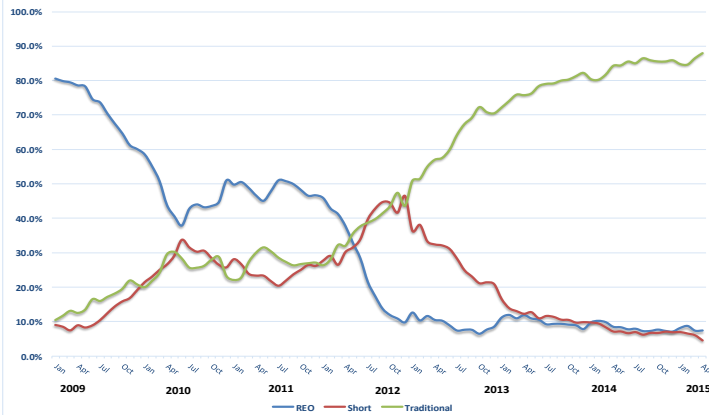




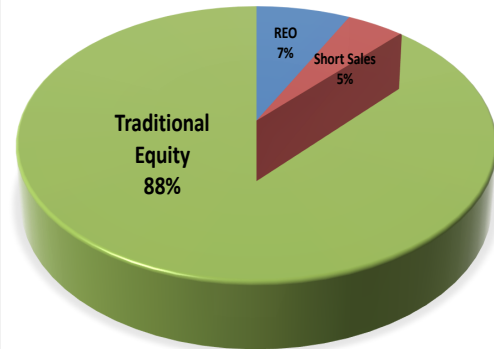
EQUITY TITLE OF NEVADA

May 2016 Greater Las Vegas Market Update

Closed Sales Trend by Type



April Closings by Type

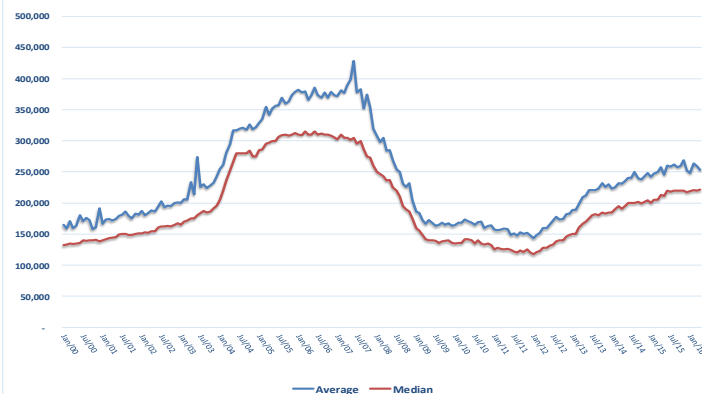


Greater Las Vegas Snapshot by Sale Type - SFR Only

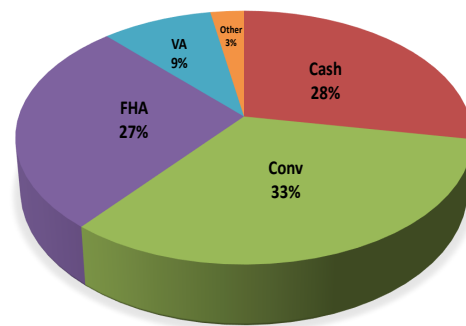
	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	April Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO:	270	224,273	109	318	222	82.2%	182,000	193,883	104	57
Short Sales:	547	254,046	114	1,645	142	26.0%	185,000	208,372	107	183
Traditional:	6,800	500,166	162	4,342	2,505	36.8%	228,000	260,922	129	50
Total GLVAR:	7,617	472,705	157	6,305	2,869	37.7%	221,365	253,133	126	57

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	April Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO	364	190,229	100	408	268	73.6%	166,450	174,043	99	57
Short Sales	677	225,875	109	1,937	162	23.9%	176,500	192,828	103	180
Traditional	8,510	426,658	151	5,307	3,152	37.0%	210,000	238,399	132	51
Total GLVAR	9,551	403,429	146	7,652	3,582	37.5%	204,000	231,523	129	57

