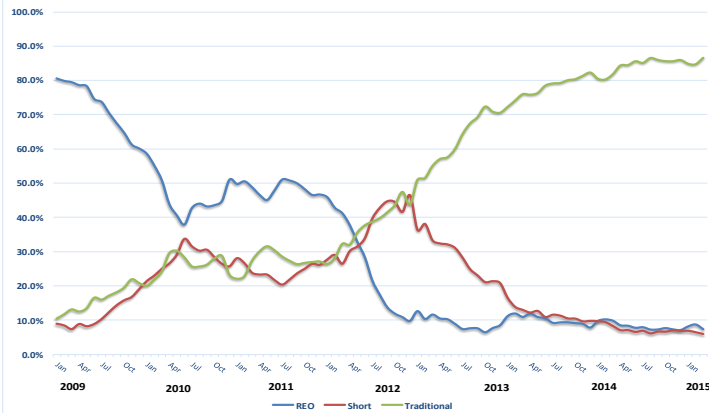




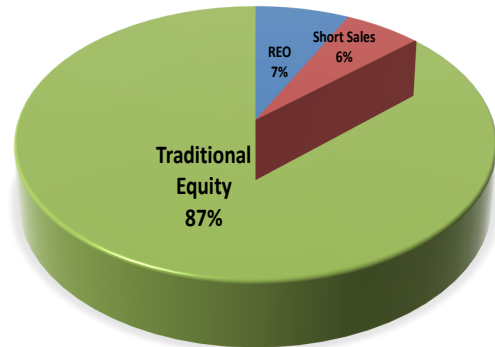
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April 2016 Greater Las Vegas Market Update

Closed Sales Trend by Type



March Closings by Type

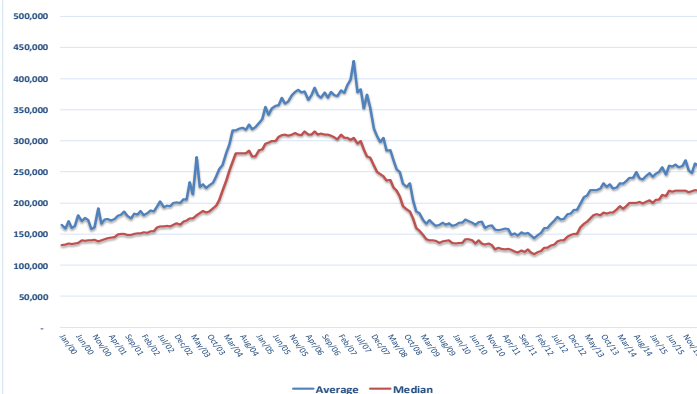


Greater Las Vegas Snapshot by Sale Type - SFR Only

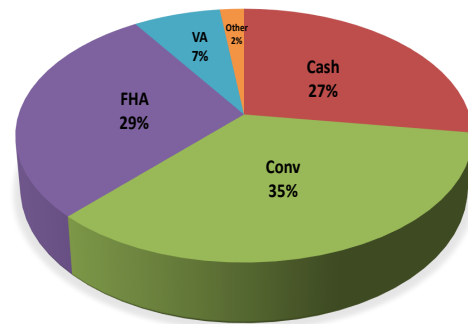
	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	March Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO:	282	225,066	109	335	197	69.9%	180,000	192,024	103	53
Short Sales:	651	245,054	114	1,597	175	26.9%	190,000	205,892	105	151
Traditional:	6,780	491,789	156	4,188	2,424	35.8%	225,000	268,403	128	56
Total GLVAR:	7,713	461,212	153	6,120	2,796	36.3%	220,000	259,109	125	62

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

SFR Market Prices



March Closings by Sold Terms



Greater Las Vegas Snapshot by Sale Type

	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	March Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO	389	188,828	101	412	259	66.6%	155,500	164,176	95	53
Short Sales	791	220,247	110	1,882	210	26.5%	175,000	187,801	101	152
Traditional	8,562	417,005	146	5,131	3,019	35.3%	205,000	240,458	123	57
Total GLVAR	9,742	391,916	143	7,425	3,488	35.8%	199,970	231,624	119	62

