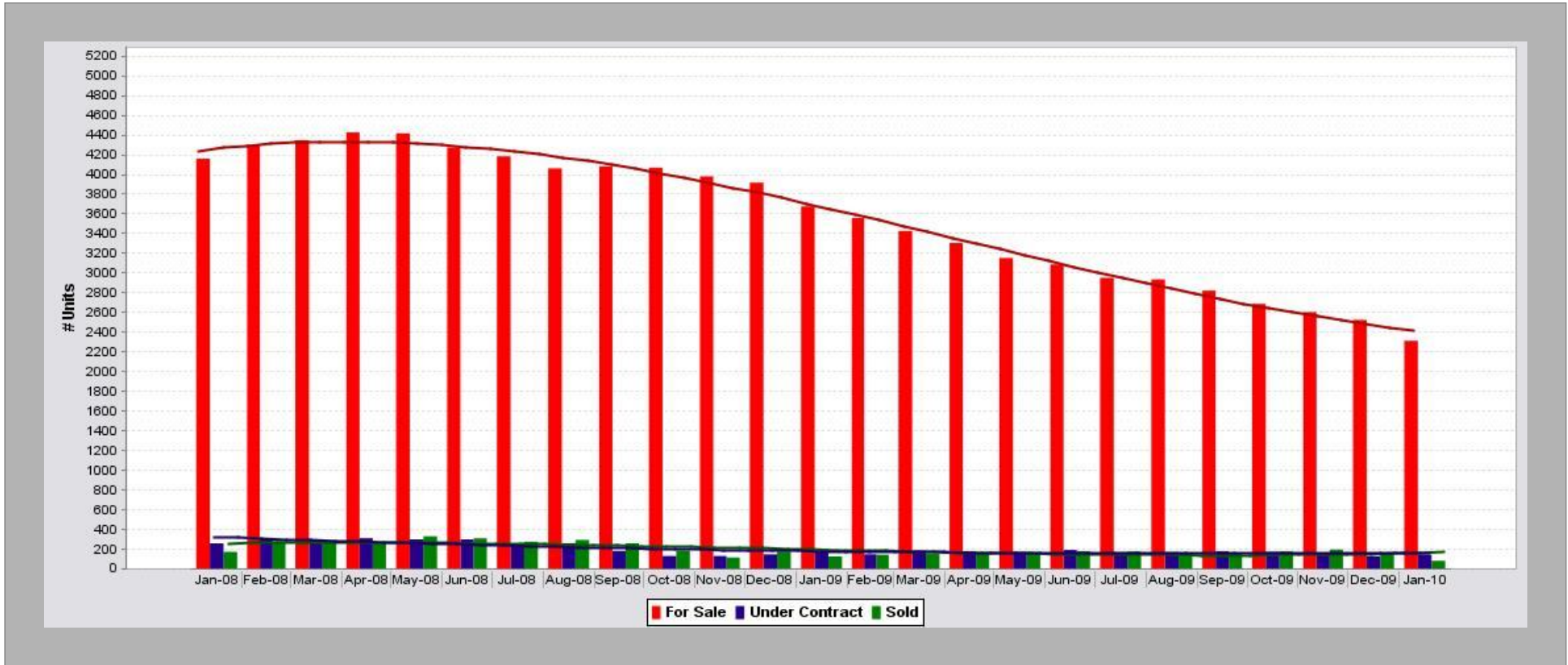


Market Dynamics

Supply & Demand - # Units (FS, UC, Sold)

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

Triad Multiple Listing Service



KEY INFORMATION

	Jan-08	Jan-10	# Units Change	Percent Change
For Sale	4,161	2,313	-1,848	-44.4
Under Contract	258	141	-117	-45.3
Sold	172	81	-91	-52.9



MLS: TRIAD	Period: 2 Years (Monthly)	Price: All	Construction Type: New	Bedrooms: All	Bathrooms: All	Lot Size: All
Property Types:	Residential: (Single, Townhouse, Condominium, Manufactured, Cluster, Modular, Duplex, Other)			Sq Ft: All		
All MLS:	TRIAD Multiple Listing Service					



Market Dynamics

Supply & Demand - # Units (FS, UC, Sold)

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

Triad Multiple Listing Service

Time Period	FOR SALE		UNDER CONTRACT		SOLD		EXPIRED		NEW LISTINGS
	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties	Average DOM	# Properties
Jan-10	2,313	230	141	138	81	198	125	339	261
Dec-09	2,525	276	126	158	163	141	347	437	200
Nov-09	2,604	286	154	148	195	152	125	278	248
Oct-09	2,687	299	172	183	176	172	159	292	268
Sep-09	2,822	310	178	160	156	181	225	300	229
Aug-09	2,936	316	169	168	150	179	174	275	369
Jul-09	2,952	331	168	180	175	179	217	296	243
Jun-09	3,088	334	192	172	178	173	187	284	250
May-09	3,153	336	169	187	161	188	146	245	216
Apr-09	3,305	337	178	177	164	162	190	275	246
Mar-09	3,429	337	185	165	151	156	185	279	325
Feb-09	3,560	332	147	159	142	184	309	194	310
Jan-09	3,676	332	168	168	125	199	258	247	354
Dec-08	3,917	333	147	173	175	132	448	289	289
Nov-08	3,981	335	130	170	115	140	223	246	241
Oct-08	4,069	336	130	134	184	133	199	309	367
Sep-08	4,082	337	181	162	259	153	199	260	454
Aug-08	4,062	339	260	164	293	163	174	252	300
Jul-08	4,184	335	249	160	274	158	173	244	443
Jun-08	4,275	335	298	137	309	150	236	287	421
May-08	4,418	329	299	155	330	149	265	211	441
Apr-08	4,427	330	310	164	258	169	140	272	522
Mar-08	4,347	330	300	170	289	167	142	240	511
Feb-08	4,299	334	306	169	277	176	157	326	558
Jan-08	4,161	338	258	162	172	144	162	253	475