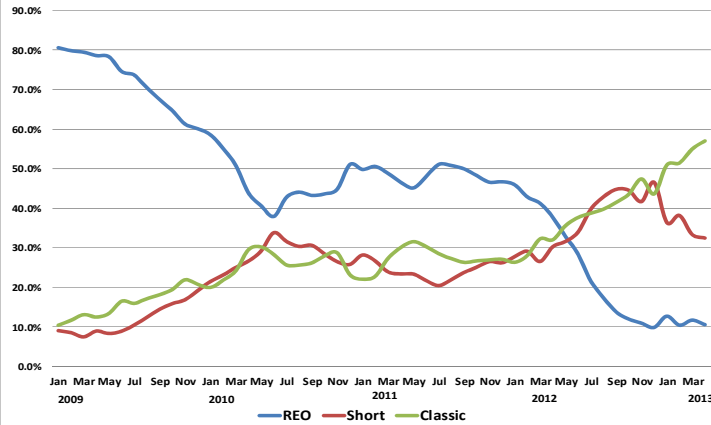




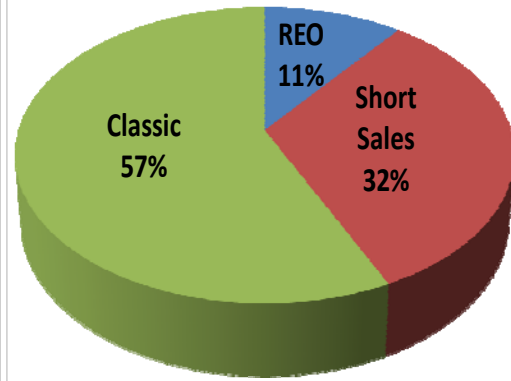
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May 2013 Greater Las Vegas Market Update

Closed Sales Trend by Type



April Closings by Type

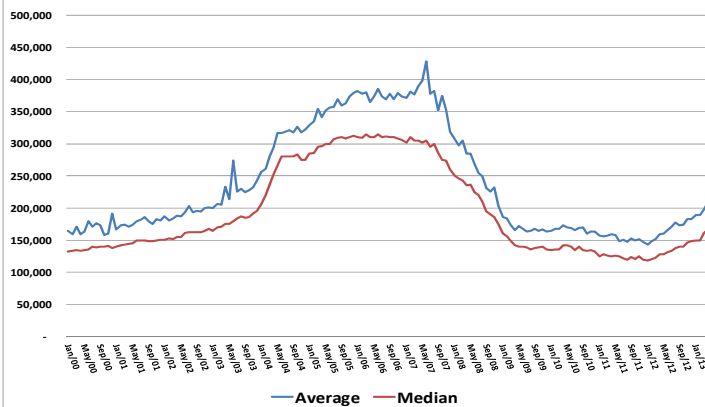


Greater Las Vegas Snapshot by Sale Type - SFR Only

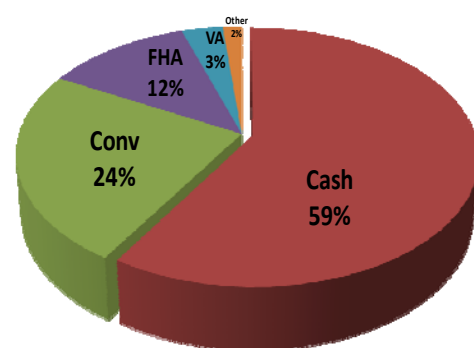
	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	Apr Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO:	316	215,594	102	517	309	97.8%	152,000	173,495	86	53
Short Sales:	419	202,629	89	7,463	1,012	241.5%	140,000	162,462	79	81
Classic:	2,969	518,313	146	2,535	1,728	58.2%	190,000	243,107	107	40
Total GLVAR:	3,704	456,744	136	10,515	3,049	82.3%	167,000	209,285	95	55

This data includes all GLVAR listings and sales within the Greater Las Vegas market area; SFR