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

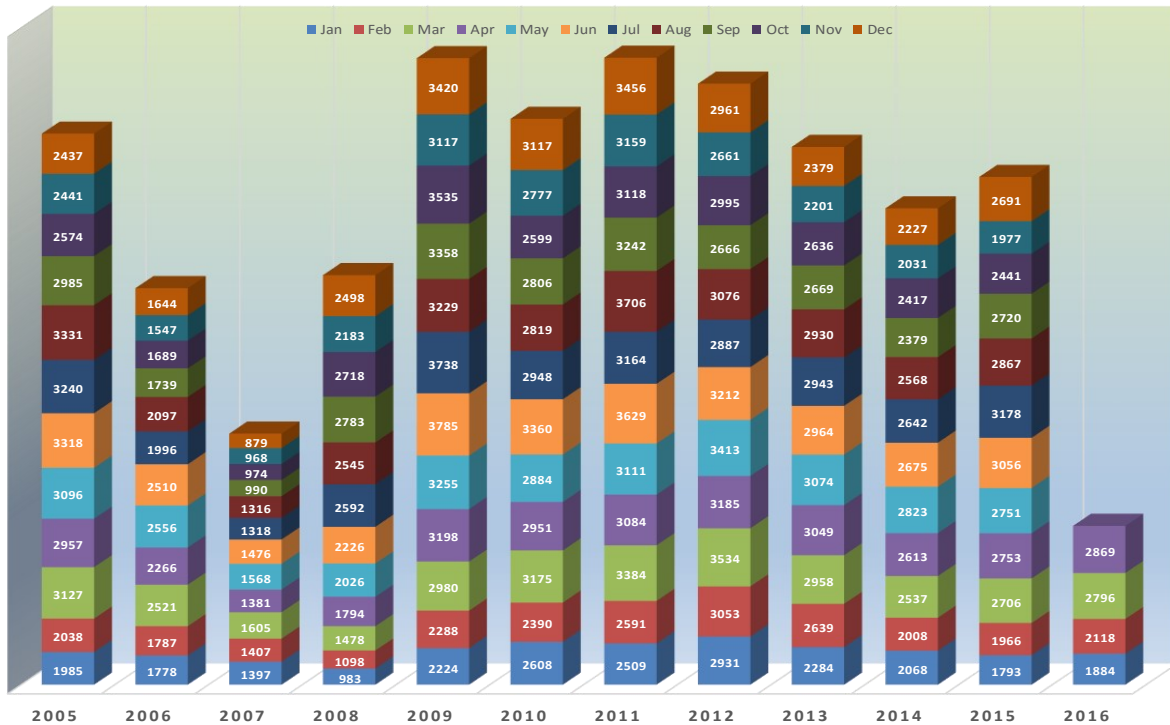
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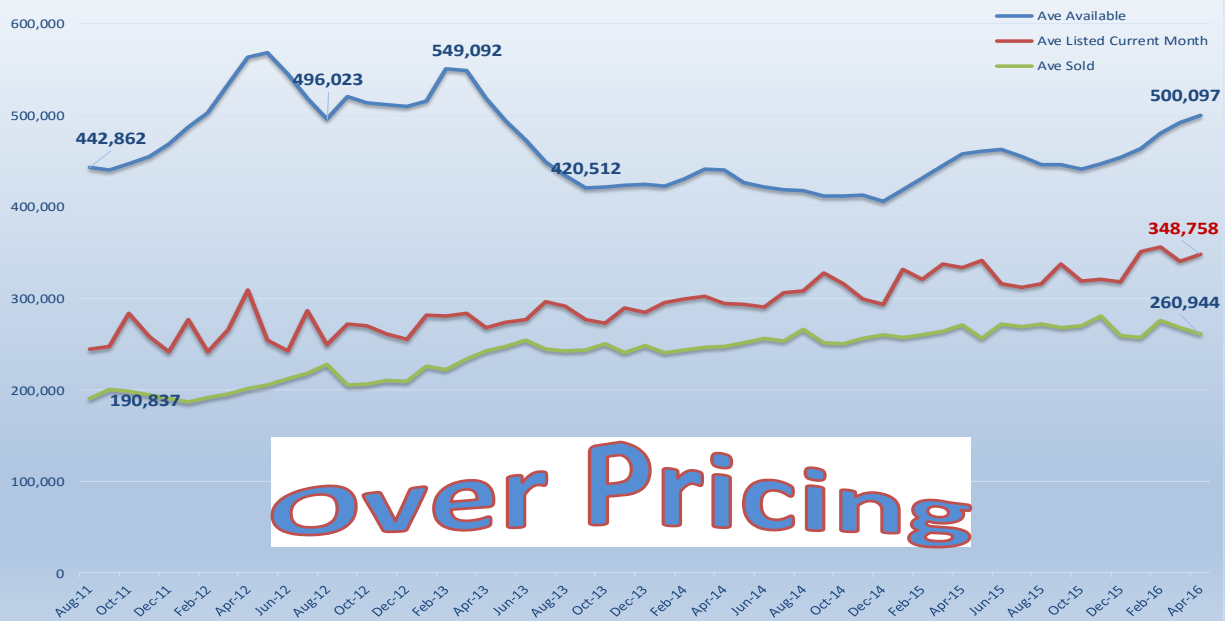
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May 2016 Greater Las Vegas Market Update

