



**GLOBAL
INSIGHT**

House Prices in America: 2nd Quarter 2009 Update



2 September 2009

PREPARED BY
IHS Global Insight and
PNC Financial Services Group

A special report by IHS Global
Insight's U.S. Regional Group

Summary

- House price depreciation continued in the second quarter of 2009, although the rate of decline remains moderate when contrasted with 2007 and 2008. In terms of breadth, prices declined from the previous quarter in less than half of the metropolitan areas studied (113 out of 330). This is down from 191 areas with declines during the first quarter of 2009, and over 300 in the fourth quarter of 2008.
- Extreme overvaluation is now essentially nonexistent. Only Atlantic City met our definition for extreme overvaluation during the second quarter, a sharp contrast to 2005 when 52 metro areas were judged to be extremely overvalued. For the country as a whole, the housing market is now slightly undervalued. When all of the 330 metro areas are weighted by market value, the nation is 11.1% undervalued. When weighted by housing units, the nation is 12.6% undervalued.

Recent Evidence on House Prices

House prices declined during the second quarter of 2009 at a 2.7% annualized pace, according to the Federal Housing Finance Agency (FHFA). The rate of decline in the second quarter was only slightly changed from a 2.1% rate of decline in the first quarter, and less than one-half the rate of depreciation in each quarter of 2008. From its peak in the spring of 2007, the nationwide average price is now down 11.0%. The number of declining markets was down, to 113 in the second quarter, a significant change from 191 areas in decline in the first quarter, and down sharply from 317 areas in the fourth quarter of 2008.

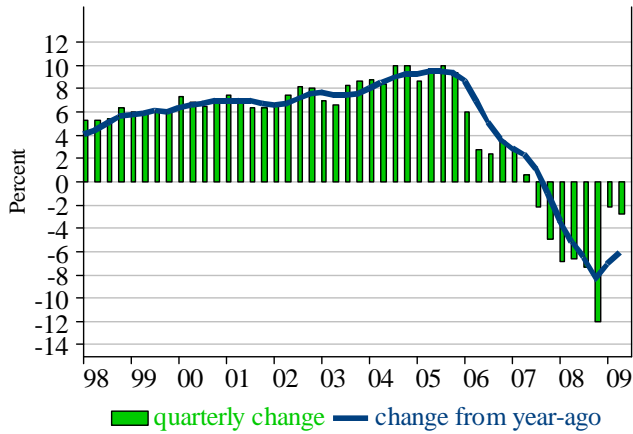
The deceleration in the rate of decline may signal that the market is beginning to stabilize. Indeed, available monthly data since May suggests that the broad decline has ceased. The second quarter data from FHFA reported here, which compares the April to June period with that of January to March, may represent the bottom of the cycle. It is too early to tell for certain, however. The waves of foreclosures and short sales may be obscuring the underlying trend in 2009. Economic conditions remain dire, and a federal tax credit for first time buyers will expire at the end of the year.

The largest home price decline in the second quarter (q/q) was 6.1% in St. George, Utah. In the first quarter, there were 16 metro areas with declines greater than 6.1%. Among the metros with increasing second quarter prices, Denver, Cleveland, Oakland, and Washington saw rebounds in excess of 5%.

Overall, nine metro areas have seen prices decline by more than 50% from their peaks, led by Merced (-65%), and three others in California's central valley. There are 31 metro areas with declines greater than 40% from their peaks, 49 greater than 30%, 67 greater than 20%, and 127 metros with greater than 10% declines from their peak.

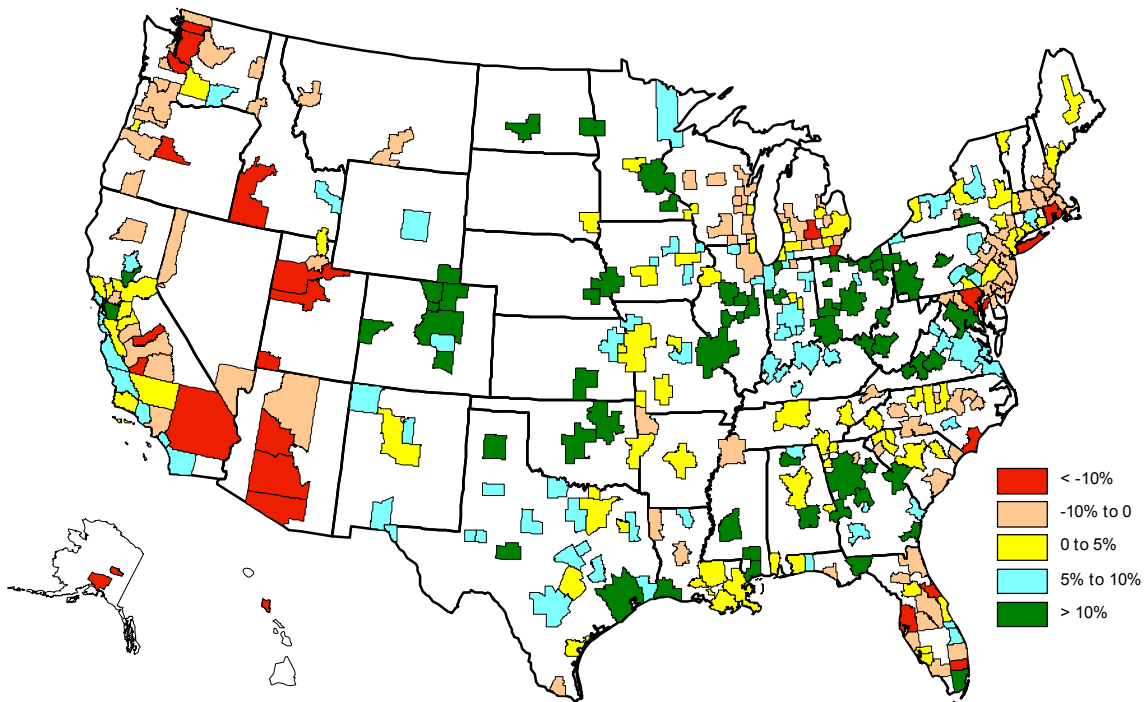
Only sixteen metros have escaped net home price declines in this cycle. All but one (Pittsburgh), are in the center of the country, including six in Texas.

House Prices



Source: FHFA quarterly changes shown at seasonally adjusted annual rate

House Price Appreciation: Second Quarter, 2009 (Annual Rate)



House Price Valuations

Our approach to determining statistically normal house values considers not only house prices and interest rates, but household incomes, population densities, and any historical premiums or discounts metropolitan areas have exhibited over time. We examined these factors for 330 metro areas, which now account for 78.5% of all existing housing units in America and 88.6% of all related real estate value, to determine what house prices *should* be, in this statistical sense.

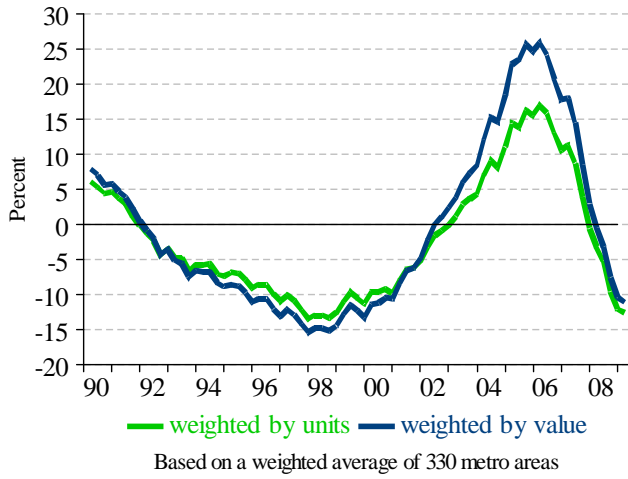
Based on an historical examination of 155 actual metro area price corrections during the 1985-2008 period, we consider valuations in excess of +35 percent as “extremely overvalued” and present a risk of substantial price decline (10 percent, or greater) going forward. Valuations between ± 14 percent are consistent with one standard deviation of the historically normal distribution, and considered “fairly valued,” accordingly. Between extremely overvalued and fairly valued are areas above the historically normal range, but not so high as to be at risk of substantial price decline. We call these areas “overvalued.” Finally, any area below the historically normal range, below -14 percent, is considered “undervalued.”

According to our latest analysis, the incidence of extreme overvaluation has become negligible. Only 1 market met the criteria during the second quarter: Atlantic City, New Jersey, which was also the lone market to fall in this category in the previous two quarters. This compares to 52 metros during the peak of extreme overvaluation in the fourth quarter of 2005.

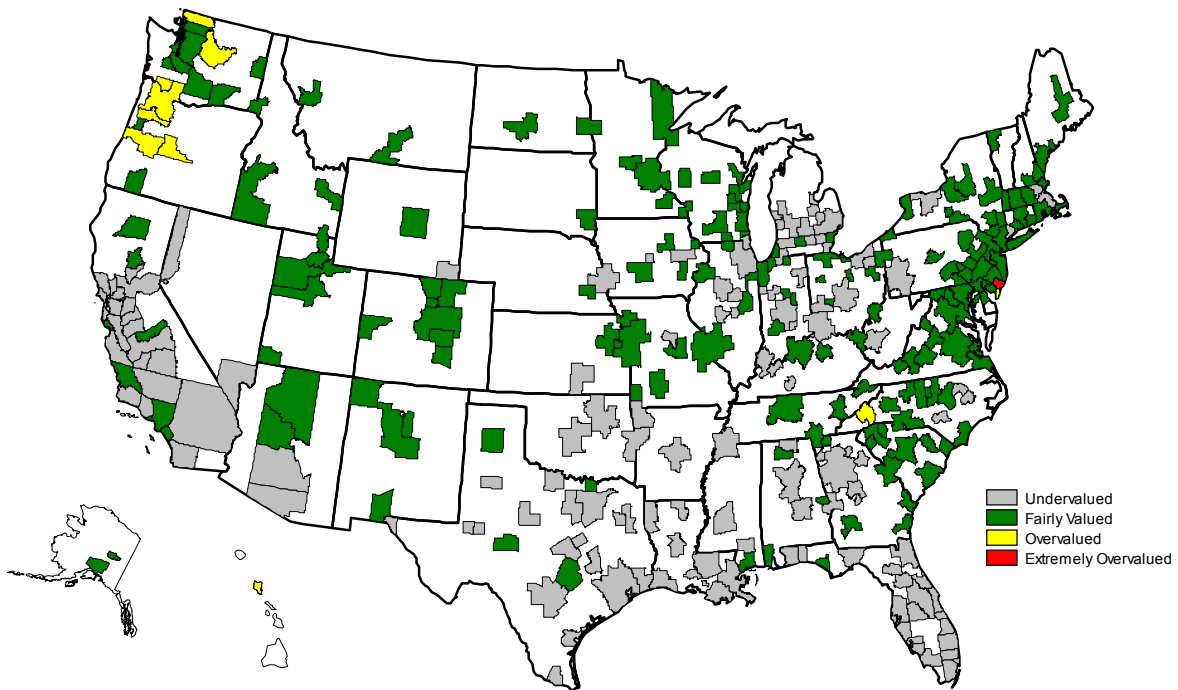
The markets that are still overvalued remain mostly in the Pacific Northwest, though prices are declining in that region. Southern metros, especially in Texas, have remained generally undervalued. The most significant changes in valuation have occurred in those metros in California and Florida, with many going from extremely overvalued to under-valued in a two year span as prices have plummeted. Downward pressure on prices in these metros is clearly magnified by the huge amount of foreclosures and other short sales, as well as the large inventory of unsold homes.

