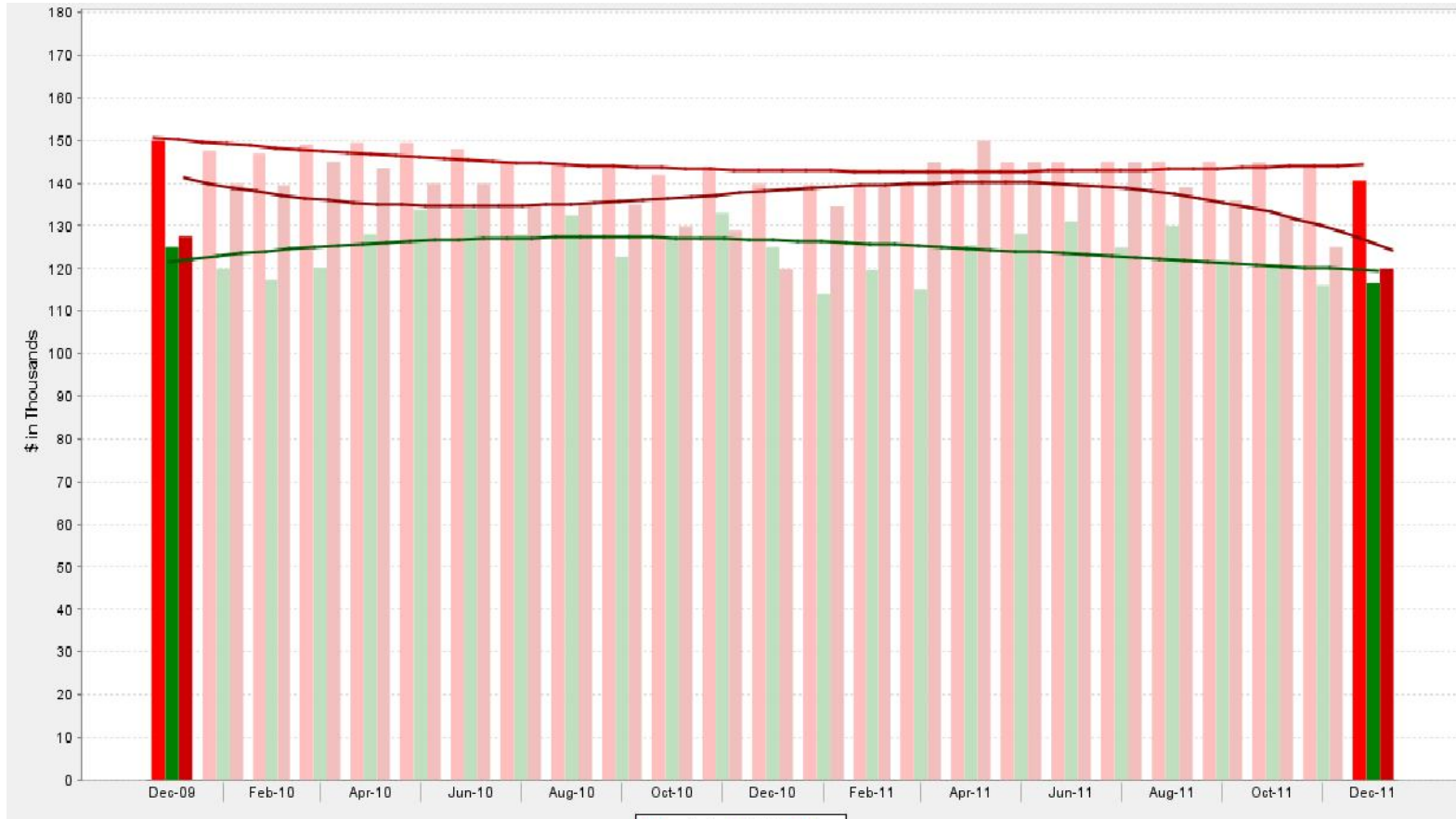


Market Dynamics

Median Price (FS, Sold, New) 2 Years (Monthly) 12/01/09 - 12/31/11



	Dec-09	Dec-11	Median Price Change	Percent Change
For Sale	149,900	140,600	-9,300	-6.2
Sold	125,000	116,500	-8,500	-6.8
New	127,500	120,000	-7,500	-5.9

FS
-6.2%

Sold
-6.8%

New
-5.9%

MLS: TRIAD Period: 2 Years (Monthly) Price: All Construction Type: All 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
Median Price (FS, Sold, New)
2 Years (Monthly) 12/01/09 - 12/31/11

Triad Multiple Listing Service

Time Period	FOR SALE		UNDER CONTRACT		SOLD		EXPIRED		NEW LISTINGS	
	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties	Median \$	# Properties
Dec-11	140,600	11,845	99,900	683	116,500	893	143,900	1,402	120,000	1,230
Nov-11	143,900	12,619	119,900	822	116,000	857	156,400	1,182	125,000	1,488
Oct-11	144,900	13,269	119,900	906	121,000	902	149,900	1,232	132,730	1,745
Sep-11	145,000	13,771	127,000	948	122,000	1,009	152,900	1,299	135,900	1,936
Aug-11	145,000	14,239	129,000	1,093	130,000	1,116	143,000	1,311	139,000	2,025
Jul-11	145,000	14,375	134,450	1,030	124,900	1,123	145,900	1,131	144,900	1,877
Jun-11	144,900	14,829	129,995	1,166	131,000	1,170	147,900	1,165	139,900	2,080
May-11	144,900	14,832	139,900	1,108	128,125	1,146	145,000	975	144,900	2,193
Apr-11	143,500	14,772	129,900	1,161	125,500	984	139,900	972	149,900	2,390
Mar-11	140,000	14,631	129,900	1,184	115,000	999	149,500	1,065	144,900	2,640
Feb-11	139,900	13,930	119,500	933	119,595	674	138,150	1,006	139,000	2,139
Jan-11	139,600	13,871	124,900	793	114,000	694	139,900	1,287	134,500	2,107
Dec-10	139,900	14,175	119,995	694	125,000	848	149,900	1,717	119,900	1,504
Nov-10	143,900	14,813	129,900	729	133,000	777	157,900	1,413	128,900	1,752
Oct-10	141,900	15,891	142,750	836	126,900	771	119,850	1,994	129,900	1,842
Sep-10	143,500	16,498	130,000	825	122,750	860	144,900	1,624	135,000	2,085
Aug-10	144,900	16,812	129,900	903	132,500	911	149,900	1,496	134,900	2,406
Jul-10	145,000	16,723	137,500	908	127,950	904	149,900	1,409	134,900	2,424
Jun-10	148,000	16,619	135,000	907	134,000	1,415	149,900	1,413	139,900	2,529
May-10	149,500	16,113	137,990	773	133,745	1,352	148,950	1,250	139,900	2,312
Apr-10	149,500	16,748	135,000	1,849	128,000	1,320	157,445	1,098	143,500	3,099
Mar-10	149,000	16,420	135,000	1,476	120,250	1,112	149,900	1,295	145,000	3,315
Feb-10	146,900	15,339	124,700	982	117,450	726	146,900	1,252	139,500	2,441
Jan-10	147,600	15,009	124,865	904	120,000	649	154,900	1,207	139,900	2,593
Dec-09	149,900	14,831	130,000	685	125,000	916	167,950	1,730	127,500	1,589