SINGLE FAMILY RESIDENTIAL CLOSINGS



Greater Las Vegas SFR Average Equity Listing vs Sale Prices



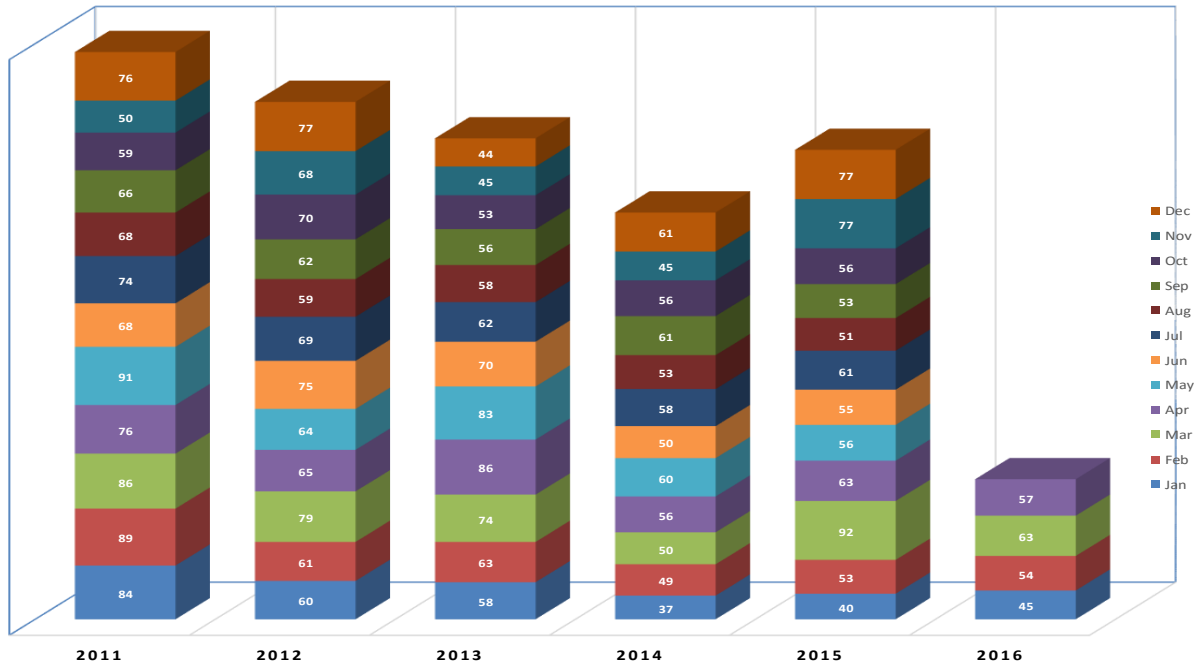
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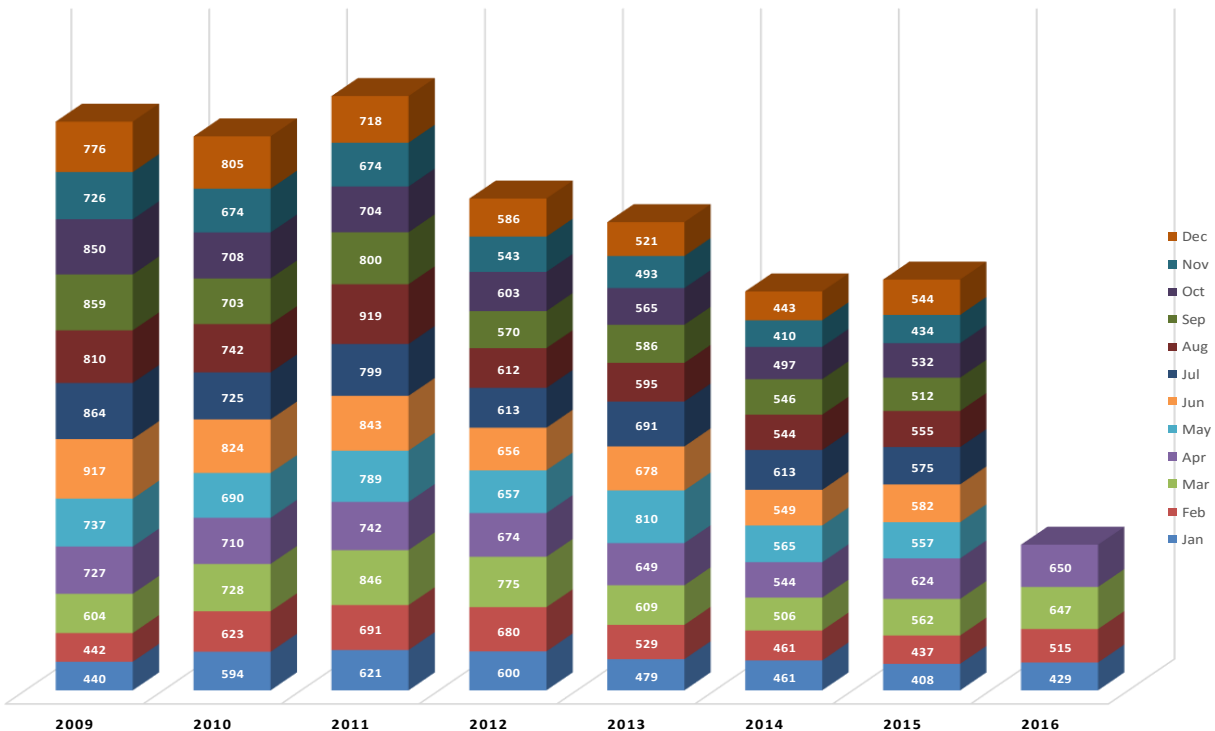
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May 2016 Greater Las Vegas Market Update