Another way of measuring the degree of overvaluation is to weight each of the 330 metro areas by their share of the total and then construct a composite measure. We do this in two ways. When weighting each area by its share of total housing market *value*, we find that the overall housing market is now undervalued by 11.1%. That compares with a peak overvaluation of 25.9% during the second quarter of 2006. When weighting each area by its share of total housing market units, we find the overall housing market to now be undervalued 12.6%. That compares with a peak overvaluation of 16.9%, during the second quarter of 2006.

Composite Over/Under-Valuation



House Price Valuation: Second Quarter, 2009



*For a variety of reasons, these metrics will change slightly with periodic updates to the analysis.

Appendix A:
Metropolitan Area House Valuations
Alphabetical Ranking

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Abilene, TX	\$68.8	-8.4	\$73.4	-5.1	\$80.1	-6.2	\$79.7	-13.7	\$80.3	-15.7	\$81.4	-15.3
Akron, OH	\$131.8	1.8	\$132.9	-0.5	\$131.0	-6.2	\$126.1	-13.7	\$116.1	-21.7	\$120.2	-21.1
Albany, GA	\$84.2	-1.4	\$90.8	6.9	\$93.4	5.5	\$91.3	-4.1	\$83.2	-14.2	\$85.0	-13.1
Albany, NY	\$171.7	6.0	\$186.3	10.2	\$193.7	12.0	\$196.4	5.8	\$193.3	1.9	\$193.4	0.7
Albuquerque, NM	\$157.5	1.3	\$183.2	11.5	\$196.9	15.6	\$192.7	7.4	\$182.5	1.7	\$183.6	1.4
Alexandria, LA	\$78.8	-14.2	\$86.6	-4.4	\$93.4	-4.5	\$94.0	-13.2	\$92.9	-17.1	\$92.9	-20.6
Allentown, PA-NJ	\$191.2	12.7	\$214.1	20.7	\$223.2	18.9	\$212.7	9.0	\$200.2	1.1	\$199.8	-0.3
Amarillo, TX	\$85.8	-4.3	\$90.7	-0.4	\$95.1	-2.8	\$95.3	-10.4	\$93.4	-14.4	\$96.2	-12.2
Ames, IA	\$134.1	2.8	\$137.3	-0.6	\$137.4	-8.0	\$135.7	-14.5	\$132.3	-17.2	\$134.0	-17.4
Anchorage, AK	\$220.3	14.4	\$244.1	16.2	\$241.6	12.8	\$237.9	3.6	\$242.5	6.2	\$234.2	0.9
Anderson, IN	\$91.5	4.7	\$89.2	-1.5	\$88.6	-3.7	\$88.4	-6.7	\$85.4	-11.4	\$86.4	-12.0
Anderson, SC	\$94.3	-0.2	\$99.5	0.9	\$106.1	4.8	\$106.9	0.6	\$103.8	-3.2	\$103.5	-6.4
Ann Arbor, MI	\$215.3	21.8	\$207.3	16.4	\$193.9	2.4	\$168.6	-12.9	\$158.3	-18.8	\$158.8	-19.2
Appleton, WI	\$132.3	3.7	\$135.5	3.3	\$136.2	-3.3	\$136.1	-6.8	\$135.1	-8.2	\$134.9	-9.9
Asheville, NC	\$142.2	15.5	\$159.0	24.5	\$173.9	28.9	\$177.0	25.5	\$171.1	20.2	\$171.7	18.1
Athens, GA	\$132.4	6.5	\$134.8	3.5	\$140.0	0.3	\$138.7	-8.0	\$126.3	-17.8	\$130.0	-15.9
Atlanta, GA	\$168.2	-2.8	\$175.6	-1.7	\$180.7	-4.7	\$170.8	-12.3	\$147.8	-23.0	\$152.5	-20.7
Atlantic City, NJ	\$244.3	51.1	\$271.5	63.0	\$271.3	60.3	\$258.9	47.2	\$243.4	35.8	\$240.4	35.2
Auburn, AL	\$110.5	2.2	\$120.5	7.5	\$129.2	9.3	\$125.8	0.7	\$121.6	-2.0	\$122.9	-2.3
Augusta, GA-SC	\$101.7	-3.8	\$109.5	1.4	\$116.9	3.9	\$115.3	-4.2	\$106.8	-12.6	\$109.6	-11.6
Austin, TX	\$144.8	-11.4	\$157.6	-9.1	\$172.9	-5.0	\$178.8	-7.2	\$174.5	-9.5	\$176.1	-9.6
Bakersfield, CA	\$205.1	43.1	\$238.3	62.6	\$227.7	47.5	\$162.0	1.2	\$124.7	-21.6	\$126.0	-21.2
Baltimore, MD	\$263.0	23.5	\$292.3	31.2	\$299.2	24.5	\$282.7	12.0	\$263.7	1.7	\$256.5	-2.5
Bangor, ME	\$120.2	11.9	\$127.9	17.2	\$131.8	14.1	\$131.1	5.8	\$130.9	2.0	\$131.2	1.0
Barnstable, MA	\$355.2	43.9	\$354.6	35.7	\$342.3	25.5	\$320.2	10.5	\$315.7	6.1	\$315.0	4.4
Baton Rouge, LA	\$105.8	-7.5	\$120.0	-2.6	\$128.7	-4.8	\$129.5	-11.7	\$127.8	-15.6	\$128.4	-17.2
Battle Creek, MI	\$97.7	14.0	\$101.1	19.0	\$95.2	7.4	\$89.4	-5.9	\$85.4	-12.9	\$85.2	-13.7
Bay City, MI	\$101.8	23.0	\$100.7	20.6	\$94.8	9.4	\$87.6	-5.4	\$82.7	-14.6	\$82.1	-16.2
Beaumont, TX	\$69.9	-10.2	\$75.4	-10.4	\$82.3	-8.2	\$84.6	-13.2	\$81.7	-18.5	\$83.6	-17.0
Bellingham, WA	\$258.6	33.0	\$294.5	41.1	\$304.8	36.0	\$300.5	28.0	\$288.7	22.8	\$284.6	19.6
Bend, OR	\$228.9	26.3	\$306.8	57.7	\$313.6	59.2	\$283.7	44.4	\$239.7	23.7	\$226.3	15.9
Bethesda, MD	\$429.5	29.0	\$467.3	33.4	\$453.9	19.0	\$405.0	0.3	\$378.7	-10.1	\$377.9	-11.8
Billings, MT	\$142.3	4.9	\$151.9	8.4	\$161.1	4.0	\$164.4	0.8	\$162.6	-0.4	\$162.6	-2.7
Binghamton, NY	\$96.7	-3.1	\$103.9	-1.8	\$112.1	1.5	\$120.7	1.9	\$120.1	-0.4	\$123.1	0.3
Birmingham, AL	\$115.2	-7.9	\$124.1	-3.4	\$128.5	-5.8	\$126.7	-11.7	\$123.3	-14.5	\$124.0	-15.5
Bismarck ND	\$112.5	1.8	\$124.1	10.0	\$133.0	11.5	\$136.6	5.5	\$134.2	7.7	\$140.0	6.8
Blacksburg, VA	\$120.7	10.8	\$127.9	8.7	\$133.1	7.3	\$130.8	2.9	\$126.4	-0.9	\$131.4	1.9
Bloomington, IN	\$113.1	1.9	\$119.0	2.7	\$122.1	0.5	\$120.7	-6.1	\$118.5	-10.6	\$120.6	-10.1
Bloomington-Normal, IL	\$130.5	-0.1	\$133.0	-3.4	\$135.1	-4.6	\$133.3	-12.1	\$126.2	-19.0	\$130.8	-17.4
Boise City, ID	\$152.0	4.4	\$194.0	23.9	\$207.7	28.6	\$194.2	20.8	\$173.3	12.1	\$168.9	8.5
Boston-Quincy, MA	\$362.7	18.3	\$355.2	8.2	\$343.9	-1.9	\$325.1	-12.8	\$321.3	-15.2	\$318.7	-17.0
Boulder, CO	\$295.7	10.1	\$307.2	10.7	\$309.9	4.8	\$309.2	-1.3	\$300.4	-4.5	\$311.5	-0.9