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

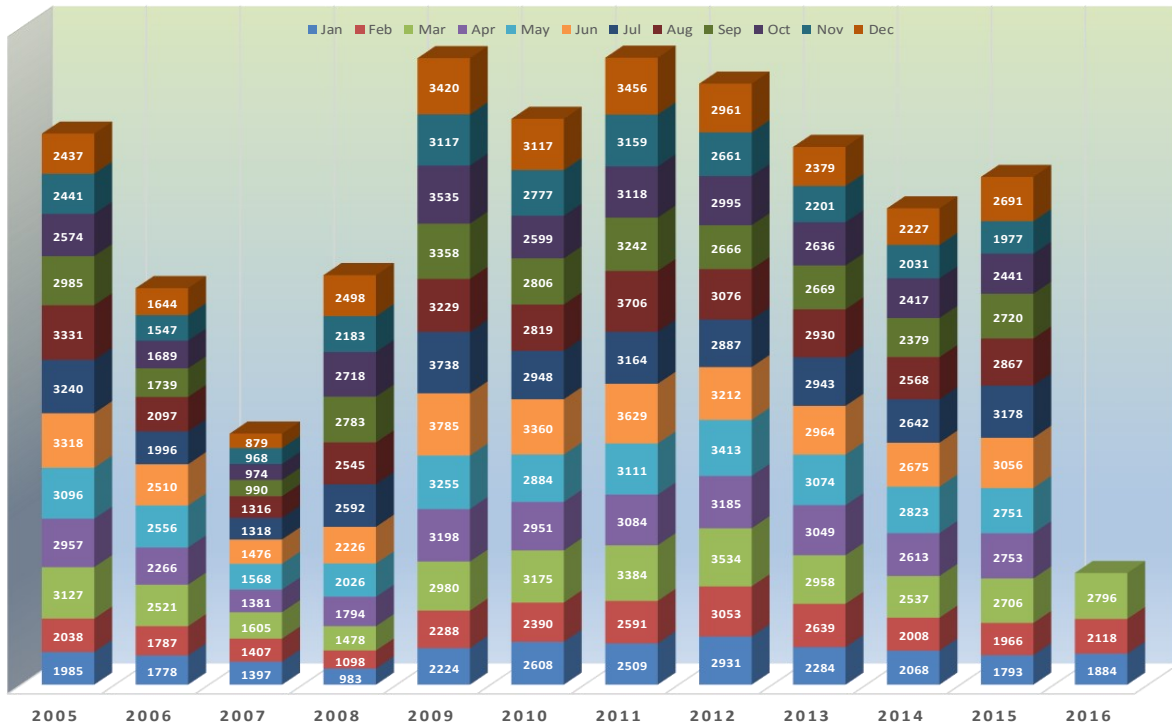
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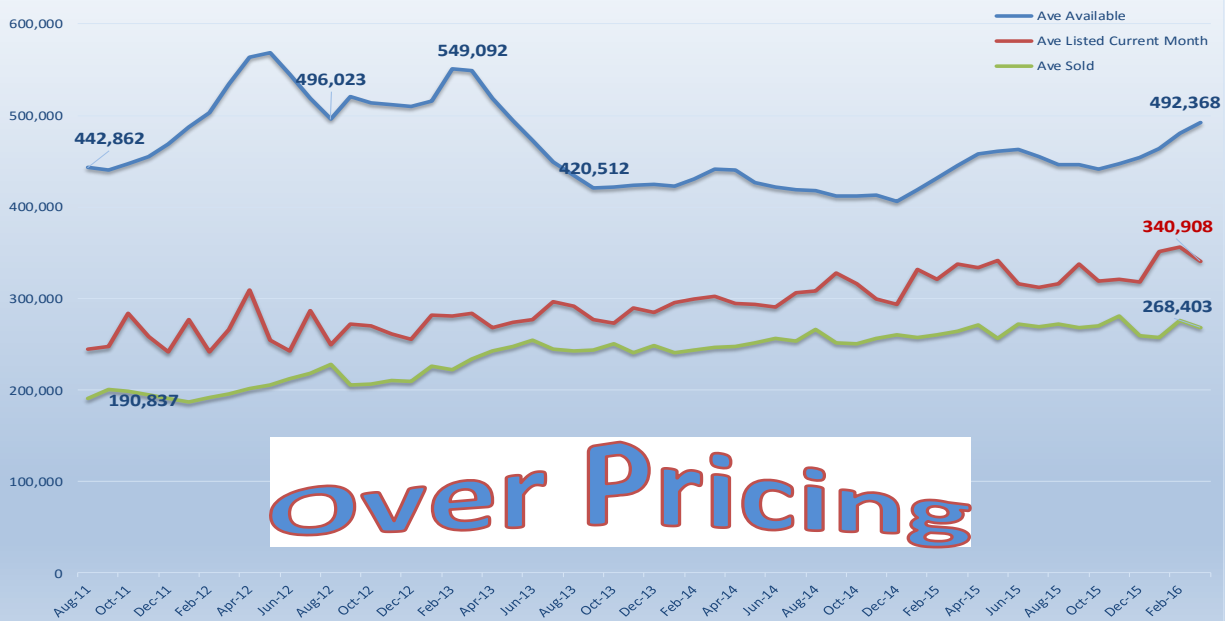
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April 2016 Greater Las Vegas Market Update