VERTICAL / HI-RISE CLOSINGS



CONDO / TOWNHOME CLOSINGS

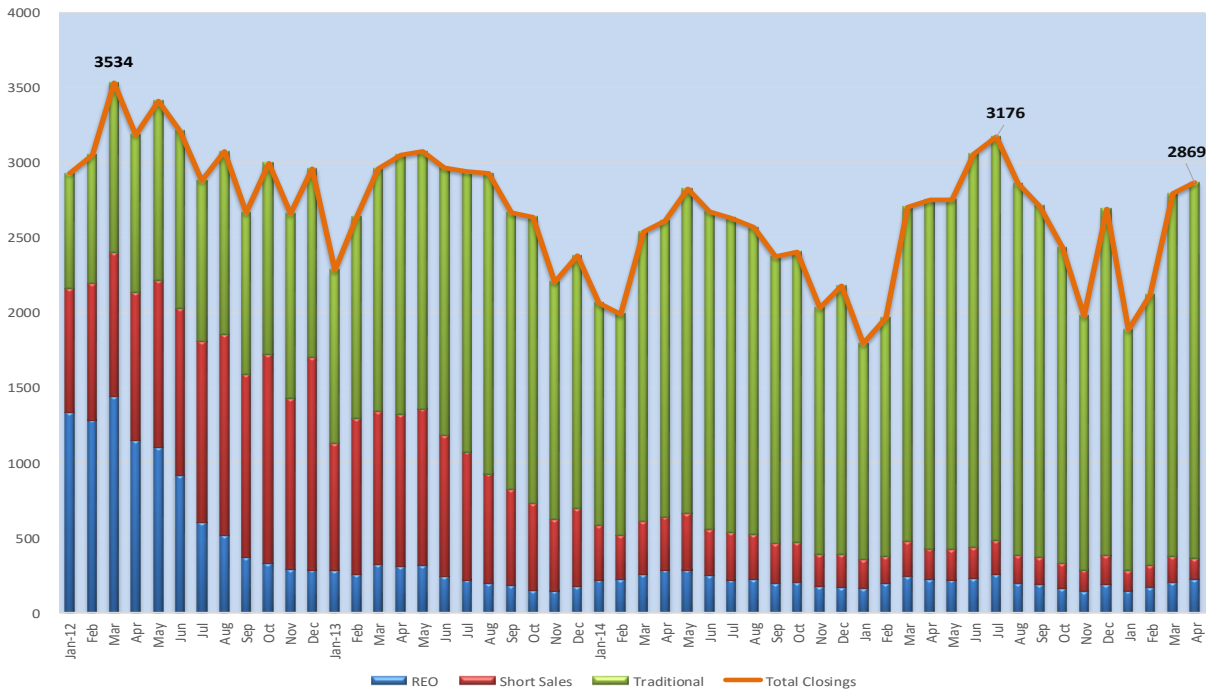




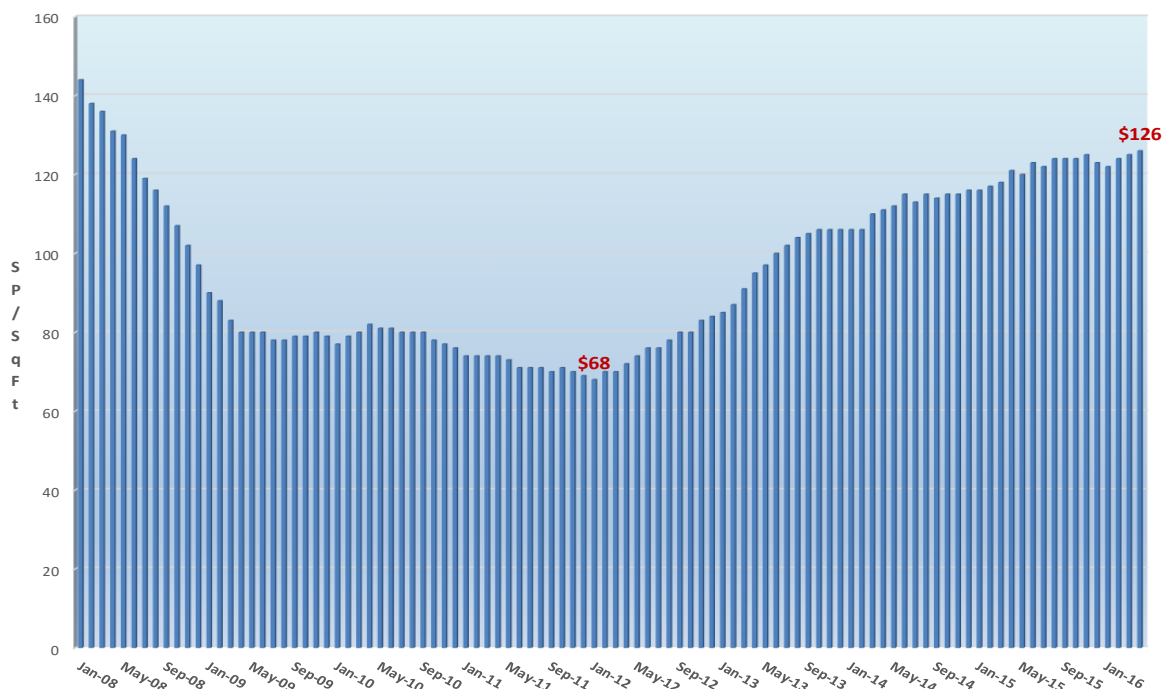
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May 2016 Greater Las Vegas Market Update