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Bowling Green, KY	\$104.6	-3.4	\$109.8	-2.6	\$111.6	-6.6	\$112.1	-12.5	\$108.9	-16.8	\$111.1	-15.5
Bremerton, WA	\$235.8	12.9	\$280.4	26.8	\$296.5	26.3	\$287.1	15.4	\$262.3	4.0	\$255.8	0.2
Bridgeport, CT	\$457.5	10.6	\$481.6	5.4	\$473.6	-5.4	\$453.2	-12.0	\$424.6	-17.5	\$424.9	-18.7
Brunswick, GA	\$113.8	10.6	\$127.1	16.9	\$137.5	19.6	\$134.8	8.6	\$118.0	-7.1	\$121.0	-6.1
Buffalo, NY	\$109.2	-4.6	\$112.6	-5.3	\$116.7	-4.7	\$119.6	-8.5	\$120.5	-8.8	\$121.2	-10.1
Burlington, NC	\$109.4	1.8	\$112.5	0.6	\$113.5	-2.4	\$114.8	-6.2	\$114.9	-7.6	\$113.8	-9.8
Burlington, VT	\$209.8	18.2	\$223.2	20.9	\$229.7	15.5	\$228.6	9.3	\$223.9	4.7	\$226.2	3.9
Cambridge-Framingham, MA	\$397.5	16.6	\$385.8	5.6	\$376.5	-3.7	\$359.7	-13.6	\$356.2	-16.5	\$355.5	-17.9
Camden, NJ	\$222.4	17.9	\$243.8	22.5	\$246.9	20.4	\$236.0	9.4	\$226.1	2.8	\$222.0	-0.1
Canton, OH	\$117.8	9.5	\$119.2	9.9	\$117.1	3.1	\$111.6	-6.8	\$104.7	-14.5	\$108.7	-13.0
Cape Coral-Fort Meyers, FL	\$208.9	21.3	\$244.6	28.3	\$224.2	13.5	\$159.6	-19.6	\$119.2	-37.8	\$120.5	-38.0
Carson City, NV	\$282.1	36.3	\$294.6	41.4	\$274.2	28.8	\$232.9	3.5	\$179.1	-20.6	\$176.1	-22.8
Casper, WY	\$127.8	10.3	\$145.6	8.4	\$162.0	4.6	\$162.8	-6.5	\$153.8	-13.5	\$157.5	-11.2
Cedar Rapids, IA	\$112.7	4.0	\$113.9	3.1	\$115.0	-3.9	\$113.7	-11.7	\$111.1	-14.2	\$112.2	-14.9
Champaign, IL	\$114.7	6.7	\$120.8	10.3	\$121.6	3.4	\$121.4	-3.9	\$115.2	-11.8	\$119.3	-9.8
Charleston, SC	\$84.2	-7.0	\$87.2	-7.7	\$89.1	-12.9	\$93.9	-15.5	\$88.6	-24.6	\$92.4	-22.7
Charleston, WV	\$146.3	10.7	\$170.0	22.3	\$176.9	21.1	\$173.0	13.5	\$162.2	6.8	\$159.4	3.1
Charlotte, NC-SC	\$140.4	-12.0	\$149.8	-10.4	\$161.3	-7.5	\$167.1	-5.8	\$161.5	-7.4	\$161.2	-7.9
Charlottesville, VA	\$225.1	21.6	\$250.9	23.3	\$260.4	21.7	\$247.3	11.4	\$233.6	3.8	\$237.6	4.6
Chattanooga, TN-GA	\$111.6	3.7	\$118.9	4.7	\$124.2	3.9	\$120.7	-3.3	\$115.8	-7.8	\$115.8	-8.8
Cheyenne, WY	\$142.4	-1.0	\$151.3	-3.0	\$157.5	-7.9	\$158.3	-14.5	\$151.6	-18.5	\$155.6	-16.3
Chicago, IL	\$240.0	13.1	\$256.4	15.1	\$260.9	8.7	\$247.4	-1.9	\$220.3	-13.1	\$217.6	-14.8
Chico, CA	\$263.8	51.6	\$284.7	53.1	\$263.0	34.5	\$214.4	3.9	\$186.8	-9.2	\$189.6	-8.4
Cincinnati, OH-KY-IN	\$136.9	-2.7	\$140.0	-2.8	\$141.3	-7.0	\$135.9	-15.0	\$125.6	-22.6	\$130.8	-20.4
Cleveland, OH	\$142.8	6.3	\$142.6	3.5	\$140.8	-2.8	\$129.9	-13.8	\$116.4	-23.5	\$122.5	-20.4
College Station-Bryan, TX	\$94.4	-14.3	\$99.1	-15.2	\$104.9	-14.9	\$108.3	-18.9	\$107.6	-19.6	\$110.2	-17.7
Colorado Springs, CO	\$191.8	8.7	\$203.7	12.4	\$208.2	10.2	\$199.3	0.8	\$190.3	-2.6	\$195.0	0.0
Columbia, MO	\$121.4	-2.6	\$128.8	-0.1	\$131.7	-2.1	\$128.8	-9.0	\$124.9	-14.3	\$126.4	-14.4
Columbia, SC	\$109.0	-3.0	\$115.3	-2.7	\$119.9	-1.5	\$119.7	-6.1	\$117.0	-8.8	\$117.6	-10.3
Columbus, GA-AL	\$104.0	-7.0	\$114.3	-1.7	\$120.4	-3.9	\$114.4	-15.4	\$106.3	-23.0	\$109.6	-22.4
Columbus, IN	\$112.8	1.3	\$114.5	-4.8	\$117.8	-6.4	\$117.9	-12.5	\$114.2	-17.4	\$116.9	-15.4
Columbus, OH	\$146.6	0.3	\$149.9	0.2	\$147.8	-6.3	\$142.5	-13.6	\$133.2	-21.0	\$138.1	-19.5
Corpus Christi, TX	\$87.2	-11.3	\$94.8	-8.5	\$99.4	-10.3	\$98.6	-18.2	\$97.9	-20.9	\$98.8	-20.7
Corvallis, OR	\$224.4	10.8	\$250.0	19.0	\$281.5	27.2	\$280.1	21.6	\$258.1	12.2	\$260.3	12.9
Dallas, TX	\$125.7	-20.4	\$130.5	-21.5	\$135.5	-24.0	\$136.7	-27.8	\$133.3	-30.0	\$134.1	-30.2
Dalton, GA	\$102.1	1.9	\$108.6	8.3	\$113.3	7.7	\$106.0	0.5	\$95.9	-6.6	\$96.7	-4.6
Davenport-Moline, IA-IL	\$101.2	4.6	\$105.2	6.5	\$107.0	0.5	\$107.7	-5.3	\$104.8	-9.6	\$105.7	-10.0
Dayton, OH	\$119.3	3.2	\$121.6	1.6	\$120.9	-2.0	\$116.5	-8.7	\$107.4	-16.0	\$111.1	-15.0
Decatur, AL	\$90.4	-7.2	\$94.0	-6.3	\$98.3	-6.4	\$100.3	-10.2	\$95.4	-14.8	\$99.5	-12.5
Decatur, IL	\$83.2	-3.7	\$83.5	-3.6	\$86.3	-8.0	\$85.8	-14.4	\$81.2	-21.0	\$84.8	-18.0
Deltona-Daytona Beach, FL	\$166.4	31.8	\$194.6	46.1	\$188.3	36.3	\$149.7	4.0	\$122.1	-14.1	\$118.4	-18.2
Denver, CO	\$223.0	8.6	\$230.1	6.9	\$230.9	1.2	\$225.3	-6.0	\$217.0	-9.2	\$227.8	-5.0

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Des Moines, IA	\$125.3	-0.7	\$128.9	0.3	\$130.4	-4.5	\$128.4	-9.9	\$125.0	-12.2	\$125.8	-12.5
Detroit, MI	\$115.5	32.0	\$111.8	34.6	\$103.5	23.2	\$85.8	2.2	\$77.2	-8.6	\$76.3	-9.4
Dover, DE	\$164.9	13.9	\$179.7	19.0	\$187.3	20.5	\$180.5	13.6	\$178.6	13.3	\$177.9	11.4
Dubuque, IA	\$113.2	8.5	\$118.2	10.3	\$121.0	5.4	\$122.0	0.3	\$118.8	-0.4	\$121.2	1.7
Duluth, MN-WI	\$117.7	29.3	\$123.3	29.2	\$125.1	23.5	\$120.9	13.8	\$116.8	8.0	\$119.0	9.6
Durham, NC	\$158.0	-3.3	\$166.5	-2.1	\$175.6	-3.3	\$179.9	-5.1	\$174.3	-7.7	\$175.0	-7.5
Eau Claire, WI	\$121.4	19.1	\$124.0	16.6	\$125.2	10.6	\$124.6	5.3	\$123.7	2.6	\$123.0	0.6
Edison, NJ	\$339.5	27.6	\$364.2	27.3	\$361.2	18.9	\$340.5	8.5	\$328.0	3.7	\$324.5	1.3
El Paso, TX	\$84.4	-21.1	\$98.3	-12.9	\$109.7	-8.2	\$110.4	-14.8	\$105.9	-20.0	\$107.3	-20.1
Elkhart, IN	\$108.0	-8.7	\$116.9	-4.3	\$116.7	-6.9	\$113.9	-6.1	\$111.3	-3.9	\$110.8	-4.5
Erie, PA	\$102.7	7.5	\$106.7	7.9	\$109.3	4.2	\$110.0	-1.4	\$107.5	-6.6	\$109.9	-4.6
Essex County, MA	\$350.6	28.8	\$342.0	16.0	\$330.7	6.0	\$313.3	-5.8	\$306.4	-10.0	\$304.8	-11.6
Eugene, OR	\$197.5	23.5	\$231.5	35.6	\$248.9	38.5	\$240.1	28.2	\$221.5	18.8	\$219.8	16.4
Evansville, IN-KY	\$94.8	-4.9	\$98.2	-4.8	\$100.0	-5.0	\$96.6	-13.4	\$92.1	-19.4	\$94.3	-18.7
Fairbanks, AK	\$181.6	8.5	\$191.6	2.4	\$202.9	6.7	\$200.5	-4.1	\$202.5	-2.9	\$194.4	-8.4
Fargo, ND-MN	\$125.4	6.3	\$132.9	7.8	\$135.3	4.1	\$136.5	-5.1	\$134.7	-6.7	\$140.4	-4.4
Farmington, NM	\$114.4	15.1	\$128.9	20.8	\$135.3	18.6	\$136.4	8.2	\$132.7	1.7	\$135.8	3.2
Fayetteville, AR-MO	\$97.6	-16.7	\$105.8	-12.8	\$109.7	-16.5	\$113.8	-21.5	\$109.8	-27.3	\$111.8	-27.8
Fayetteville, NC	\$122.4	0.6	\$132.4	4.4	\$134.4	-0.9	\$127.9	-11.4	\$121.5	-16.1	\$119.4	-19.5
Flagstaff, AZ	\$218.5	30.2	\$267.6	46.1	\$269.4	34.6	\$248.1	15.8	\$213.5	-1.8	\$209.7	-3.5
Flint, MI	\$108.4	27.4	\$105.9	23.6	\$99.6	13.5	\$87.0	-3.3	\$77.2	-16.0	\$76.4	-17.2
Florence, SC	\$80.4	-3.4	\$84.7	-4.5	\$88.1	-2.9	\$88.4	-6.3	\$85.4	-10.4	\$85.7	-12.0
Fond du Lac, WI	\$126.5	11.6	\$132.5	15.1	\$135.0	9.8	\$135.8	5.3	\$133.5	1.7	\$133.0	0.5
Fort Collins, CO	\$218.0	11.0	\$223.3	9.0	\$223.8	3.0	\$218.5	-4.0	\$210.8	-7.4	\$217.9	-4.3
Fort Lauderdale, FL	\$233.0	30.3	\$268.4	44.1	\$264.1	36.6	\$197.5	-1.8	\$151.4	-23.8	\$147.2	-26.9
Fort Smith, AR-OK	\$77.6	-9.1	\$82.6	-7.3	\$85.5	-7.4	\$84.8	-14.5	\$84.1	-16.1	\$84.5	-17.4
Fort Walton Beach, FL	\$196.6	31.7	\$215.2	34.4	\$202.3	19.9	\$162.6	-9.1	\$141.4	-20.9	\$144.6	-20.3
Fort Wayne, IN	\$98.5	-3.4	\$100.7	-5.0	\$101.1	-8.4	\$96.7	-14.6	\$94.8	-17.2	\$96.3	-16.6
Fort Worth, TX	\$104.2	-18.9	\$108.1	-20.9	\$111.9	-23.3	\$113.5	-26.8	\$111.8	-29.1	\$113.5	-28.8
Fresno, CA	\$245.1	53.6	\$273.8	65.7	\$254.4	46.6	\$186.5	3.0	\$149.2	-17.0	\$147.1	-19.0
Gainesville, FL	\$148.3	15.8	\$167.1	21.1	\$170.3	14.6	\$150.3	-4.6	\$133.6	-14.7	\$132.2	-16.7
Gainesville, GA	\$136.9	-3.0	\$145.6	0.9	\$152.4	-0.6	\$145.3	-10.1	\$132.7	-18.4	\$131.2	-19.3
Gary, IN	\$123.1	1.1	\$130.7	3.3	\$134.8	1.3	\$131.2	-3.9	\$124.7	-8.5	\$127.0	-8.2
Grand Junction, CO	\$163.0	18.1	\$187.9	29.1	\$213.6	33.1	\$219.1	21.2	\$204.9	9.5	\$211.3	13.4
Grand Rapids, MI	\$130.0	6.9	\$127.9	3.7	\$124.3	-3.4	\$113.0	-16.3	\$107.1	-22.4	\$105.8	-24.1
Greeley, CO	\$176.0	19.7	\$175.5	19.5	\$171.4	12.9	\$161.4	3.1	\$153.7	-1.2	\$159.1	2.7
Green Bay, WI	\$139.4	10.9	\$141.6	10.0	\$141.6	4.5	\$140.0	-1.2	\$137.8	-4.6	\$136.6	-6.9
Greensboro-High Point, NC	\$117.1	-3.7	\$120.2	-3.9	\$124.4	-4.6	\$126.2	-6.7	\$123.0	-8.8	\$123.7	-9.0
Greenville, NC	\$94.1	-4.8	\$99.0	-2.6	\$102.4	-6.9	\$103.1	-10.1	\$100.8	-12.6	\$99.8	-15.5
Greenville, SC	\$109.2	-2.4	\$113.0	-4.4	\$118.2	-3.6	\$121.2	-5.5	\$118.0	-8.1	\$118.3	-9.5
Gulfport-Biloxi, MS	\$99.7	6.3	\$118.5	17.9	\$128.9	3.6	\$127.9	7.3	\$113.0	-6.3	\$117.3	-6.8
Hagerstown, MD-WV	\$195.1	28.5	\$218.5	39.1	\$217.3	30.5	\$197.2	14.4	\$176.1	0.1	\$174.2	-2.2