SFR Market Prices



April Closings by Sold Terms



Greater Las Vegas Snapshot by Sale Type

	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	Apr Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO:	458	175,050	94	644	397	86.7%	139,000	152,239	82	52
Short Sales:	580	167,409	84	9,016	1,221	210.5%	125,100	147,366	76	80
Classic:	3,888	424,853	135	3,061	2,145	55.2%	169,000	214,828	101	41
Total GLVAR:	4,926	371,315	125	12,721	3,763	76.4%	150,000	186,335	87	55

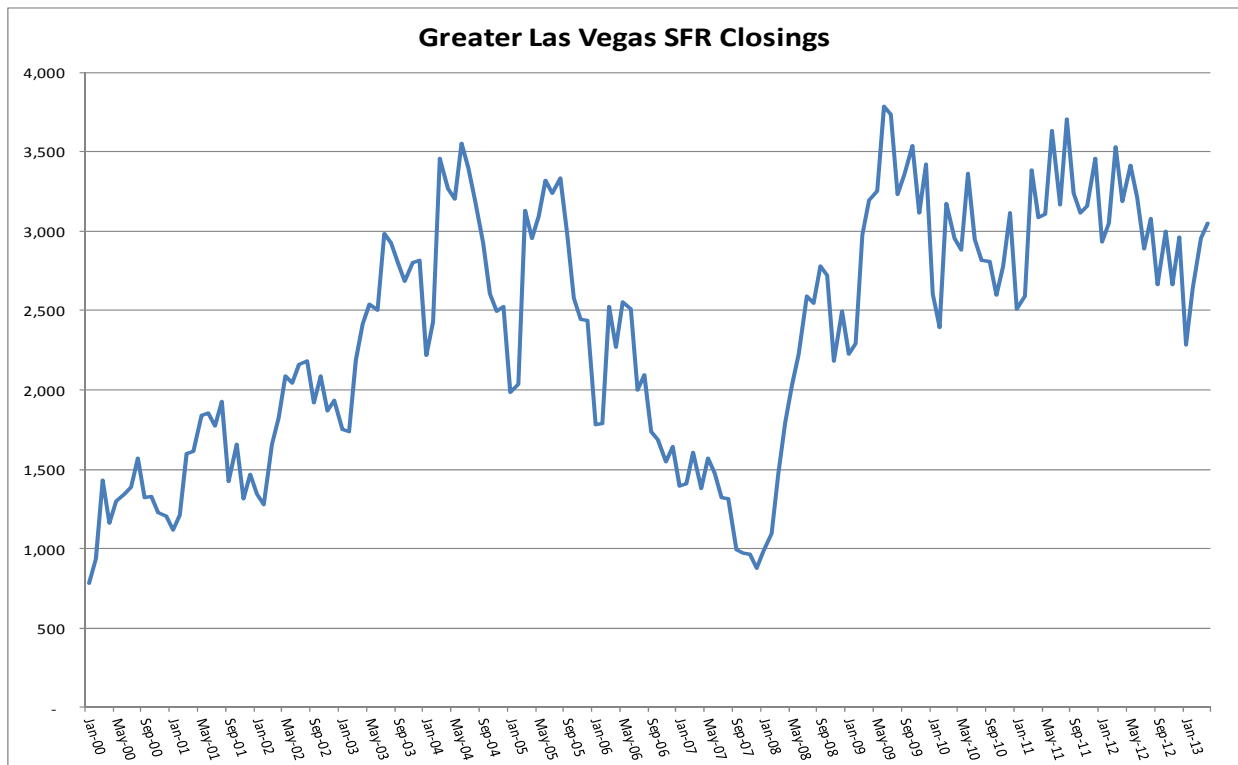
This data includes all GLVAR listings and sales within the Greater Las Vegas market area; SFR, CON, TWH, MAN