SFR Monthly Closings By Type



Sales Price per Square Foot Trend Single Family Residences

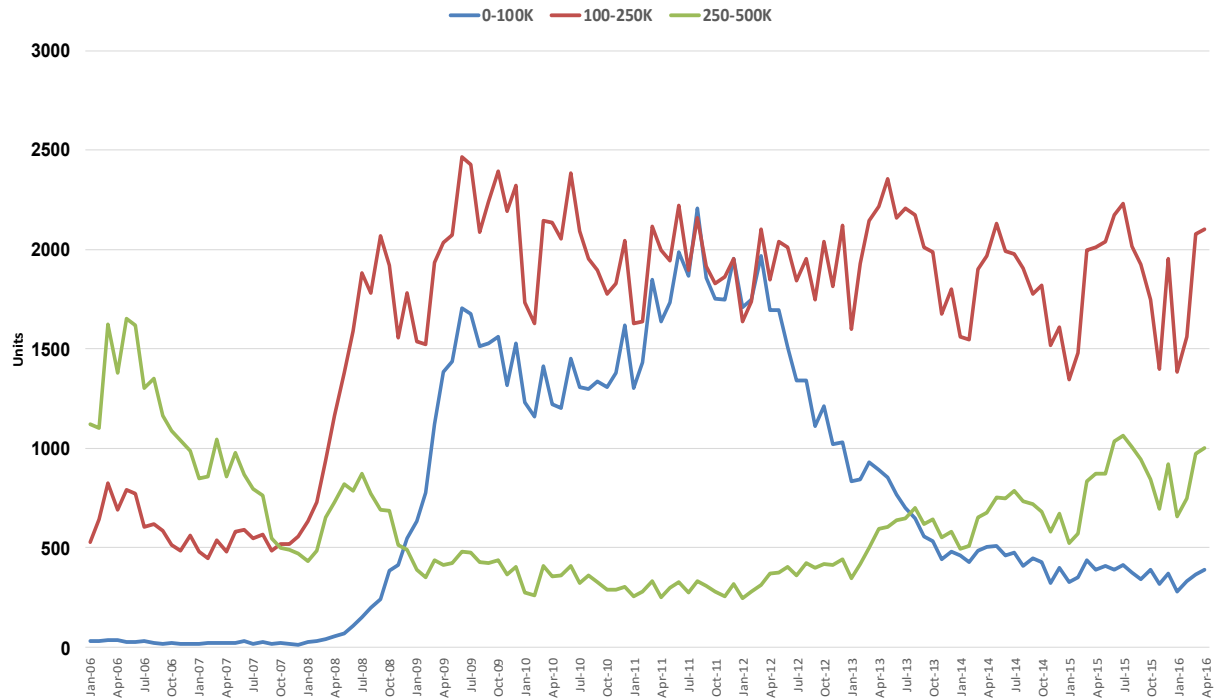




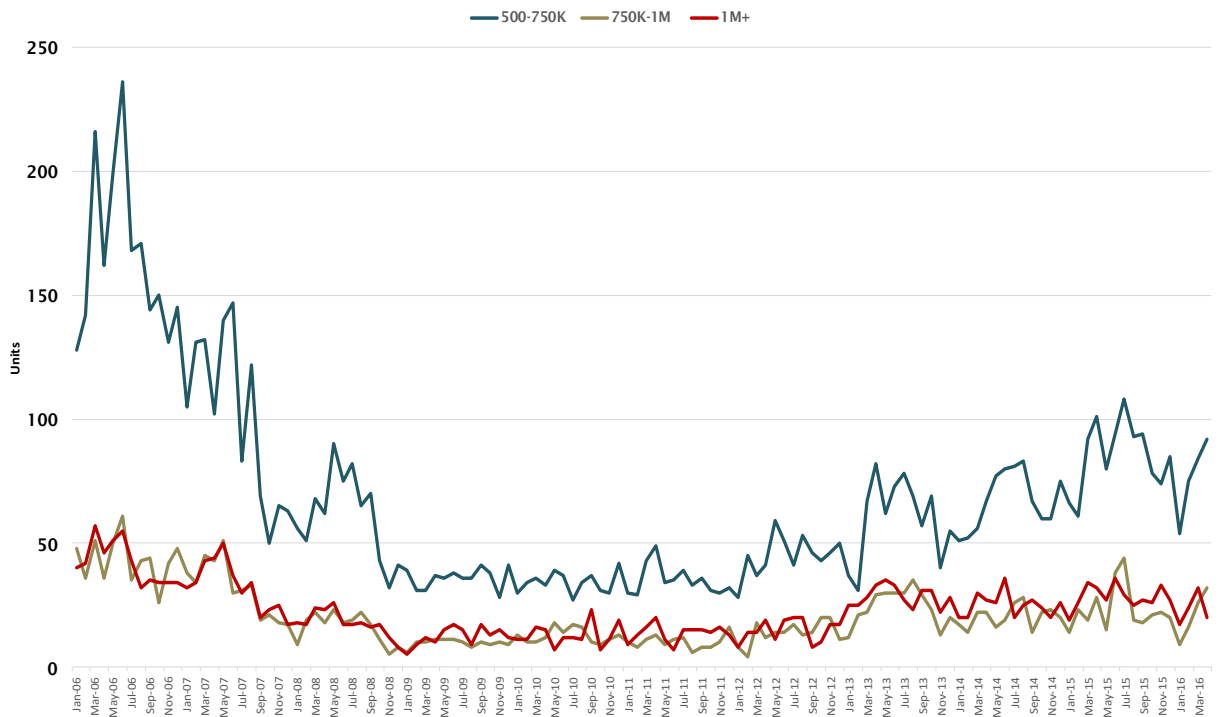
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May 2016 Greater Las Vegas Market Update