SINGLE FAMILY RESIDENTIAL CLOSINGS



Greater Las Vegas SFR Average Equity Listing vs Sale Prices



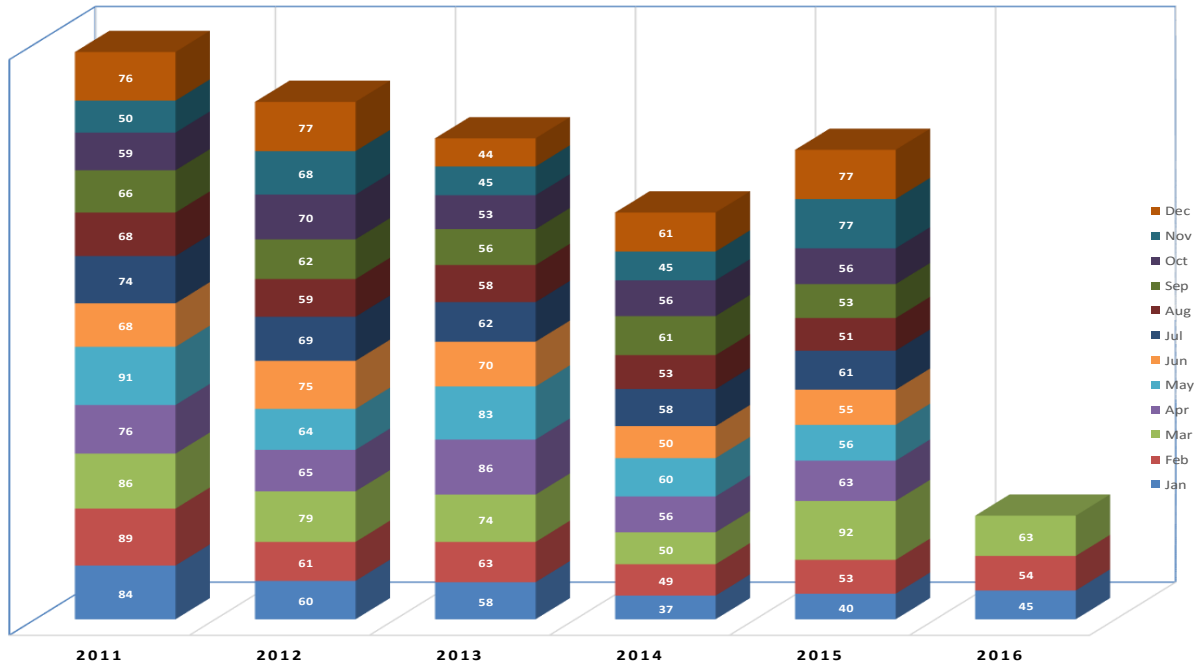
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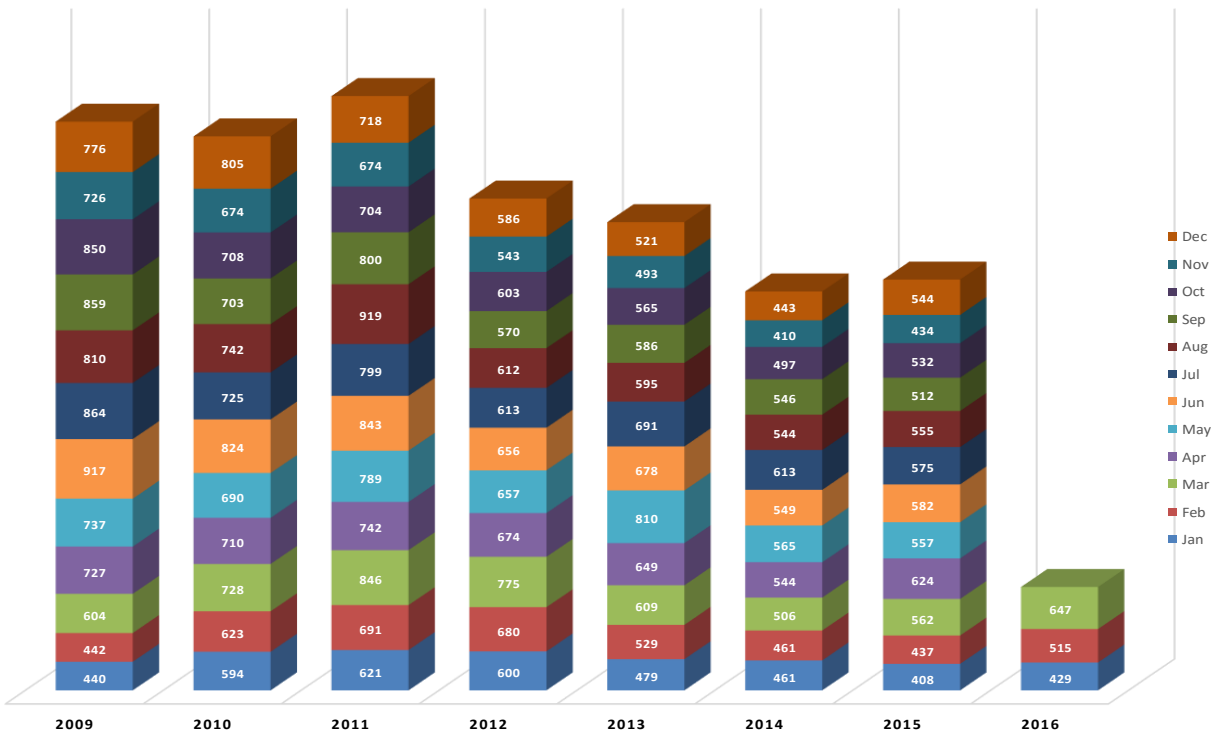
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April 2016 Greater Las Vegas Market Update