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Hanford, CA	\$202.0	34.5	\$228.0	44.0	\$217.7	30.2	\$174.7	-2.4	\$142.8	-21.0	\$137.7	-23.8
Harrisburg, PA	\$143.9	3.0	\$155.3	8.9	\$166.8	12.0	\$167.5	7.1	\$162.4	2.1	\$164.6	3.0
Harrisonburg, VA	\$156.0	10.2	\$179.5	19.1	\$188.6	18.9	\$185.9	11.4	\$173.2	1.6	\$176.8	2.4
Hartford, CT	\$232.2	8.3	\$243.1	7.2	\$245.6	0.3	\$241.4	-5.0	\$229.5	-9.8	\$233.1	-9.2
Hattiesburg, MS	\$82.8	-9.7	\$93.0	-6.8	\$99.7	-3.8	\$100.5	-9.4	\$91.5	-16.7	\$95.1	-15.5
Hickory, NC	\$100.1	3.0	\$105.2	7.3	\$110.4	9.0	\$112.1	7.8	\$110.8	7.2	\$110.6	5.8
Holland, MI	\$153.8	10.3	\$151.1	5.7	\$148.1	-0.8	\$135.0	-14.6	\$128.4	-20.3	\$128.9	-20.2
Honolulu, HI	\$563.4	34.8	\$626.1	41.2	\$640.6	37.6	\$639.0	30.8	\$609.6	23.7	\$575.2	14.7
Houma, LA	\$92.0	-5.4	\$101.5	-13.2	\$109.9	-21.6	\$116.5	-27.2	\$114.3	-34.6	\$115.2	-35.5
Houston, TX	\$107.4	-21.4	\$113.5	-23.8	\$120.2	-26.8	\$120.9	-32.3	\$120.1	-34.6	\$124.5	-32.6
Huntington, WV-KY-OH	\$81.5	4.2	\$84.5	3.8	\$87.9	1.3	\$91.2	-2.9	\$87.9	-11.1	\$91.1	-9.6
Huntsville, AL	\$113.0	-12.5	\$125.0	-7.1	\$133.3	-7.1	\$133.7	-14.1	\$129.7	-18.1	\$132.8	-17.4
Idaho Falls, ID	\$117.1	-2.8	\$130.7	6.4	\$142.4	9.7	\$145.6	7.2	\$138.1	1.1	\$140.2	1.1
Indianapolis, IN	\$132.1	-8.6	\$134.1	-10.7	\$135.9	-12.4	\$132.0	-18.4	\$127.2	-21.9	\$129.7	-20.9
Iowa City, IA	\$145.0	4.4	\$149.2	4.3	\$151.4	-2.2	\$148.5	-10.6	\$146.2	-11.5	\$148.2	-11.4
Ithaca, NY	\$145.8	7.7	\$155.2	10.5	\$157.9	8.2	\$165.4	4.6	\$160.3	-1.0	\$160.2	-3.5
Jackson, MI	\$120.4	21.9	\$118.9	22.0	\$112.9	10.3	\$101.6	-4.6	\$94.9	-12.7	\$94.2	-14.4
Jackson, MS	\$96.8	-13.3	\$103.8	-15.3	\$107.6	-14.1	\$106.9	-21.5	\$98.1	-27.6	\$103.0	-26.1
Jacksonville, FL	\$165.9	18.2	\$185.9	20.7	\$191.1	17.2	\$165.5	-2.9	\$141.6	-16.1	\$141.3	-17.3
Janesville, WI	\$123.4	22.4	\$128.5	19.2	\$131.7	18.8	\$129.4	15.2	\$126.3	13.5	\$124.9	10.7
Jefferson City, MO	\$107.6	-1.8	\$112.0	1.8	\$113.6	-1.2	\$113.8	-7.4	\$110.7	-12.8	\$112.7	-12.3
Joplin, MO	\$86.4	0.4	\$90.1	2.7	\$93.2	1.5	\$92.1	-6.8	\$89.9	-12.5	\$90.6	-13.3
Kalamazoo, MI	\$123.6	10.7	\$124.1	9.5	\$120.8	0.3	\$110.8	-14.4	\$108.1	-19.3	\$109.3	-19.4
Kankakee, IL	\$119.0	7.1	\$127.7	12.9	\$133.4	10.8	\$132.3	2.9	\$124.6	-4.5	\$126.8	-4.3
Kansas City, MO-KS	\$133.2	5.2	\$136.7	4.6	\$139.0	0.1	\$135.1	-7.9	\$129.8	-13.3	\$130.9	-13.6
Kennewick, WA	\$144.5	9.3	\$146.3	11.8	\$151.9	9.6	\$152.7	2.5	\$149.7	-2.1	\$153.4	-1.7
Killeen, TX	\$92.4	-16.7	\$97.4	-19.0	\$105.2	-21.0	\$104.9	-28.7	\$103.2	-32.1	\$105.6	-31.0
Kingston, NY	\$204.9	26.5	\$220.0	26.9	\$221.2	23.3	\$220.4	17.5	\$209.1	11.6	\$207.4	8.3
Kingsport-Bristol, TN-VA	\$100.4	7.7	\$107.1	7.3	\$114.2	9.6	\$113.6	3.2	\$110.6	-1.3	\$110.7	-2.4
Knoxville, TN	\$119.2	1.3	\$131.3	6.1	\$140.1	8.1	\$136.8	0.7	\$132.1	-3.6	\$132.6	-4.3
Kokomo, IN	\$96.2	10.1	\$95.3	5.6	\$93.4	-1.1	\$88.0	-3.3	\$85.7	-0.4	\$86.2	1.7
La Crosse, WI-MN	\$123.6	14.5	\$128.2	14.8	\$131.1	11.7	\$132.4	6.6	\$130.6	2.6	\$131.2	2.0
Lafayette, IN	\$111.1	-5.7	\$113.2	-6.2	\$113.3	-10.3	\$109.9	-18.0	\$107.3	-21.5	\$111.8	-19.6
Lafayette, LA	\$107.8	-6.4	\$119.6	-10.1	\$125.0	-17.6	\$127.6	-23.5	\$126.2	-28.6	\$127.6	-29.6
Lake Charles, LA	\$83.4	-9.8	\$95.6	-6.8	\$98.8	-20.3	\$99.7	-25.0	\$99.7	-28.1	\$102.3	-27.7
Lake-Kenosha, IL-WI	\$248.9	3.4	\$260.6	4.4	\$263.1	-2.1	\$252.7	-9.7	\$232.9	-17.3	\$234.1	-17.6
Lakeland, FL	\$115.1	7.4	\$140.1	24.5	\$145.2	23.2	\$120.5	-1.8	\$102.9	-14.9	\$100.9	-17.6
Lancaster, PA	\$167.0	6.0	\$184.1	14.9	\$194.4	16.2	\$191.9	9.0	\$185.0	3.1	\$188.7	4.4
Lansing, MI	\$132.0	16.4	\$131.8	12.7	\$127.7	4.7	\$113.6	-12.2	\$105.2	-21.1	\$102.1	-24.5
Las Cruces, NM	\$104.9	1.3	\$119.5	11.7	\$126.4	11.9	\$123.5	1.1	\$118.7	-5.3	\$121.5	-4.7
Las Vegas, NV	\$272.1	26.7	\$292.9	32.4	\$284.8	25.5	\$211.4	-9.7	\$139.4	-39.4	\$138.5	-39.8
Lawrence, KS	\$151.5	4.8	\$158.3	4.4	\$160.9	-0.1	\$160.6	-4.9	\$154.6	-9.3	\$155.4	-8.0