Closed Units By Price Point



Closed Units By Price Point



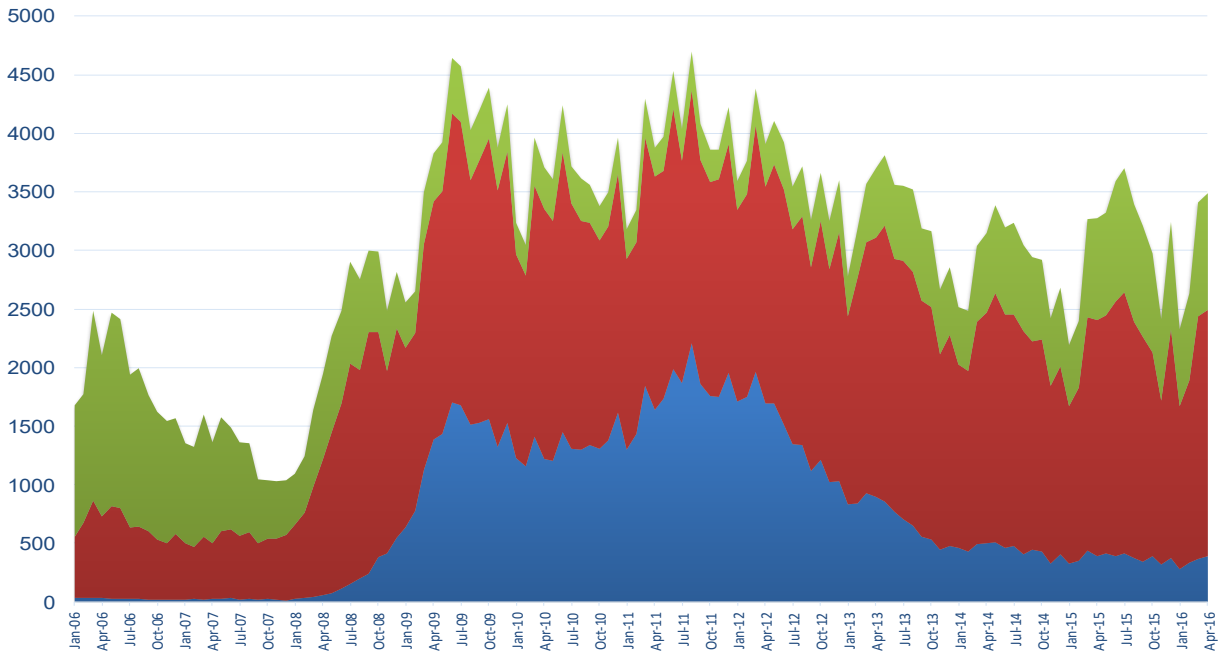


EQUITY TITLE OF NEVADA

May 2016 Greater Las Vegas Market Update

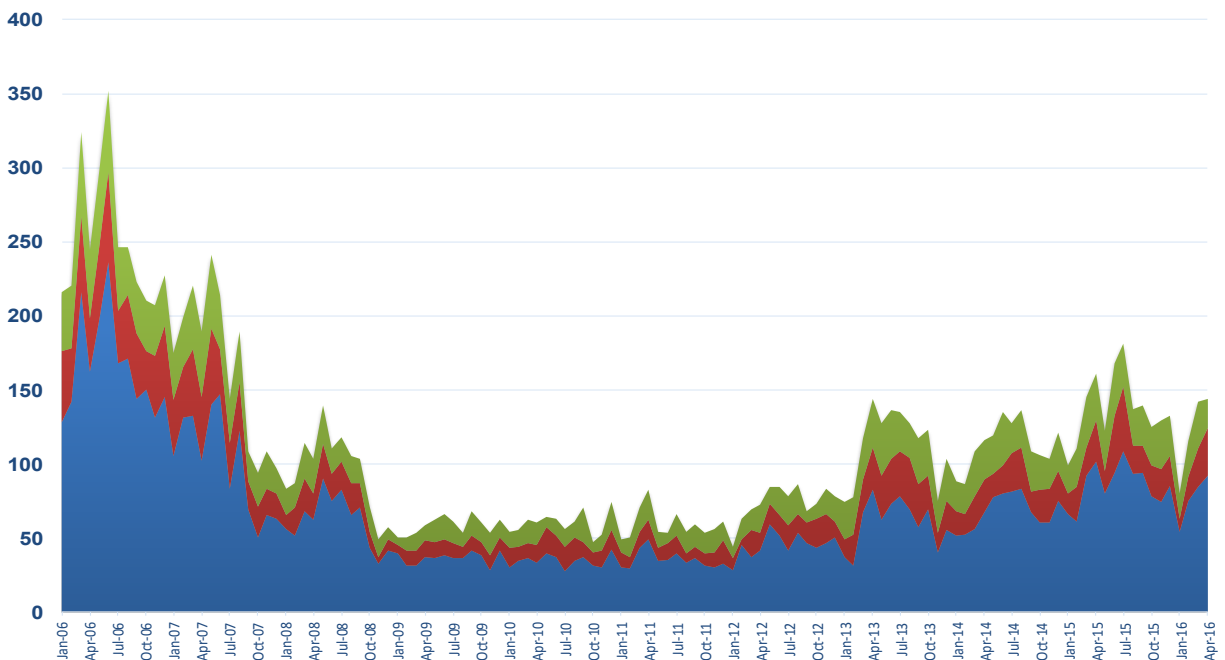
Closed Units By Price Point

■ 0-100K ■ 100-250K ■ 250-500K



Closed Units By Price Point

■ 500-750K ■ 750K-1M ■ 1M+





EQUITY TITLE OF NEVADA

May 2016 Greater Las Vegas Market Update

SFR Closed Sales in Selected Communities - Last Six Months

	Nov 2015	Dec	Jan 2016	Feb	Mar	Apr	Trendline	Ave Days to Sell
Aliante	13	23	23	20	30	32		56
Anthem	26	35	22	18	30	28		71
Centennial Hills	17	26	21	20	35	29		44
Desert/South Shores	14	13	14	16	17	15		61
Green Valley Ranch	17	20	9	16	16	16		44
High Rise Sales	78	77	45	54	63	57		97
Iron Mountain Ranch	11	11	8	9	19	11		45
Mountains Edge	52	58	60	51	69	72		64
Peccole Ranch	9	15	5	14	8	13		49
Providence	29	40	23	28	45	40		43
Red Rock Country Club	5	2	3	6	5	3		88
Rhodes Ranch	14	18	13	20	25	20		81
Seven Hills	11	21	2	10	12	19		67
Silverado Ranch	22	23	21	31	40	45		47
Southern Highlands	21	39	26	32	37	41		53
Spring Valley	15	19	15	15	18	18		42
Summerlin	76	94	71	73	107	90		60
Sun City Anthem	28	22	22	16	27	33		103
Sun City Summerlin	22	45	24	26	27	29		115
The Lakes	16	20	14	16	38	24		97