VERTICAL / HI-RISE CLOSINGS



CONDO / TOWNHOME CLOSINGS

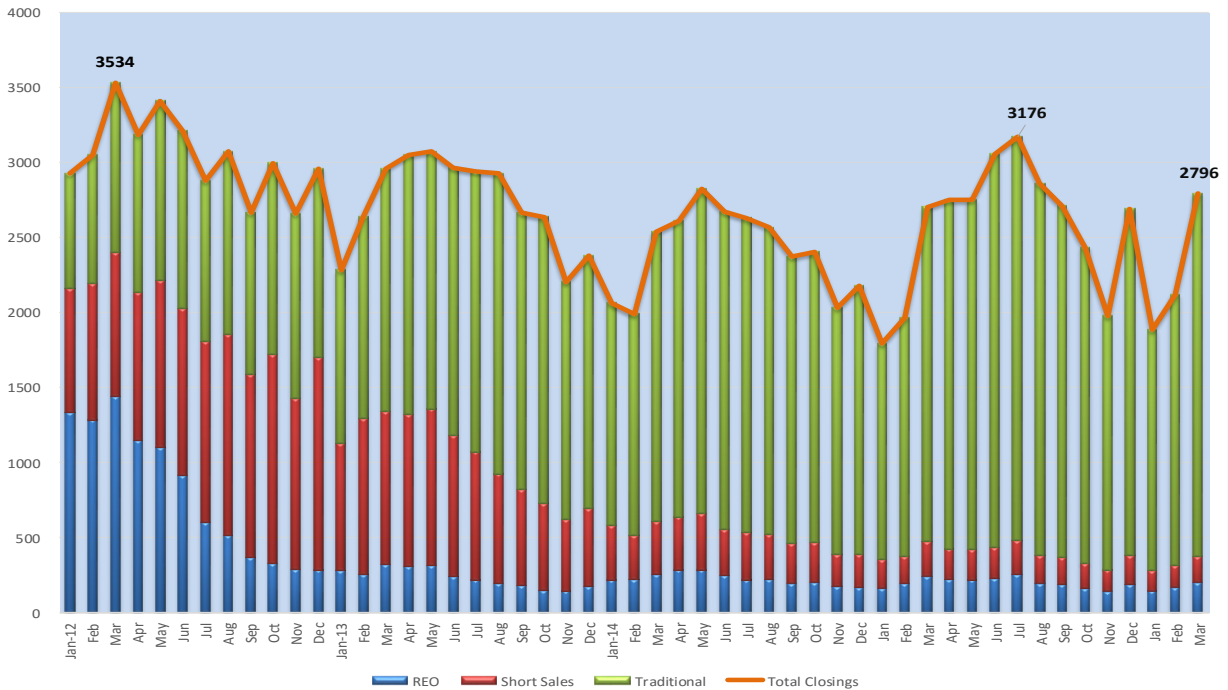




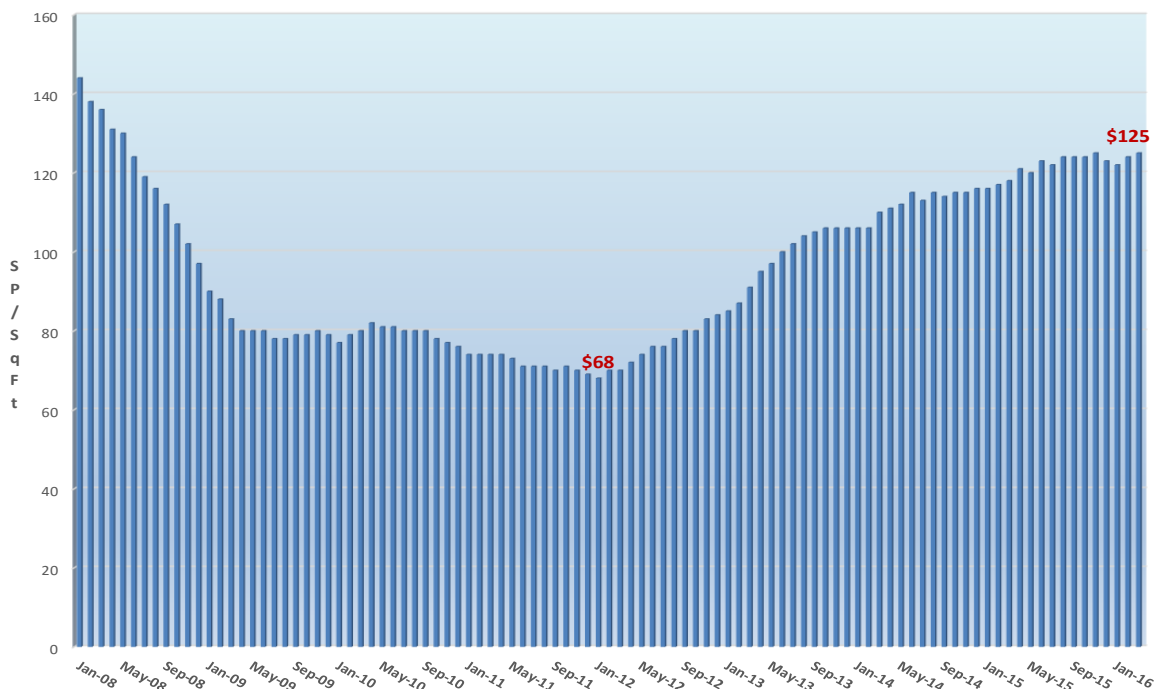
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April 2016 Greater Las Vegas Market Update