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	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Lebanon, PA	\$130.6	-0.3	\$141.8	4.6	\$148.4	4.0	\$149.9	-0.6	\$146.1	-5.8	\$149.8	-4.6
Lewiston, ME	\$141.7	15.3	\$147.1	18.5	\$150.1	15.0	\$146.3	5.3	\$144.1	1.0	\$142.0	-1.8
Lexington, KY	\$131.4	0.3	\$137.6	-1.2	\$141.5	-5.4	\$141.9	-8.6	\$137.2	-11.3	\$140.0	-11.2
Lima, OH	\$100.0	7.0	\$103.5	9.2	\$102.8	4.1	\$99.3	-2.5	\$93.9	-9.6	\$98.1	-7.1
Lincoln, NE	\$123.6	0.3	\$127.4	1.1	\$129.5	-2.8	\$125.2	-11.5	\$119.6	-15.6	\$124.2	-13.0
Little Rock, AR	\$101.4	-8.7	\$108.6	-6.2	\$111.1	-13.4	\$109.4	-19.5	\$106.3	-22.0	\$106.9	-23.5
Logan, UT-ID	\$151.0	3.6	\$165.7	14.7	\$181.7	17.9	\$182.3	11.9	\$172.3	5.5	\$173.6	6.6
Longview, TX	\$80.0	-11.0	\$88.0	-8.5	\$94.1	-9.6	\$101.7	-11.7	\$96.8	-18.7	\$98.7	-17.5
Longview, WA	\$163.6	19.8	\$192.2	34.8	\$214.6	43.5	\$207.8	34.2	\$193.3	25.2	\$189.9	21.8
Los Angeles, CA	\$475.6	47.9	\$549.4	58.6	\$535.6	47.2	\$413.4	8.7	\$354.4	-6.1	\$351.6	-7.4
Louisville, KY-IN	\$123.2	2.2	\$127.6	0.1	\$130.3	-4.0	\$130.1	-7.5	\$126.3	-10.7	\$128.2	-10.7
Lubbock, TX	\$80.2	-8.1	\$83.5	-6.3	\$86.3	-7.9	\$87.0	-13.4	\$85.7	-16.6	\$87.5	-16.1
Lynchburg, VA	\$123.6	5.8	\$136.7	8.9	\$149.4	15.3	\$147.6	8.7	\$140.9	1.0	\$146.3	3.3
Macon, GA	\$95.0	-5.7	\$99.5	-3.0	\$102.5	-3.4	\$98.4	-14.1	\$91.8	-20.9	\$95.6	-18.6
Madera, CA	\$279.5	55.3	\$318.0	76.0	\$304.7	57.5	\$222.6	12.5	\$180.6	-7.9	\$171.1	-13.0
Madison, WI	\$195.2	14.8	\$201.9	13.2	\$203.7	7.8	\$201.0	1.7	\$198.3	-1.5	\$197.2	-2.3
Manchester-Nashua, NH	\$238.1	24.4	\$241.8	23.6	\$236.9	11.3	\$217.2	-1.4	\$211.7	-5.0	\$210.4	-6.4
Mansfield, OH	\$104.6	8.9	\$109.5	13.4	\$108.4	10.8	\$101.5	-0.3	\$94.1	-8.1	\$95.8	-7.2
McAllen, TX	\$56.3	-14.5	\$59.2	-11.7	\$63.4	-11.8	\$62.3	-21.9	\$61.0	-26.4	\$60.2	-28.9
Medford, OR	\$255.2	47.6	\$287.8	56.2	\$283.4	47.0	\$251.7	26.5	\$222.9	12.9	\$217.7	9.1
Memphis, TN-MS-AR	\$104.2	-10.6	\$109.6	-9.8	\$113.3	-10.8	\$109.0	-17.2	\$104.2	-21.5	\$104.0	-22.9
Merced, CA	\$271.6	73.2	\$305.7	95.8	\$265.3	55.7	\$150.4	-13.7	\$106.9	-37.0	\$106.0	-37.7
Miami, FL	\$250.4	39.1	\$295.9	48.8	\$319.4	52.0	\$254.2	15.5	\$176.4	-19.2	\$182.5	-17.1
Michigan City, IN	\$109.3	7.4	\$121.9	17.1	\$121.4	12.5	\$117.9	3.9	\$113.1	-2.4	\$117.2	-0.5
Midland, TX	\$85.0	-24.8	\$102.6	-23.6	\$121.5	-19.3	\$131.5	-26.8	\$128.0	-34.5	\$130.2	-33.8
Milwaukee, WI	\$183.8	14.2	\$192.2	12.8	\$193.7	7.1	\$189.4	-0.4	\$186.0	-3.8	\$183.2	-4.9
Minneapolis-St Paul, MN-WI	\$218.2	22.0	\$224.0	21.4	\$219.7	11.5	\$200.7	-1.3	\$176.8	-13.9	\$182.7	-11.3
Missoula, MT	\$207.1	17.0	\$226.8	22.9	\$242.7	21.6	\$242.0	14.9	\$235.8	10.9	\$232.2	6.7
Mobile, AL	\$91.8	-2.7	\$106.8	2.5	\$116.5	8.3	\$115.9	-0.5	\$112.2	-5.8	\$113.5	-5.9
Modesto, CA	\$308.8	60.5	\$335.2	71.2	\$294.9	44.2	\$185.9	-11.4	\$138.8	-32.9	\$139.3	-33.0
Monroe, LA	\$86.3	-5.4	\$90.6	-8.2	\$93.6	-13.1	\$94.3	-18.9	\$93.1	-22.6	\$94.4	-23.6
Monroe, MI	\$154.2	21.1	\$152.1	19.1	\$142.1	6.8	\$121.7	-9.0	\$116.8	-13.0	\$112.6	-17.2
Montgomery, AL	\$99.5	-10.9	\$107.1	-7.2	\$113.6	-5.6	\$110.5	-14.8	\$105.7	-19.6	\$108.4	-19.2
Mount Vernon, WA	\$235.2	21.9	\$275.6	30.6	\$294.3	31.2	\$285.2	21.2	\$272.6	15.9	\$264.0	10.7
Muskegon, MI	\$100.6	12.0	\$99.5	10.5	\$94.6	1.8	\$87.8	-11.2	\$83.9	-17.7	\$83.1	-19.5
Myrtle Beach, SC	\$124.6	4.1	\$151.9	20.2	\$163.3	29.1	\$153.2	20.7	\$143.3	17.0	\$140.6	11.6
Napa, CA	\$531.5	55.0	\$556.1	53.0	\$514.8	30.0	\$397.1	-4.6	\$328.9	-19.7	\$331.2	-19.0
Naples, FL	\$330.2	40.5	\$390.1	47.4	\$364.2	28.9	\$260.7	-11.2	\$199.5	-30.6	\$197.8	-32.3
Nashville, TN	\$149.4	-4.7	\$164.8	-1.2	\$175.2	1.0	\$173.9	-3.4	\$165.2	-8.2	\$165.5	-9.0
Nassau-Suffolk, NY	\$435.7	34.0	\$467.3	35.2	\$459.1	26.2	\$446.2	15.5	\$417.4	6.2	\$406.3	1.7
New Haven, CT	\$251.0	15.6	\$268.4	17.0	\$270.2	10.6	\$258.0	1.5	\$243.5	-5.1	\$244.1	-5.6
New Orleans, LA	\$131.7	10.1	\$151.6	-2.4	\$157.0	-12.5	\$152.9	-12.1	\$148.7	-13.8	\$149.1	-15.4

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	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
New York-White Plains, NY-NJ	\$474.4	23.1	\$504.6	20.9	\$511.6	13.3	\$490.5	2.9	\$463.0	-4.8	\$463.2	-6.0
Newark, NJ-PA	\$377.6	23.9	\$406.7	23.7	\$405.7	16.5	\$385.9	7.2	\$366.7	0.1	\$363.0	-1.7
Niles-Benton Harbor, MI	\$120.9	16.3	\$121.4	14.4	\$125.9	9.7	\$119.9	-2.5	\$114.3	-10.2	\$115.3	-10.5
Norwich-New London, CT	\$244.8	18.7	\$254.4	18.0	\$254.7	12.5	\$250.4	5.2	\$233.1	-2.3	\$234.3	-2.5
Oakland, CA	\$594.8	52.6	\$581.7	38.8	\$546.5	22.8	\$418.4	-8.8	\$321.0	-28.9	\$339.1	-25.5
Ocala, FL	\$122.4	17.3	\$146.7	28.5	\$148.6	23.8	\$122.1	-1.5	\$99.9	-17.9	\$100.9	-18.3
Ocean City, NJ	\$305.2	49.9	\$337.1	58.8	\$326.6	51.0	\$316.8	38.4	\$301.4	28.9	\$297.5	25.3
Odessa, TX	\$53.2	-16.8	\$64.5	-10.8	\$76.5	-6.6	\$80.5	-16.0	\$80.7	-21.8	\$82.5	-20.4
Ogden, UT	\$162.7	-1.6	\$183.7	6.6	\$211.4	16.8	\$209.2	12.5	\$191.7	3.6	\$190.0	2.1
Oklahoma City, OK	\$96.4	-11.4	\$101.9	-14.3	\$104.9	-18.5	\$106.9	-24.0	\$104.5	-27.7	\$107.6	-26.6
Olympia, WA	\$214.2	17.5	\$248.1	28.3	\$262.4	27.8	\$256.9	18.7	\$242.8	11.2	\$237.8	7.2
Omaha, NE-IA	\$119.1	-5.0	\$123.8	-3.8	\$125.8	-8.2	\$122.0	-16.4	\$116.4	-20.4	\$121.8	-17.1
Orlando, FL	\$182.3	17.5	\$218.9	32.5	\$220.2	28.1	\$179.4	0.7	\$146.7	-15.9	\$143.2	-18.3
Oshkosh, WI	\$121.4	5.4	\$123.7	1.7	\$127.2	-2.3	\$125.4	-8.7	\$124.1	-12.7	\$124.1	-13.8
Owensboro, KY	\$85.0	-6.3	\$88.1	-5.4	\$90.1	-9.0	\$89.7	-15.1	\$88.2	-19.4	\$89.4	-19.8
Oxnard-Ventura, CA	\$538.7	47.2	\$585.4	48.9	\$529.8	26.8	\$397.6	-6.6	\$328.9	-20.8	\$336.4	-19.7
Palm Bay-Melbourne, FL	\$194.4	38.6	\$211.1	42.0	\$196.0	27.3	\$145.5	-9.6	\$121.2	-23.8	\$121.3	-24.7
Panama City, FL	\$163.5	32.7	\$176.4	35.4	\$172.3	28.5	\$150.5	6.1	\$130.8	-7.3	\$128.5	-10.7
Parkersburg, WV-OH	\$88.4	5.4	\$91.4	5.4	\$91.2	-1.3	\$94.3	-5.2	\$90.9	-13.2	\$94.5	-11.1
Pensacola, FL	\$147.4	23.4	\$156.6	21.3	\$151.4	11.1	\$131.1	-9.2	\$114.4	-20.5	\$115.7	-20.9
Peoria, IL	\$108.2	1.8	\$111.1	-1.2	\$114.1	-4.8	\$114.6	-10.8	\$109.0	-16.9	\$112.8	-14.5
Philadelphia, PA	\$218.7	13.9	\$237.2	16.9	\$245.2	13.4	\$240.0	4.8	\$229.2	-2.3	\$231.9	-2.3
Phoenix, AZ	\$214.0	26.7	\$259.3	42.7	\$253.8	35.0	\$207.9	8.0	\$159.4	-15.6	\$151.9	-20.3
Pittsburgh, PA	\$104.1	-2.1	\$109.8	-2.7	\$112.3	-6.7	\$113.8	-11.2	\$110.7	-16.7	\$114.0	-15.6
Pittsfield, MA	\$188.2	10.8	\$197.7	11.8	\$207.0	12.1	\$202.2	3.9	\$201.6	0.6	\$202.7	0.0
Port St Lucie-Fort Pierce, FL	\$220.8	45.3	\$239.7	48.0	\$222.7	29.1	\$156.4	-12.2	\$118.3	-32.5	\$120.6	-32.5
Portland, ME	\$216.0	27.4	\$221.0	25.6	\$220.1	16.4	\$212.9	6.4	\$213.1	3.7	\$213.1	2.3
Portland, OR-WA	\$246.6	24.2	\$292.3	40.5	\$312.1	42.2	\$303.4	33.2	\$275.9	21.7	\$269.3	18.5
Poughkeepsie-Newburgh, NY	\$270.5	26.6	\$287.9	28.7	\$288.2	23.4	\$277.4	13.0	\$260.0	4.4	\$256.8	1.4
Prescott, AZ	\$207.7	36.5	\$239.0	46.8	\$243.0	43.5	\$212.2	19.5	\$178.4	0.4	\$168.7	-6.1
Providence-New Bedford, RI-MA	\$277.4	32.8	\$284.1	29.8	\$269.3	16.6	\$251.3	3.6	\$240.4	-2.9	\$231.9	-7.8
Provo, UT	\$181.4	6.5	\$212.0	19.0	\$251.4	33.9	\$243.4	25.5	\$216.7	13.3	\$210.0	9.6
Pueblo, CO	\$119.3	10.6	\$123.1	13.7	\$128.4	10.9	\$120.0	-3.5	\$115.8	-8.4	\$119.7	-5.8
Punta Gorda, FL	\$190.6	47.4	\$210.3	48.1	\$188.6	25.6	\$140.6	-9.9	\$113.4	-25.9	\$113.4	-27.6
Racine, WI	\$155.4	19.5	\$161.7	20.2	\$163.8	15.1	\$159.2	7.8	\$155.9	4.5	\$154.5	1.9
Raleigh-Cary, NC	\$164.3	-7.6	\$175.6	-5.9	\$185.8	-7.3	\$191.7	-7.1	\$186.1	-9.4	\$185.7	-10.5
Reading, PA	\$154.5	10.6	\$172.7	16.1	\$180.6	16.1	\$179.8	10.5	\$172.0	4.0	\$171.9	3.1
Redding, CA	\$256.6	50.7	\$279.0	54.4	\$261.2	39.0	\$211.1	9.2	\$179.0	-5.5	\$178.7	-6.3
Reno, NV	\$308.7	35.7	\$320.6	40.9	\$295.8	26.1	\$238.3	-2.3	\$179.2	-25.0	\$175.4	-27.1
Richmond, VA	\$167.1	8.2	\$189.6	17.2	\$201.2	19.0	\$191.7	9.2	\$179.6	0.2	\$182.6	0.9
Riverside-San Bernardino, CA	\$315.8	52.1	\$355.9	64.1	\$349.9	57.1	\$231.7	2.6	\$182.6	-16.9	\$175.5	-20.5
Roanoke, VA	\$136.6	6.5	\$149.2	10.9	\$159.0	12.8	\$154.9	6.4	\$149.9	1.4	\$156.1	4.8