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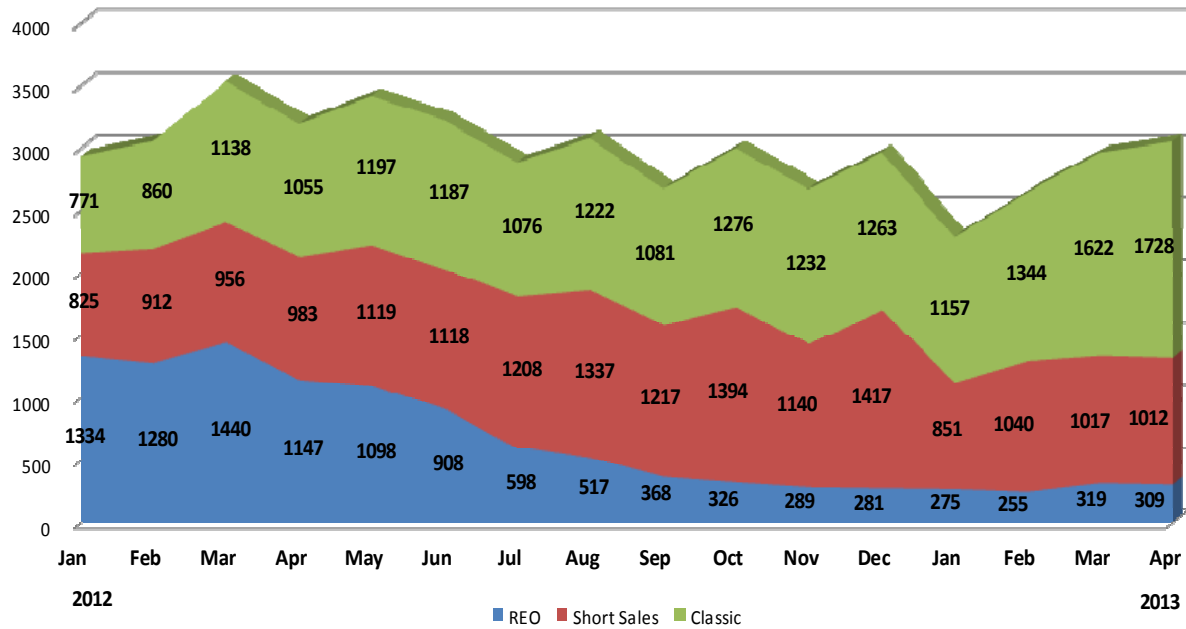
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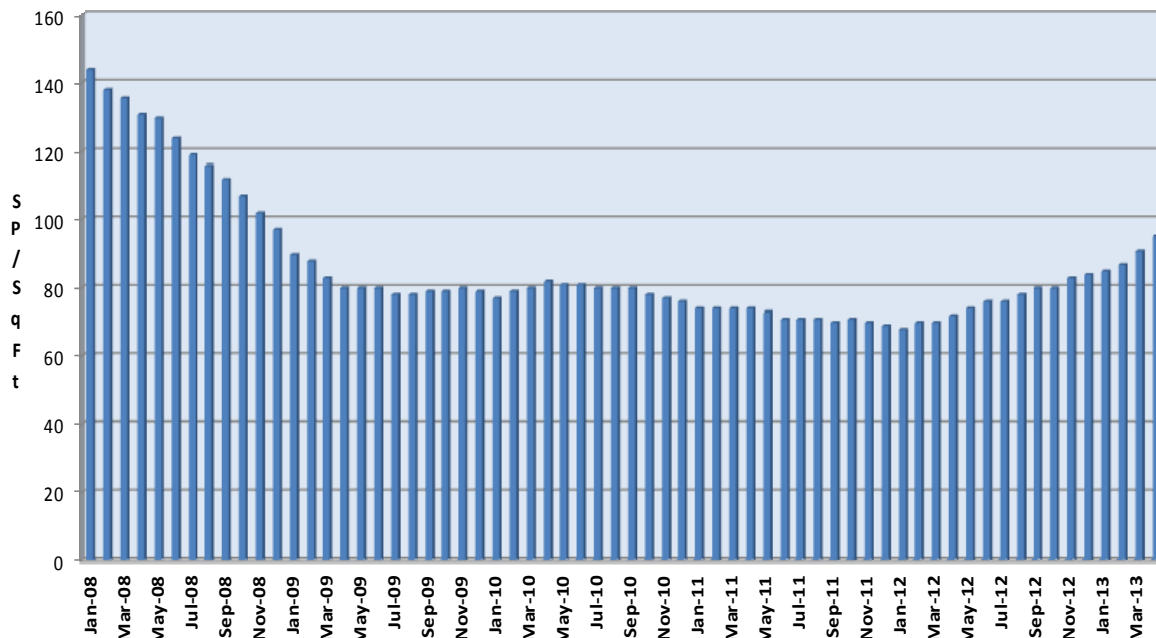
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May 2013 Greater Las Vegas Market Update