SFR Monthly Closings By Type



**Sales Price per Square Foot Trend
Single Family Residences**





EQUITY TITLE OF NEVADA

April 2016 Greater Las Vegas Market Update

Residential / Vertical Listing and Sales Report * March 2016

	Listed					Sold				
	SFR	Con Twn	Hi-Rise	Total	% Tot	SFR	Con Twn	Hi-Rise	Total	% Tot
\$99,999 or Under	83	339	5	427	8%	70	261	14	345	10%
\$100,000 - 119,999	80	102	5	187	4%	79	93	-	172	5%
\$120,000 - 139,999	151	119	-	270	5%	143	65	-	208	6%
\$140,000 - 159,999	240	80	3	323	6%	227	69	1	297	8%
\$160,000 - 179,999	355	74	10	439	8%	298	64	4	366	10%
\$180,000 - 199,999	355	67	7	429	8%	300	35	4	339	10%
\$200,000 - 249,999	794	65	12	871	17%	626	37	10	673	19%
\$250,000 - 299,999	631	24	22	677	13%	415	17	5	437	12%
\$300,000 - 399,999	740	19	24	783	15%	357	4	8	369	11%
\$400,000 - 499,999	311	3	30	344	7%	156	1	3	160	5%
\$500,000 - 749,999	278	1	13	292	6%	76	1	6	83	2%
\$750,000 - 999,999	66	-	9	75	1%	23	-	2	25	1%
\$1,000,000 +	107	1	15	123	2%	26	-	6	32	1%
Totals	4,191	894	155	5,240	100%	2,796	647	63	3,506	
Median Price	252,990	120,000	370,990			220,000	112,000	270,000		
Average Price	327,814	134,945	546,694			259,109	123,219	446,647		

Residential / Vertical Listing and Sales Report * Rolling 12 Months * Ending March 2016

	Listed					Sold				
	SFR	Con Twn	Hi-Rise	Total	% Tot	SFR	Con Twn	Hi-Rise	Total	% Tot
\$99,999 or Under	1,272	3,928	47	5,247	10%	967	2,878	25	3,870	10%
\$100,000 - 119,999	1,112	1,119	22	2,253	4%	908	839	11	1,758	5%
\$120,000 - 139,999	1,959	1,039	32	3,030	6%	1,590	725	12	2,327	6%
\$140,000 - 159,999	3,167	879	55	4,101	8%	2,781	659	37	3,477	9%
\$160,000 - 179,999	4,072	725	88	4,885	9%	3,347	495	69	3,911	10%
\$180,000 - 199,999	4,086	435	89	4,610	8%	3,333	267	56	3,656	10%
\$200,000 - 249,999	8,511	603	187	9,301	17%	6,677	416	81	7,174	19%
\$250,000 - 299,999	6,286	199	215	6,700	12%	4,447	107	98	4,652	12%
\$300,000 - 399,999	6,780	113	264	7,157	13%	4,201	46	104	4,351	11%
\$400,000 - 499,999	2,806	22	202	3,030	6%	1,524	9	62	1,595	4%
\$500,000 - 749,999	2,251	19	176	2,446	4%	942	8	65	1,015	3%
\$750,000 - 999,999	669	6	96	771	1%	244	-	30	274	1%
\$1,000,000 +	866	3	180	1,049	2%	272	1	61	334	1%
Totals	43,837	9,090	1,653	54,580	100%	31,233	6,450	711	38,394	100%
Median Price	239,000	114,900	345,000			219,000	108,000	279,900		
Average Price	310,231	127,042	572,767			257,185	118,580	466,867		