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Rochester, MN	\$143.0	6.0	\$143.4	1.2	\$144.2	-3.8	\$138.1	-10.6	\$133.3	-14.7	\$136.6	-12.6
Rochester, NY	\$113.7	-9.4	\$115.4	-11.0	\$117.3	-12.2	\$119.5	-15.7	\$118.6	-18.0	\$120.5	-17.9
Rockford, IL	\$119.4	8.9	\$125.2	9.2	\$130.1	7.2	\$128.0	1.0	\$119.8	-6.0	\$122.2	-5.1
Rockingham-Strafford, NH	\$251.3	23.3	\$253.3	21.1	\$249.3	9.9	\$230.8	-0.3	\$222.9	-4.4	\$221.6	-5.6
Rocky Mount, NC	\$88.0	-7.8	\$89.6	-7.4	\$92.9	-7.8	\$95.9	-9.4	\$92.6	-14.0	\$91.2	-17.1
Rome, GA	\$103.1	7.1	\$102.8	5.5	\$107.5	5.8	\$102.2	-6.3	\$95.0	-14.6	\$96.0	-15.5
Sacramento, CA	\$377.9	53.6	\$382.7	48.5	\$341.7	27.5	\$250.6	-9.8	\$213.9	-21.7	\$216.0	-21.4
Saginaw, MI	\$100.5	16.8	\$98.1	13.4	\$95.3	6.5	\$86.6	-6.8	\$80.4	-15.6	\$80.9	-15.7
Salem, OR	\$176.8	17.8	\$204.1	28.3	\$225.3	35.5	\$220.0	26.0	\$203.0	16.2	\$202.3	15.5
Salinas, CA	\$595.5	72.6	\$646.8	73.0	\$568.9	41.6	\$382.8	-8.9	\$301.3	-27.2	\$305.7	-26.9
Salt Lake City, UT	\$194.2	-0.1	\$232.6	13.8	\$270.1	28.5	\$263.4	22.4	\$237.2	11.2	\$231.0	8.8
San Angelo, TX	\$77.5	-9.7	\$84.9	-1.9	\$90.9	-0.2	\$95.1	-3.9	\$93.5	-8.6	\$96.8	-6.1
San Antonio, TX	\$95.6	-14.4	\$103.3	-11.4	\$112.1	-9.3	\$113.9	-14.1	\$110.8	-18.1	\$112.8	-18.0
San Diego, CA	\$493.7	40.4	\$497.1	34.3	\$462.6	18.8	\$375.0	-9.2	\$325.0	-21.4	\$332.6	-20.1
San Francisco, CA	\$789.2	34.4	\$822.4	27.5	\$785.7	11.4	\$660.8	-11.6	\$575.4	-22.5	\$585.4	-21.5
San Jose, CA	\$693.7	41.8	\$734.6	37.7	\$708.4	21.0	\$582.7	-2.0	\$490.6	-15.3	\$493.7	-14.6
San Luis Obispo, CA	\$491.4	52.8	\$507.9	45.3	\$469.5	27.9	\$382.9	-0.3	\$328.8	-13.5	\$334.1	-12.8
Sandusky, OH	\$130.0	7.7	\$127.1	3.8	\$131.0	4.3	\$124.5	-5.0	\$116.4	-14.2	\$119.8	-13.7
Santa Ana-Anaheim, CA	\$582.6	30.3	\$637.0	32.2	\$632.7	26.9	\$495.2	-4.0	\$452.2	-11.1	\$459.1	-10.6
Santa Barbara, CA	\$646.2	65.3	\$659.2	53.4	\$578.0	24.5	\$429.5	-12.4	\$376.0	-23.1	\$379.0	-23.0
Santa Cruz, CA	\$642.3	48.7	\$689.3	44.1	\$634.8	24.0	\$519.7	-1.2	\$441.9	-14.3	\$451.7	-13.1
Santa Fe, NM	\$254.9	14.9	\$288.1	23.8	\$303.7	24.0	\$296.6	13.7	\$276.9	5.5	\$283.2	5.8
Santa Rosa, CA	\$531.5	57.3	\$546.4	48.8	\$496.1	27.3	\$376.3	-7.1	\$316.4	-20.4	\$319.7	-19.9
Sarasota, FL	\$223.5	35.6	\$252.2	42.7	\$229.6	23.2	\$171.9	-10.8	\$140.4	-26.0	\$138.0	-28.5
Savannah, GA	\$129.9	10.7	\$146.5	17.1	\$155.5	14.7	\$150.2	3.1	\$135.1	-8.5	\$137.6	-7.8
Scranton, PA	\$117.9	4.3	\$126.6	9.0	\$137.8	12.4	\$139.3	7.3	\$136.6	2.6	\$138.7	2.8
Seattle, WA	\$326.6	21.8	\$379.9	30.0	\$415.1	29.8	\$400.5	19.9	\$366.8	9.1	\$353.3	4.6
Sheboygan, WI	\$135.6	10.0	\$141.1	11.0	\$144.4	7.0	\$141.4	1.1	\$139.9	-0.9	\$140.2	-2.2
Sherman, TX	\$82.7	-2.1	\$86.7	-0.8	\$88.8	-4.3	\$92.6	-5.9	\$87.5	-12.3	\$88.6	-12.0
Shreveport, LA	\$92.6	-8.8	\$98.7	-8.9	\$102.8	-15.6	\$103.6	-21.6	\$102.6	-25.1	\$102.5	-27.5
Sioux Falls, SD	\$118.4	-0.6	\$121.0	-0.6	\$124.6	-5.2	\$127.8	-9.5	\$126.6	-10.4	\$128.1	-10.2
South Bend, IN-MI	\$102.3	-5.0	\$105.0	-6.1	\$108.9	-6.6	\$106.4	-11.7	\$101.3	-17.1	\$103.3	-17.0
Spartanburg, SC	\$94.4	-2.5	\$95.8	-4.5	\$100.6	-2.9	\$98.9	-9.4	\$98.7	-9.5	\$99.3	-10.7
Spokane, WA	\$158.3	11.8	\$185.8	23.9	\$199.8	25.3	\$200.4	20.3	\$191.0	13.4	\$187.9	11.5
Springfield, IL	\$103.0	-4.9	\$106.1	-2.5	\$108.0	-6.0	\$107.1	-13.0	\$101.3	-19.9	\$105.1	-17.4
Springfield, MA	\$204.9	16.7	\$210.5	15.3	\$213.9	12.0	\$206.4	1.6	\$204.1	-1.4	\$201.9	-3.6
Springfield, MO	\$108.4	-5.0	\$115.2	-1.2	\$119.0	-2.8	\$117.5	-8.2	\$113.2	-13.1	\$114.3	-14.0
Springfield, OH	\$106.6	10.4	\$105.7	6.8	\$108.9	7.1	\$103.1	-3.2	\$95.5	-12.9	\$100.1	-10.4
St Cloud, MN	\$151.1	21.9	\$157.6	21.7	\$157.9	16.3	\$145.0	1.5	\$138.3	-4.8	\$139.3	-4.5
St George, UT	\$197.5	13.7	\$250.6	42.0	\$258.4	50.7	\$230.0	38.5	\$195.7	21.7	\$183.8	13.9
St Joseph, MO-KS	\$94.3	8.1	\$98.5	8.0	\$100.9	3.3	\$97.3	-6.9	\$96.5	-10.4	\$97.7	-11.9
St Louis, MO-IL	\$136.8	11.0	\$143.0	12.8	\$144.4	7.7	\$140.8	-3.0	\$132.2	-11.8	\$137.2	-9.7