SFR Monthly Closings By Type



Sales Price per Square Foot Trend Single Family Residences

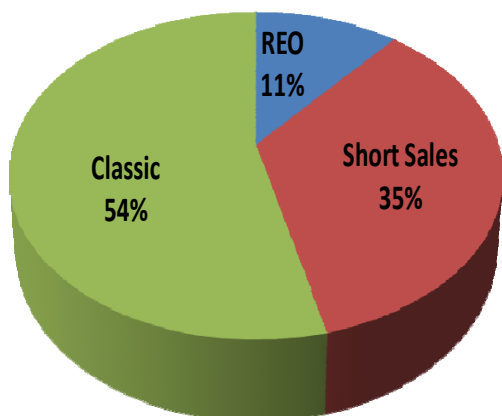




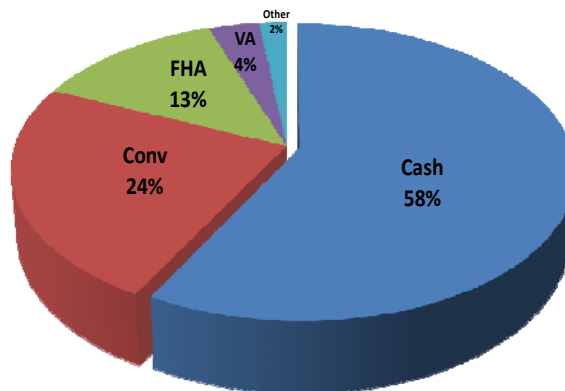
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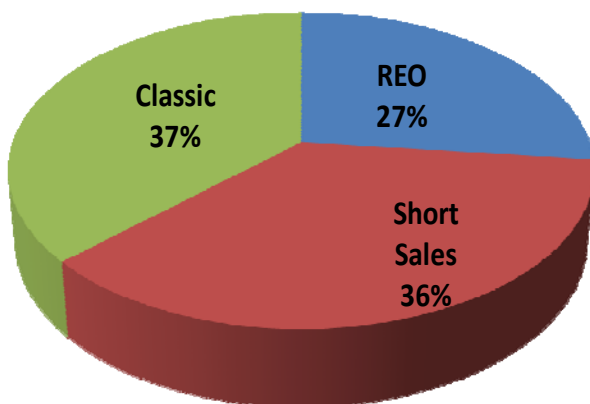
Greater Las Vegas - Closings By Type - 2013



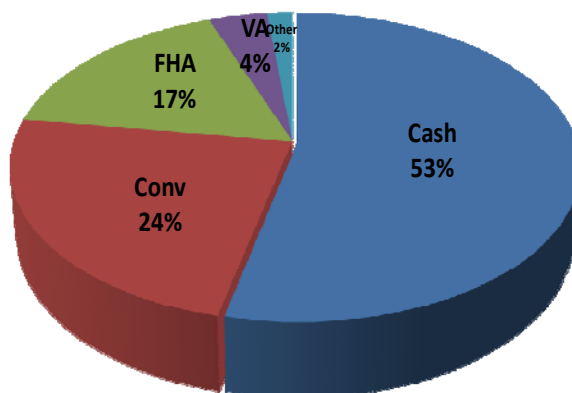
2013 Closings By Sold Terms



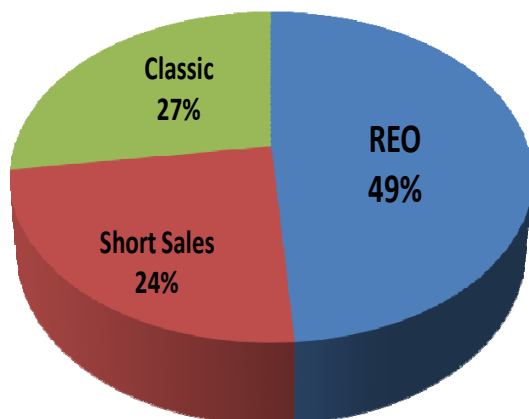
Greater Las Vegas - Closings By Type - 2012