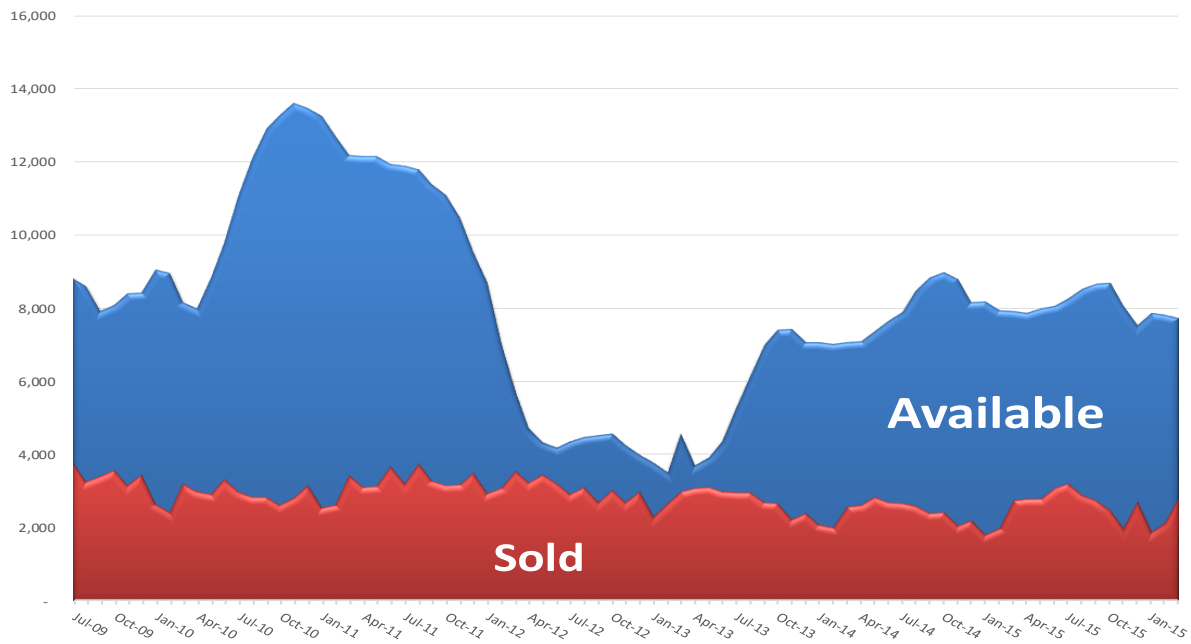
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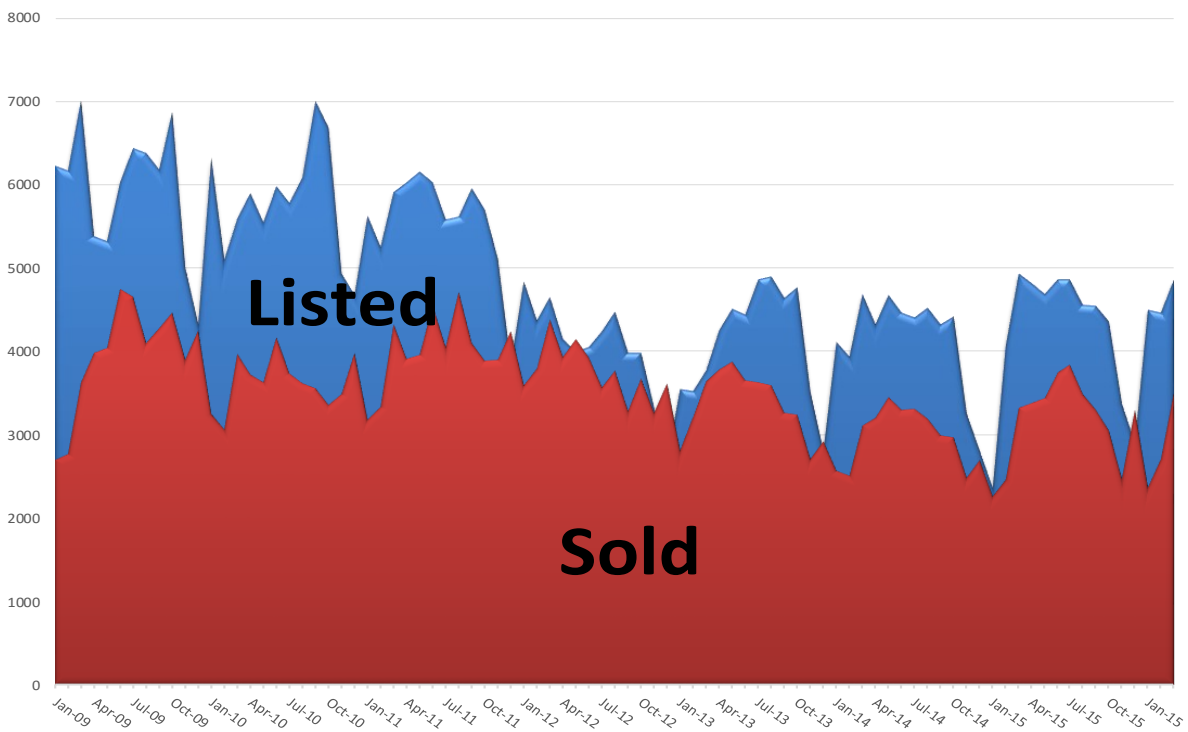
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April 2016 Greater Las Vegas Market Update