SFR Closed Average Sales Prices in Selected Communities - Last Six Months

	Nov 2015	Dec	Jan 2016	Feb	Mar	Apr	Price Movement
Aliante	273,461	272,685	270,270	257,950	264,984	284,053	
Anthem	449,912	385,617	567,273	407,272	523,947	425,810	
Centennial Hills	263,641	276,740	265,450	272,554	291,552	263,346	
Desert/South Shores	331,964	334,445	336,689	269,659	290,494	368,533	
Green Valley Ranch	329,253	392,918	284,667	335,038	334,813	310,439	
High Rise Sales	451,180	466,713	402,980	503,586	446,713	343,950	
Iron Mountain Ranch	267,799	290,455	277,113	236,656	245,384	267,573	
Mountains Edge	268,300	275,192	277,706	293,958	270,249	276,650	
Peccole Ranch	275,667	308,147	259,000	281,964	302,125	262,369	
Providence	245,800	273,635	242,312	239,476	246,144	255,943	
Red Rock Country Club	1,077,700	917,500	1,306,667	1,550,833	882,500	780,833	
Rhodes Ranch	282,355	318,530	281,902	309,360	315,505	310,964	
Seven Hills	434,255	520,738	492,500	478,550	463,533	551,147	
Silverado Ranch	258,809	242,792	234,186	249,789	243,994	234,881	
Southern Highlands	469,915	453,326	318,362	382,009	327,223	339,749	
Spring Valley	200,353	227,263	243,245	227,753	228,250	239,856	
Summerlin	532,939	359,467	426,286	408,957	454,968	352,151	
Sun City Anthem	379,607	387,563	353,784	324,868	386,456	374,733	
Sun City Summerlin	262,214	286,396	289,846	269,021	302,020	277,831	
The Lakes	384,837	270,327	270,421	388,994	322,052	314,408	

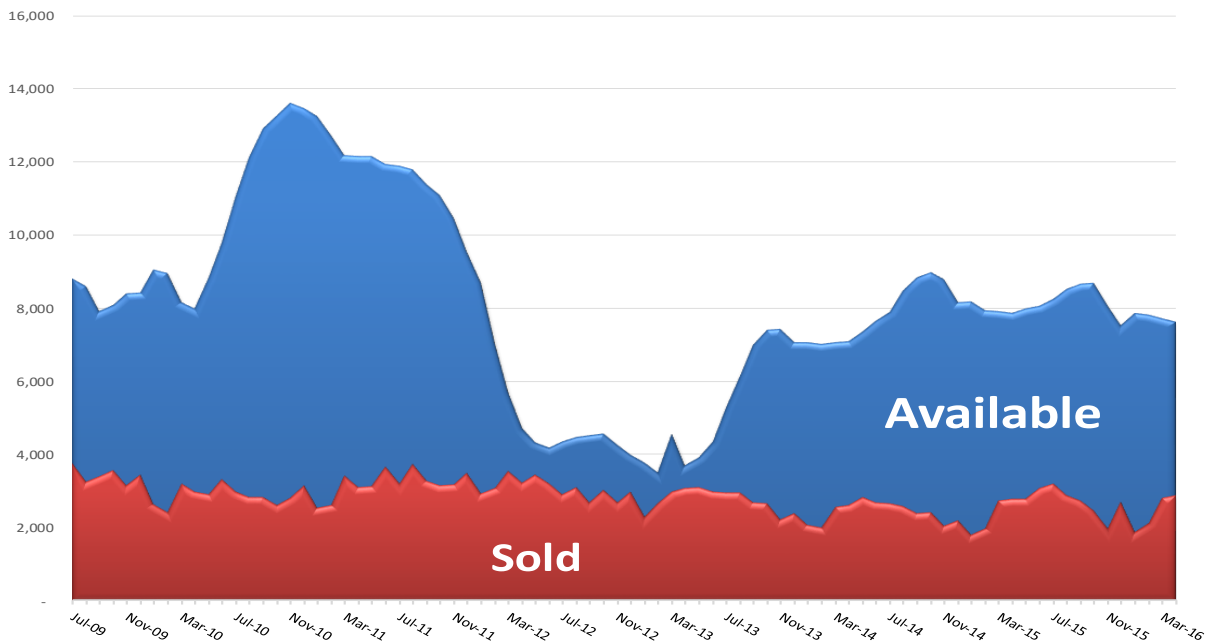
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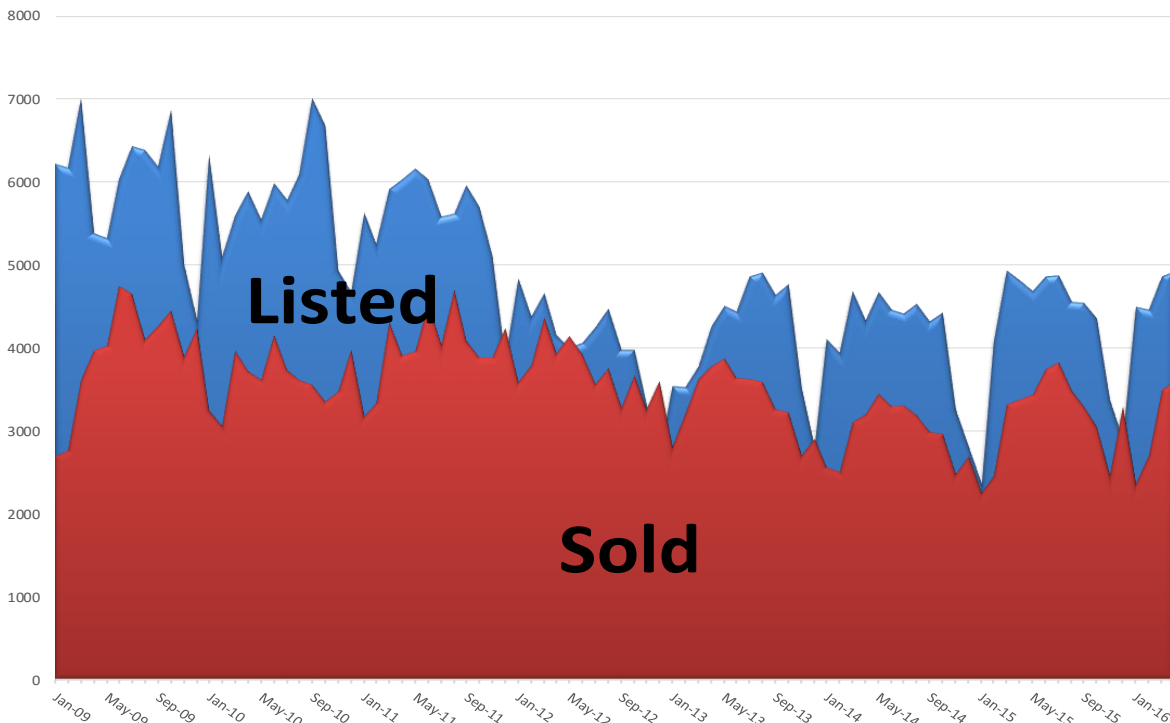
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May 2016 Greater Las Vegas Market Update