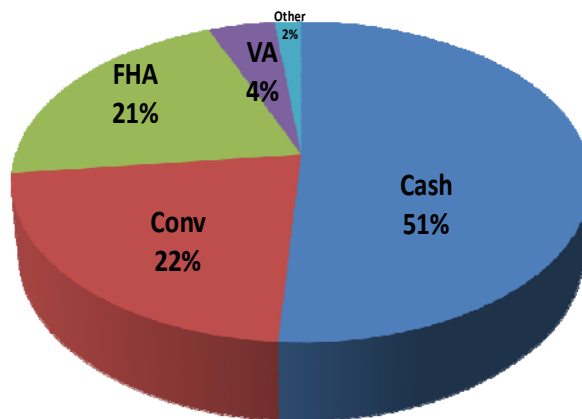
2012 Closings By Sold Terms



Greater Las Vegas - YTD Closings By Type - 2011



2011 YTD Closings By Sold Terms





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May 2013 Greater Las Vegas Market Update

Residential Home Listing and Sales Report * April 2013

	Listed				Sold			
	SFR	Con Twn	Total	% Tot	SFR	Con Twn	Total	% Tot
\$99,999 or Under	428	507	935	20%	386	437	823	22%
\$100,000 - 119,999	229	104	333	7%	220	84	304	8%
\$120,000 - 139,999	412	67	479	10%	404	53	457	12%
\$140,000 - 159,999	411	42	453	10%	376	26	402	11%
\$160,000 - 179,999	425	27	452	10%	328	18	346	9%
\$180,000 - 199,999	288	16	304	7%	232	8	240	6%
\$200,000 - 249,999	523	25	548	12%	411	10	421	11%
\$250,000 - 299,999	344	12	356	8%	241	6	247	7%
\$300,000 - 399,999	392	6	398	9%	246	1	247	7%
\$400,000 - 499,999	131	2	133	3%	80	2	82	2%
\$500,000 - 749,999	96	3	99	2%	73	2	75	2%
\$750,000 - 999,999	44	-	44	1%	27	-	27	
\$1,000,000 +	46	2	48	1%	25	-	25	1%
Totals	3,769	813	4,582	100%	3,049	647	3,696	100%
Median Price	179,899	87,000	165,000		167,000	79,000	150,000	
Average Price	238,801	106,245	215,305		209,293	91,145	188,605	

Residential Listing and Sales Report * Rolling 12 Months * Ending April 2013

	Listed				Sold			
	SFR	Con Twn	Total	% Tot	SFR	Con Twn	Total	% Tot
\$99,999 or Under	7,409	6,710	14,119	29%	7,573	5,565	13,138	31%
\$100,000 - 119,999	3,454	663	4,117	8%	4,001	609	4,610	11%
\$120,000 - 139,999	5,219	547	5,766	12%	4,801	397	5,198	12%
\$140,000 - 159,999	4,403	318	4,721	10%	3,829	232	4,061	10%
\$160,000 - 179,999	3,734	161	3,895	8%	3,073	120	3,193	8%
\$180,000 - 199,999	2,659	95	2,754	6%	2,177	56	2,233	5%
\$200,000 - 249,999	4,562	135	4,697	10%	3,689	66	3,755	9%
\$250,000 - 299,999	2,816	62	2,878	6%	2,084	23	2,107	5%
\$300,000 - 399,999	2,637	31	2,668	6%	1,933	10	1,943	5%
\$400,000 - 499,999	1,092	26	1,118	2%	748	18	766	2%
\$500,000 - 749,999	856	15	871	2%	555	6	561	1%
\$750,000 - 999,999	362	4	366	1%	188	-	188	0%
\$1,000,000 +	472	6	478	1%	184	1	185	0%
Totals	39,675	8,773	48,448	100%	34,835	7,103	41,938	100%
Median Price	155,000	72,000	139,990		144,900	69,000	130,000	
Average Price	216,177	86,132	192,635		183,178	78,706	163,428	