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
State College, PA	\$152.0	9.7	\$162.4	11.6	\$167.9	8.9	\$168.6	3.1	\$165.1	-1.6	\$169.9	-0.2
Stockton, CA	\$331.4	65.9	\$359.3	73.6	\$319.5	48.9	\$190.8	-13.4	\$144.0	-33.7	\$145.7	-33.3
Syracuse, NY	\$109.5	-4.1	\$114.0	-3.5	\$118.9	-3.2	\$119.0	-8.9	\$119.5	-10.3	\$120.2	-10.7
Tacoma, WA	\$229.6	17.9	\$266.7	27.4	\$287.0	29.4	\$275.9	20.8	\$255.0	11.6	\$248.1	7.4
Tallahassee, FL	\$147.3	14.4	\$161.1	19.0	\$166.5	14.2	\$149.7	-2.6	\$129.5	-15.7	\$133.3	-14.2
Tampa-St Petersburg, FL	\$162.3	19.6	\$191.0	32.5	\$184.6	22.4	\$146.8	-6.7	\$132.7	-14.7	\$127.2	-19.1
Toledo, OH	\$116.8	13.9	\$116.9	10.9	\$114.9	4.4	\$106.7	-6.0	\$98.8	-13.2	\$101.5	-11.9
Topeka, KS	\$100.6	5.0	\$102.7	7.4	\$106.5	3.6	\$105.4	-3.9	\$104.0	-6.5	\$106.2	-5.1
Trenton, NJ	\$270.1	18.4	\$290.0	17.3	\$290.6	10.2	\$276.1	-1.0	\$262.3	-9.3	\$258.1	-11.5
Tucson, AZ	\$175.3	22.2	\$203.2	31.2	\$202.9	24.8	\$179.1	2.8	\$154.0	-12.5	\$149.3	-16.5
Tulsa, OK	\$94.7	-11.8	\$98.2	-16.7	\$101.7	-20.5	\$104.7	-25.2	\$103.2	-28.2	\$105.8	-27.8
Tyler, TX	\$96.2	-13.2	\$105.5	-6.6	\$109.6	-7.4	\$110.1	-14.3	\$107.9	-18.3	\$109.2	-18.2
Utica, NY	\$96.2	-6.0	\$107.3	1.6	\$111.9	2.1	\$117.5	0.4	\$116.3	-2.4	\$118.5	-2.6
Vallejo, CA	\$398.7	55.2	\$423.8	57.4	\$385.7	35.3	\$263.7	-11.1	\$195.3	-33.6	\$194.7	-34.3
Vero Beach, FL	\$193.1	25.6	\$208.8	18.9	\$193.3	-0.5	\$146.6	-29.9	\$124.7	-40.6	\$127.1	-40.5
Vineland, NJ	\$151.3	21.0	\$170.8	32.4	\$179.2	35.4	\$174.4	25.5	\$162.3	13.0	\$159.9	10.3
Virginia Beach-Norfolk, VA-NC	\$194.8	16.5	\$225.1	26.5	\$235.3	27.2	\$222.8	15.3	\$207.7	4.4	\$212.1	5.4
Visalia, CA	\$197.7	35.2	\$229.0	55.6	\$215.8	36.6	\$161.9	-1.8	\$131.4	-19.9	\$131.4	-20.2
Waco, TX	\$84.3	-8.3	\$88.6	-5.7	\$92.4	-7.0	\$92.1	-13.8	\$92.2	-15.4	\$94.0	-14.4
Warner Robins, GA	\$99.8	-7.6	\$105.0	-6.2	\$110.0	-5.4	\$104.0	-15.3	\$95.4	-22.9	\$96.9	-23.6
Warren, MI	\$189.7	12.5	\$183.7	10.7	\$168.6	-2.7	\$142.2	-20.5	\$118.1	-34.3	\$118.9	-34.2
Washington, DC-VA-MD-WV	\$376.5	33.2	\$407.5	37.4	\$396.8	27.9	\$331.5	1.8	\$290.0	-13.5	\$309.0	-8.6
Waterloo, IA	\$102.6	13.9	\$104.7	15.2	\$106.8	9.0	\$105.8	0.7	\$104.5	-0.2	\$106.4	0.6
Wausau, WI	\$125.5	7.8	\$129.2	8.3	\$130.2	2.9	\$131.6	0.3	\$131.5	-1.0	\$130.1	-3.1
Wenatchee, WA	\$184.0	10.1	\$212.7	21.4	\$256.6	39.2	\$256.9	32.8	\$246.6	26.7	\$244.5	27.4
West Palm Beach, FL	\$259.0	34.5	\$294.3	41.0	\$274.6	22.3	\$205.1	-14.4	\$164.9	-31.3	\$162.7	-33.3
Wichita Falls, TX	\$72.5	-7.9	\$76.0	-12.3	\$79.7	-14.3	\$79.5	-22.3	\$78.3	-25.6	\$79.4	-25.7
Wichita, KS	\$95.0	-6.6	\$97.4	-11.6	\$103.0	-12.0	\$104.3	-17.3	\$101.7	-21.3	\$105.0	-19.3
Wilmington, DE-MD-NJ	\$217.4	13.4	\$236.7	16.1	\$244.7	15.8	\$231.9	7.7	\$230.9	6.6	\$229.0	4.8
Wilmington, NC	\$154.7	8.3	\$189.0	29.5	\$200.4	31.1	\$198.6	25.8	\$186.5	17.7	\$181.0	12.6
Winston-Salem, NC	\$120.1	-2.2	\$127.0	2.5	\$128.0	-1.8	\$129.6	-4.4	\$125.9	-8.4	\$126.9	-9.3
Worcester, MA	\$251.2	27.5	\$250.6	20.0	\$241.9	9.1	\$225.4	-3.4	\$218.6	-8.1	\$214.5	-11.2
Yakima, WA	\$132.9	9.8	\$145.9	16.4	\$155.4	17.2	\$158.3	12.6	\$156.7	9.6	\$157.1	8.6
York, PA	\$156.2	8.2	\$178.4	22.0	\$187.3	23.3	\$183.1	15.1	\$174.3	7.8	\$175.3	7.4
Youngstown, OH-PA	\$97.2	10.3	\$98.9	8.7	\$98.2	4.8	\$95.8	-0.6	\$88.9	-8.5	\$93.4	-5.6
Yuba City, CA	\$265.6	60.9	\$273.5	60.6	\$242.5	38.6	\$177.3	-1.1	\$136.0	-22.6	\$142.2	-19.1

Appendix B:
Metropolitan Area House Valuations
Valuation Ranking

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Atlantic City, NJ	\$244.3	51.1	\$271.5	63.0	\$271.3	60.3	\$258.9	47.2	\$243.4	35.8	\$240.4	35.2
Wenatchee, WA	\$184.0	10.1	\$212.7	21.4	\$256.6	39.2	\$256.9	32.8	\$246.6	26.7	\$244.5	27.4
Ocean City, NJ	\$305.2	49.9	\$337.1	58.8	\$326.6	51.0	\$316.8	38.4	\$301.4	28.9	\$297.5	25.3
Longview, WA	\$163.6	19.8	\$192.2	34.8	\$214.6	43.5	\$207.8	34.2	\$193.3	25.2	\$189.9	21.8
Bellingham, WA	\$258.6	33.0	\$294.5	41.1	\$304.8	36.0	\$300.5	28.0	\$288.7	22.8	\$284.6	19.6
Portland, OR-WA	\$246.6	24.2	\$292.3	40.5	\$312.1	42.2	\$303.4	33.2	\$275.9	21.7	\$269.3	18.5
Asheville, NC	\$142.2	15.5	\$159.0	24.5	\$173.9	28.9	\$177.0	25.5	\$171.1	20.2	\$171.7	18.1
Eugene, OR	\$197.5	23.5	\$231.5	35.6	\$248.9	38.5	\$240.1	28.2	\$221.5	18.8	\$219.8	16.4
Bend, OR	\$228.9	26.3	\$306.8	57.7	\$313.6	59.2	\$283.7	44.4	\$239.7	23.7	\$226.3	15.9
Salem, OR	\$176.8	17.8	\$204.1	28.3	\$225.3	35.5	\$220.0	26.0	\$203.0	16.2	\$202.3	15.5
Honolulu, HI	\$563.4	34.8	\$626.1	41.2	\$640.6	37.6	\$639.0	30.8	\$609.6	23.7	\$575.2	14.7
St George, UT	\$197.5	13.7	\$250.6	42.0	\$258.4	50.7	\$230.0	38.5	\$195.7	21.7	\$183.8	13.9
Grand Junction, CO	\$163.0	18.1	\$187.9	29.1	\$213.6	33.1	\$219.1	21.2	\$204.9	9.5	\$211.3	13.4
Corvallis, OR	\$224.4	10.8	\$250.0	19.0	\$281.5	27.2	\$280.1	21.6	\$258.1	12.2	\$260.3	12.9
Wilmington, NC	\$154.7	8.3	\$189.0	29.5	\$200.4	31.1	\$198.6	25.8	\$186.5	17.7	\$181.0	12.6
Myrtle Beach, SC	\$124.6	4.1	\$151.9	20.2	\$163.3	29.1	\$153.2	20.7	\$143.3	17.0	\$140.6	11.6
Spokane, WA	\$158.3	11.8	\$185.8	23.9	\$199.8	25.3	\$200.4	20.3	\$191.0	13.4	\$187.9	11.5
Dover, DE	\$164.9	13.9	\$179.7	19.0	\$187.3	20.5	\$180.5	13.6	\$178.6	13.3	\$177.9	11.4
Mount Vernon, WA	\$235.2	21.9	\$275.6	30.6	\$294.3	31.2	\$285.2	21.2	\$272.6	15.9	\$264.0	10.7
Janesville, WI	\$123.4	22.4	\$128.5	19.2	\$131.7	18.8	\$129.4	15.2	\$126.3	13.5	\$124.9	10.7
Vineland, NJ	\$151.3	21.0	\$170.8	32.4	\$179.2	35.4	\$174.4	25.5	\$162.3	13.0	\$159.9	10.3
Duluth, MN-WI	\$117.7	29.3	\$123.3	29.2	\$125.1	23.5	\$120.9	13.8	\$116.8	8.0	\$119.0	9.6
Provo, UT	\$181.4	6.5	\$212.0	19.0	\$251.4	33.9	\$243.4	25.5	\$216.7	13.3	\$210.0	9.6
Medford, OR	\$255.2	47.6	\$287.8	56.2	\$283.4	47.0	\$251.7	26.5	\$222.9	12.9	\$217.7	9.1
Salt Lake City, UT	\$194.2	-0.1	\$232.6	13.8	\$270.1	28.5	\$263.4	22.4	\$237.2	11.2	\$231.0	8.8
Yakima, WA	\$132.9	9.8	\$145.9	16.4	\$155.4	17.2	\$158.3	12.6	\$156.7	9.6	\$157.1	8.6
Boise City, ID	\$152.0	4.4	\$194.0	23.9	\$207.7	28.6	\$194.2	20.8	\$173.3	12.1	\$168.9	8.5
Kingston, NY	\$204.9	26.5	\$220.0	26.9	\$221.2	23.3	\$220.4	17.5	\$209.1	11.6	\$207.4	8.3
York, PA	\$156.2	8.2	\$178.4	22.0	\$187.3	23.3	\$183.1	15.1	\$174.3	7.8	\$175.3	7.4
Tacoma, WA	\$229.6	17.9	\$266.7	27.4	\$287.0	29.4	\$275.9	20.8	\$255.0	11.6	\$248.1	7.4
Olympia, WA	\$214.2	17.5	\$248.1	28.3	\$262.4	27.8	\$256.9	18.7	\$242.8	11.2	\$237.8	7.2
Bismarck ND	\$112.5	1.8	\$124.1	10.0	\$133.0	11.5	\$136.6	5.5	\$134.2	7.7	\$140.0	6.8
Missoula, MT	\$207.1	17.0	\$226.8	22.9	\$242.7	21.6	\$242.0	14.9	\$235.8	10.9	\$232.2	6.7
Logan, UT-ID	\$151.0	3.6	\$165.7	14.7	\$181.7	17.9	\$182.3	11.9	\$172.3	5.5	\$173.6	6.6
Santa Fe, NM	\$254.9	14.9	\$288.1	23.8	\$303.7	24.0	\$296.6	13.7	\$276.9	5.5	\$283.2	5.8
Hickory, NC	\$100.1	3.0	\$105.2	7.3	\$110.4	9.0	\$112.1	7.8	\$110.8	7.2	\$110.6	5.8
Virginia Beach-Norfolk, VA-NC	\$194.8	16.5	\$225.1	26.5	\$235.3	27.2	\$222.8	15.3	\$207.7	4.4	\$212.1	5.4
Wilmington, DE-MD-NJ	\$217.4	13.4	\$236.7	16.1	\$244.7	15.8	\$231.9	7.7	\$230.9	6.6	\$229.0	4.8
Roanoke, VA	\$136.6	6.5	\$149.2	10.9	\$159.0	12.8	\$154.9	6.4	\$149.9	1.4	\$156.1	4.8
Charlottesville, VA	\$225.1	21.6	\$250.9	23.3	\$260.4	21.7	\$247.3	11.4	\$233.6	3.8	\$237.6	4.6
Seattle, WA	\$326.6	21.8	\$379.9	30.0	\$415.1	29.8	\$400.5	19.9	\$366.8	9.1	\$353.3	4.6
Lancaster, PA	\$167.0	6.0	\$184.1	14.9	\$194.4	16.2	\$191.9	9.0	\$185.0	3.1	\$188.7	4.4