Single Family Residences (SFR)



Residential Listings Taken vs Listings Sold



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May 2016 Greater Las Vegas Market Update

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

	Available Units	Average List Price	Pending Units	April Sold Units	30 Day Absorption Rate	YTD Sold Units	YTD Average Sold Price	YTD Average SP/Sq Ft	YTD Average DOM
REO:	1	1,595,000	-	-		-	-	0	0
Short Sales:	6	1,661,667	13	1	16.7%	1	2,550,000	287	527
Equity:	573	2,531,524	62	19	3.3%	92	1,805,337	369	118
Total GLVAR:	580	2,520,911	75	20	3.4%	93	1,813,345	368	123

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

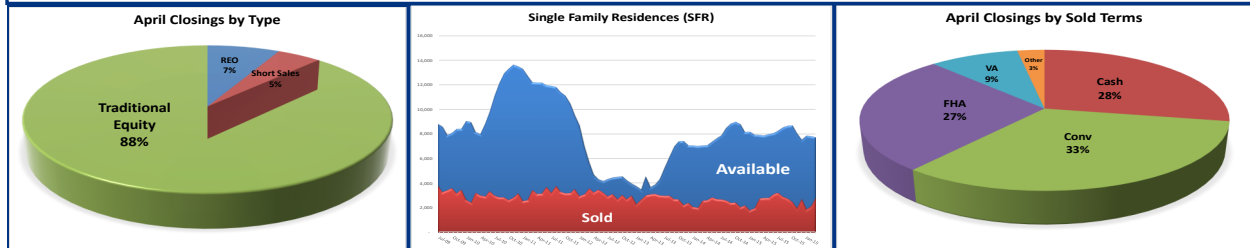


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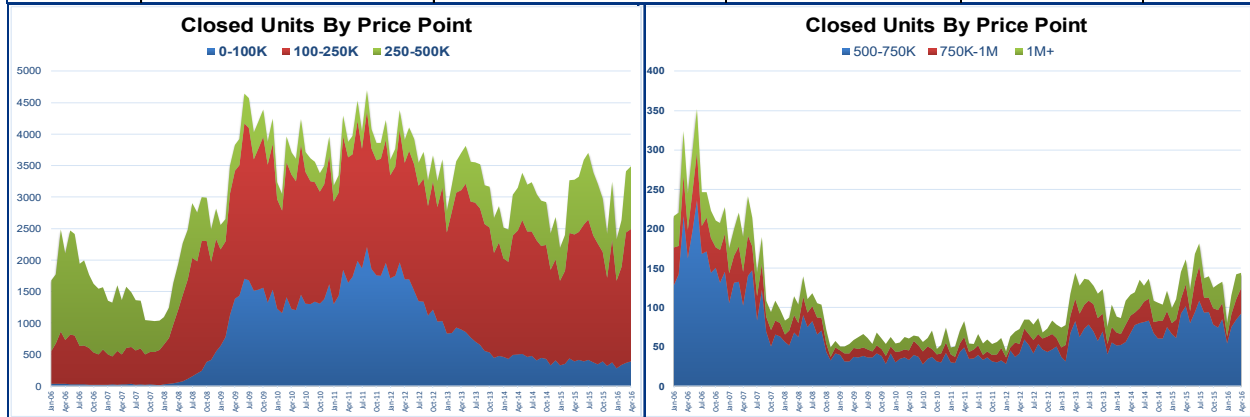


EQUITY TITLE OF NEVADA

May 2016 Greater Las Vegas Market Update



	YTD Closed 2015	YTD Closed 2016	Units Change	% Change
	11,632	12,342	710	6.1%



SFR Closed Average Sales Prices in Selected Communities - Last Six Months

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Aliante	273,461	272,685	270,270	257,950	264,984	284,053	
Anthem	449,912	385,617	567,273	407,272	523,947	425,810	
Centennial Hills	263,641	276,740	265,450	272,554	291,552	263,346	
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