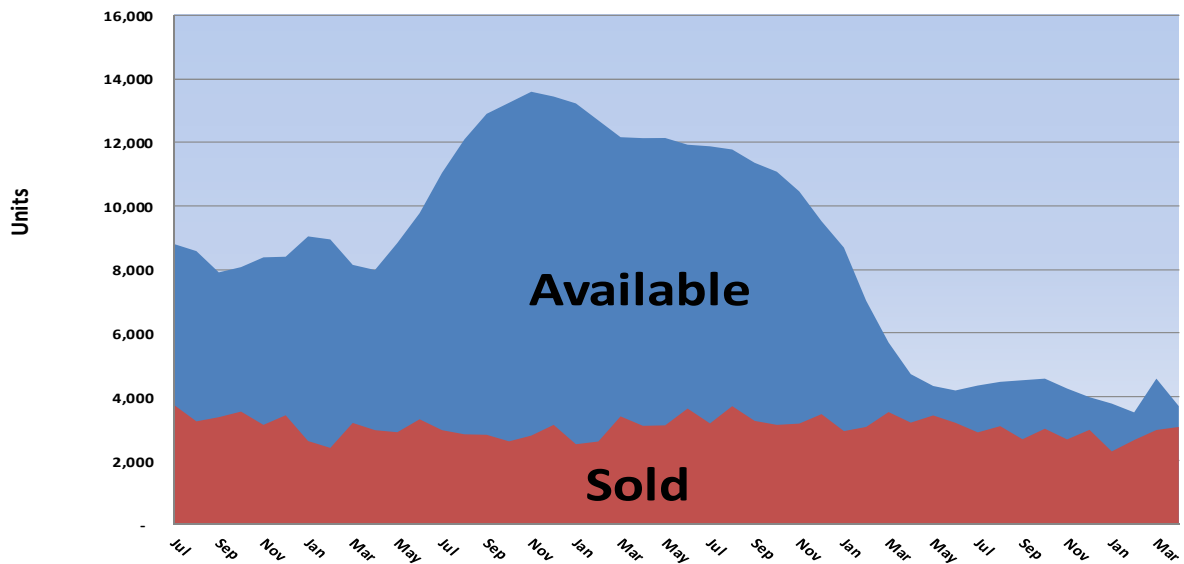
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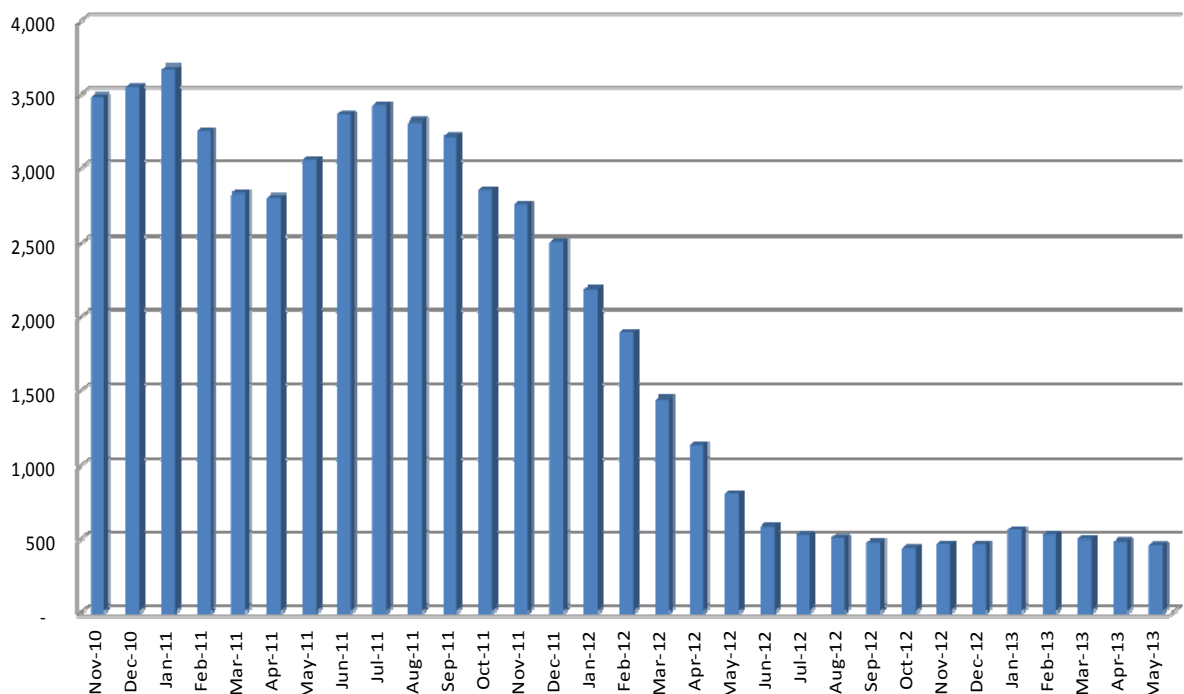
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May 2013 Greater Las Vegas Market Update