Single Family Residences (SFR)



Residential Listings Taken vs Listings Sold





EQUITY TITLE OF NEVADA

April 2016 Greater Las Vegas Market Update

Greater Las Vegas Luxury Homes - \$1,000,000 and Over

	Available Units	Average List Price	Pending Units	March Sold Units	30 Day Absorption Rate	YTD Sold Units	YTD Average Sold Price	YTD Average SP/Sq Ft	YTD Average DOM
REO:	2	1,354,500	-	-		-	-	0	0
Short Sales:	7	1,864,143	11	-	0.0%	-	-	0	0
Equity:	545	2,578,321	53	34	6.2%	77	1,820,443	354	129
Total GLVAR:	554	2,564,879	64	34	6.1%	77	1,820,443	354	129

This data included all GLVAR listings and sales within the Greater Las Vegas market area: RES, VER

Greater Las Vegas Luxury Sales \$1,000,000 and Over



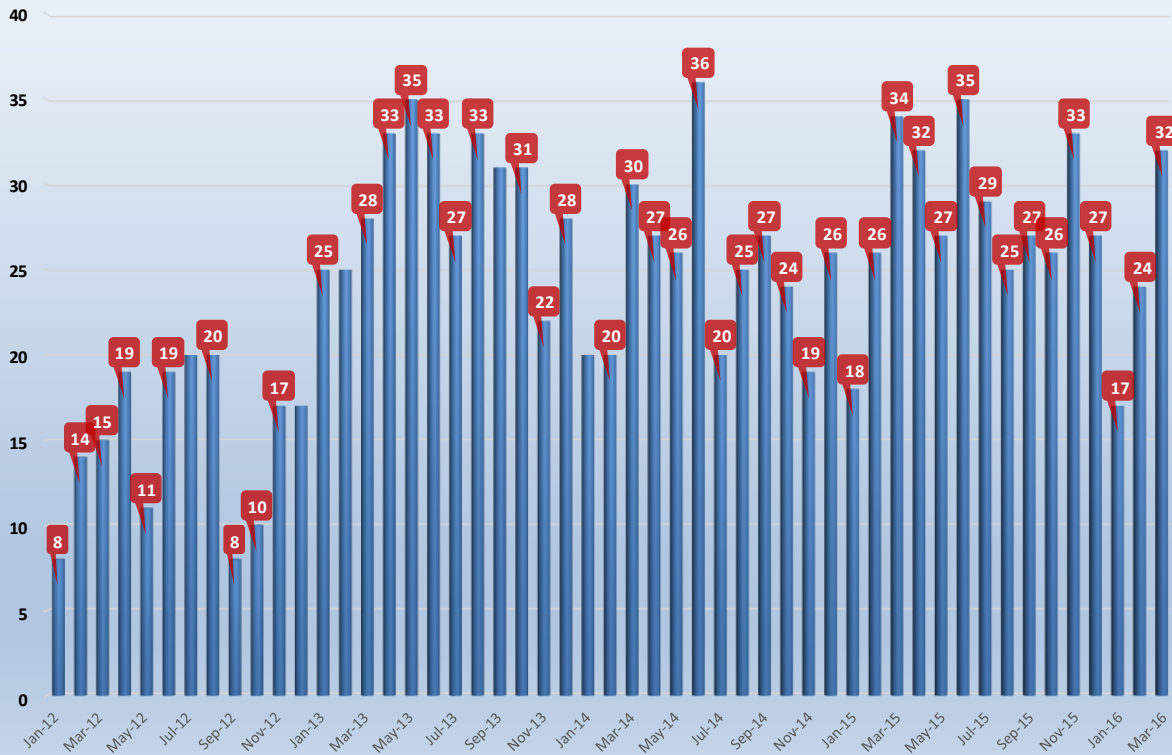
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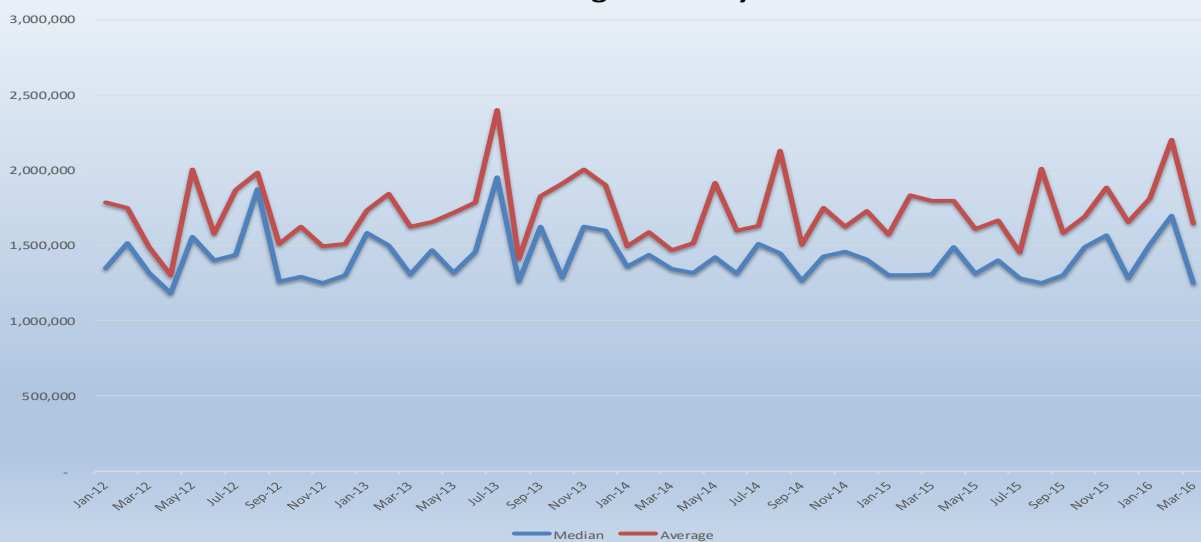
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April 2016 Greater Las Vegas Market Update