Single Family Residences July 2009 - April 2013



Available Bank Owned Property Trend



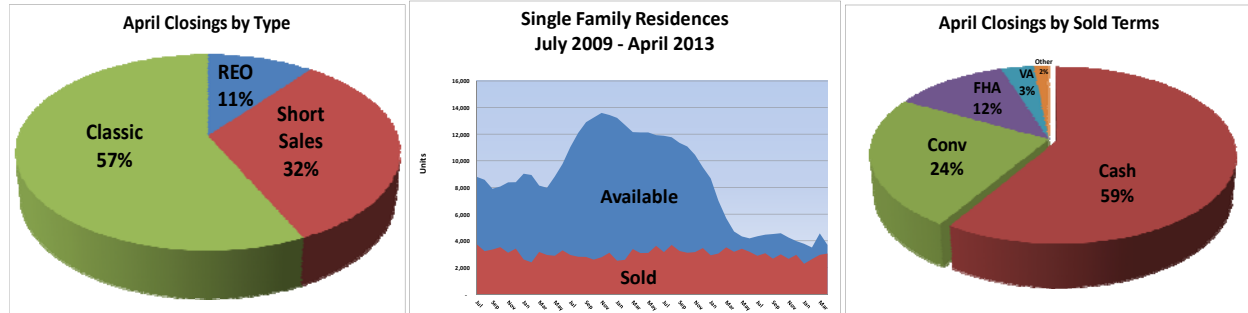


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May 2013 Greater Las Vegas Market Update

Single Family Residence - April 2013

Area	Total Currently Listed	REO Listed	SS Listed	Classic Listed	Sold	% Sold	Months Supply	Avg DOM	Average List Price	Average Close Price
North (101, 103)	359	35	65	259	378	105%	0.9	49	182,900	147,183
East (201-204)	381	44	59	278	286	75%	1.3	54	135,948	109,574
South (301-303)	322	37	34	251	293	91%	1.1	48	303,871	173,683
NW (102, 401-403, 405)	711	81	88	542	645	91%	1.1	57	311,193	180,786
Summerlin (404)	199	6	8	185	149	75%	1.3	42	907,746	383,815
SW (501-505)	823	56	81	686	730	89%	1.1	56	610,656	250,103
Henderson	541	38	43	460	482	89%	1.1	56	791,249	267,862
Boulder City	41	1	2	38	23	56%	1.8	74	653,726	223,341
Totals	3,377	298	380	2,699	2,986	88%	1.1	54	466,284	210,476



YTD Closed 2012	YTD Closed 2013	Units Change	% Change
15,666	13,382	(2,284)	-14.6%

Condominium & Townhouse - April 2013

Area	Total Currently Listed	REO Listed	SS Listed	Classic Listed	Sold	% Sold	Months Supply	Avg DOM	Average List Price	Average Close Price
North (101, 103)	43	6	4	33	31	72%	1.4	35	72,609	75,907
East (201-204)	144	13	18	113	75	52%	1.9	58	85,814	50,641
South (301-303)	217	19	23	175	109	50%	2.0	40	89,403	79,608
NW (102, 401-403, 405)	199	35	31	133	146	73%	1.4	45	88,140	76,485
Summerlin (404)	39	1	3	35	41	105%	1.0	48	334,500	169,615
SW (501-505)	188	35	32	121	137	73%	1.4	58	107,790	103,137
Henderson	130	9	17	104	101	78%	1.3	55	177,183	112,160
Boulder City	14	2	2	10	3	21%	4.7	25	200,234	70,633
Totals	974	120	130	724	643	66%	1.5	50	114,545	91,165

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