Greater Las Vegas Luxury Sales \$1,000,000 and Over



Greater Las Vegas Luxury Sales 1,000,000 and Over Median & Average Prices by Month



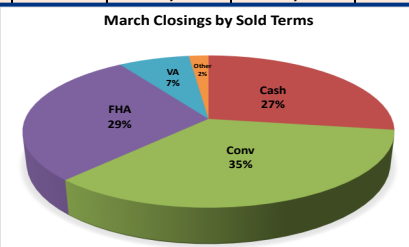
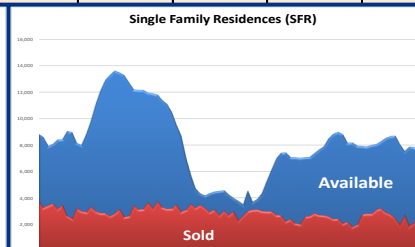
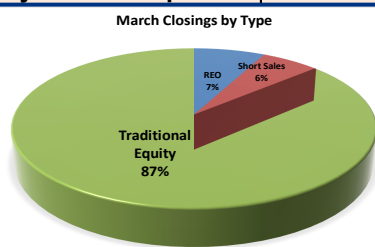


EQUITY TITLE OF NEVADA

April 2016 Greater Las Vegas Market Update

Single Family Residence - March 2016

Area	Total Currently Listed	REO Listed	SS Listed	Classic Listed	Sold	% Sold	Months Supply	Average List Price	Average Close Price	Avg DOM
North (101, 103)	629	45	120	464	361	57%	1.7	225,147	199,035	53
East (201-204)	617	39	89	213	278	45%	2.2	207,001	155,443	66
South (301-303)	674	18	65	591	271	40%	2.5	312,104	217,096	60
NW (102, 401-403, 405)	1301	42	121	1138	630	48%	2.1	360,973	239,157	53
Summerlin (404)	443	14	19	410	127	29%	3.5	840,421	379,726	65
SW (501-505)	1983	52	130	1801	594	30%	3.3	591,199	307,059	71
Henderson	1446	38	89	1319	460	32%	3.1	593,667	334,775	55
Boulder City	97	1	4	92	13	13%	7.5	609,360	310,100	143
Clark County Totals	7,190	249	637	6,028	2,734	38%	2.6	474,377	260,868	60
Nye / Pahrump	193	12	7	174	38	20%	5.1	258,727	185,472	113



YTD Closed 2015	YTD Closed 2016	Units Change	% Change
8,014	8,541	527	6.6%

Condominium & Townhouse - March 2016

Area	Total Currently Listed	REO Listed	SS Listed	Classic Listed	Sold	% Sold	Months Supply	Average List Price	Average Close Price	Avg DOM
North (101, 103)	71	6	14	51	31	44%	2.3	104,708	119,054	55
East (201-204)	196	14	15	167	59	30%	3.3	76,432	70,148	64
South (301-303)	357	19	30	308	119	33%	3.0	115,679	112,916	66
NW (102, 401-403, 405)	356	16	20	320	134	38%	2.7	101,843	105,322	65
Summerlin (404)	80	3	2	75	25	31%	3.2	246,662	207,366	46
SW (501-505)	393	11	32	350	156	40%	2.5	135,986	134,742	65
Henderson	240	10	16	214	113	47%	2.1	196,940	148,767	46
Boulder City	21	2	1	18	4	19%	5.3	192,897	150,989	65
RES Totals	1714	81	130	1503	641	37%	2.7	131,134	123,386	64
Hi-Rise Condos	657	5	12	640	63	10%	10.4	702,291	446,647	117

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