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Barnstable, MA	\$355.2	43.9	\$354.6	35.7	\$342.3	25.5	\$320.2	10.5	\$315.7	6.1	\$315.0	4.4
Burlington, VT	\$209.8	18.2	\$223.2	20.9	\$229.7	15.5	\$228.6	9.3	\$223.9	4.7	\$226.2	3.9
Lynchburg, VA	\$123.6	5.8	\$136.7	8.9	\$149.4	15.3	\$147.6	8.7	\$140.9	1.0	\$146.3	3.3
Farmington, NM	\$114.4	15.1	\$128.9	20.8	\$135.3	18.6	\$136.4	8.2	\$132.7	1.7	\$135.8	3.2
Charleston, WV	\$146.3	10.7	\$170.0	22.3	\$176.9	21.1	\$173.0	13.5	\$162.2	6.8	\$159.4	3.1
Reading, PA	\$154.5	10.6	\$172.7	16.1	\$180.6	16.1	\$179.8	10.5	\$172.0	4.0	\$171.9	3.1
Harrisburg, PA	\$143.9	3.0	\$155.3	8.9	\$166.8	12.0	\$167.5	7.1	\$162.4	2.1	\$164.6	3.0
Scranton, PA	\$117.9	4.3	\$126.6	9.0	\$137.8	12.4	\$139.3	7.3	\$136.6	2.6	\$138.7	2.8
Greeley, CO	\$176.0	19.7	\$175.5	19.5	\$171.4	12.9	\$161.4	3.1	\$153.7	-1.2	\$159.1	2.7
Harrisonburg, VA	\$156.0	10.2	\$179.5	19.1	\$188.6	18.9	\$185.9	11.4	\$173.2	1.6	\$176.8	2.4
Portland, ME	\$216.0	27.4	\$221.0	25.6	\$220.1	16.4	\$212.9	6.4	\$213.1	3.7	\$213.1	2.3
Ogden, UT	\$162.7	-1.6	\$183.7	6.6	\$211.4	16.8	\$209.2	12.5	\$191.7	3.6	\$190.0	2.1
La Crosse, WI-MN	\$123.6	14.5	\$128.2	14.8	\$131.1	11.7	\$132.4	6.6	\$130.6	2.6	\$131.2	2.0
Blacksburg, VA	\$120.7	10.8	\$127.9	8.7	\$133.1	7.3	\$130.8	2.9	\$126.4	-0.9	\$131.4	1.9
Racine, WI	\$155.4	19.5	\$161.7	20.2	\$163.8	15.1	\$159.2	7.8	\$155.9	4.5	\$154.5	1.9
Dubuque, IA	\$113.2	8.5	\$118.2	10.3	\$121.0	5.4	\$122.0	0.3	\$118.8	-0.4	\$121.2	1.7
Kokomo, IN	\$96.2	10.1	\$95.3	5.6	\$93.4	-1.1	\$88.0	-3.3	\$85.7	-0.4	\$86.2	1.7
Nassau-Suffolk, NY	\$435.7	34.0	\$467.3	35.2	\$459.1	26.2	\$446.2	15.5	\$417.4	6.2	\$406.3	1.7
Poughkeepsie-Newburgh, NY	\$270.5	26.6	\$287.9	28.7	\$288.2	23.4	\$277.4	13.0	\$260.0	4.4	\$256.8	1.4
Albuquerque, NM	\$157.5	1.3	\$183.2	11.5	\$196.9	15.6	\$192.7	7.4	\$182.5	1.7	\$183.6	1.4
Edison, NJ	\$339.5	27.6	\$364.2	27.3	\$361.2	18.9	\$340.5	8.5	\$328.0	3.7	\$324.5	1.3
Idaho Falls, ID	\$117.1	-2.8	\$130.7	6.4	\$142.4	9.7	\$145.6	7.2	\$138.1	1.1	\$140.2	1.1
Bangor, ME	\$120.2	11.9	\$127.9	17.2	\$131.8	14.1	\$131.1	5.8	\$130.9	2.0	\$131.2	1.0
Anchorage, AK	\$220.3	14.4	\$244.1	16.2	\$241.6	12.8	\$237.9	3.6	\$242.5	6.2	\$234.2	0.9
Richmond, VA	\$167.1	8.2	\$189.6	17.2	\$201.2	19.0	\$191.7	9.2	\$179.6	0.2	\$182.6	0.9
Albany, NY	\$171.7	6.0	\$186.3	10.2	\$193.7	12.0	\$196.4	5.8	\$193.3	1.9	\$193.4	0.7
Waterloo, IA	\$102.6	13.9	\$104.7	15.2	\$106.8	9.0	\$105.8	0.7	\$104.5	-0.2	\$106.4	0.6
Eau Claire, WI	\$121.4	19.1	\$124.0	16.6	\$125.2	10.6	\$124.6	5.3	\$123.7	2.6	\$123.0	0.6
Fond du Lac, WI	\$126.5	11.6	\$132.5	15.1	\$135.0	9.8	\$135.8	5.3	\$133.5	1.7	\$133.0	0.5
Binghamton, NY	\$96.7	-3.1	\$103.9	-1.8	\$112.1	1.5	\$120.7	1.9	\$120.1	-0.4	\$123.1	0.3
Bremerton, WA	\$235.8	12.9	\$280.4	26.8	\$296.5	26.3	\$287.1	15.4	\$262.3	4.0	\$255.8	0.2
Pittsfield, MA	\$188.2	10.8	\$197.7	11.8	\$207.0	12.1	\$202.2	3.9	\$201.6	0.6	\$202.7	0.0
Colorado Springs, CO	\$191.8	8.7	\$203.7	12.4	\$208.2	10.2	\$199.3	0.8	\$190.3	-2.6	\$195.0	0.0
Camden, NJ	\$222.4	17.9	\$243.8	22.5	\$246.9	20.4	\$236.0	9.4	\$226.1	2.8	\$222.0	-0.1
State College, PA	\$152.0	9.7	\$162.4	11.6	\$167.9	8.9	\$168.6	3.1	\$165.1	-1.6	\$169.9	-0.2
Allentown, PA-NJ	\$191.2	12.7	\$214.1	20.7	\$223.2	18.9	\$212.7	9.0	\$200.2	1.1	\$199.8	-0.3
Michigan City, IN	\$109.3	7.4	\$121.9	17.1	\$121.4	12.5	\$117.9	3.9	\$113.1	-2.4	\$117.2	-0.5
Boulder, CO	\$295.7	10.1	\$307.2	10.7	\$309.9	4.8	\$309.2	-1.3	\$300.4	-4.5	\$311.5	-0.9
Kennewick, WA	\$144.5	9.3	\$146.3	11.8	\$151.9	9.6	\$152.7	2.5	\$149.7	-2.1	\$153.4	-1.7
Newark, NJ-PA	\$377.6	23.9	\$406.7	23.7	\$405.7	16.5	\$385.9	7.2	\$366.7	0.1	\$363.0	-1.7
Lewiston, ME	\$141.7	15.3	\$147.1	18.5	\$150.1	15.0	\$146.3	5.3	\$144.1	1.0	\$142.0	-1.8
Sheboygan, WI	\$135.6	10.0	\$141.1	11.0	\$144.4	7.0	\$141.4	1.1	\$139.9	-0.9	\$140.2	-2.2

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Hagerstown, MD-WV	\$195.1	28.5	\$218.5	39.1	\$217.3	30.5	\$197.2	14.4	\$176.1	0.1	\$174.2	-2.2
Auburn, AL	\$110.5	2.2	\$120.5	7.5	\$129.2	9.3	\$125.8	0.7	\$121.6	-2.0	\$122.9	-2.3
Madison, WI	\$195.2	14.8	\$201.9	13.2	\$203.7	7.8	\$201.0	1.7	\$198.3	-1.5	\$197.2	-2.3
Philadelphia, PA	\$218.7	13.9	\$237.2	16.9	\$245.2	13.4	\$240.0	4.8	\$229.2	-2.3	\$231.9	-2.3
Kingsport-Bristol, TN-VA	\$100.4	7.7	\$107.1	7.3	\$114.2	9.6	\$113.6	3.2	\$110.6	-1.3	\$110.7	-2.4
Norwich-New London, CT	\$244.8	18.7	\$254.4	18.0	\$254.7	12.5	\$250.4	5.2	\$233.1	-2.3	\$234.3	-2.5
Baltimore, MD	\$263.0	23.5	\$292.3	31.2	\$299.2	24.5	\$282.7	12.0	\$263.7	1.7	\$256.5	-2.5
Utica, NY	\$96.2	-6.0	\$107.3	1.6	\$111.9	2.1	\$117.5	0.4	\$116.3	-2.4	\$118.5	-2.6
Billings, MT	\$142.3	4.9	\$151.9	8.4	\$161.1	4.0	\$164.4	0.8	\$162.6	-0.4	\$162.6	-2.7
Wausau, WI	\$125.5	7.8	\$129.2	8.3	\$130.2	2.9	\$131.6	0.3	\$131.5	-1.0	\$130.1	-3.1
Flagstaff, AZ	\$218.5	30.2	\$267.6	46.1	\$269.4	34.6	\$248.1	15.8	\$213.5	-1.8	\$209.7	-3.5
Ithaca, NY	\$145.8	7.7	\$155.2	10.5	\$157.9	8.2	\$165.4	4.6	\$160.3	-1.0	\$160.2	-3.5
Springfield, MA	\$204.9	16.7	\$210.5	15.3	\$213.9	12.0	\$206.4	1.6	\$204.1	-1.4	\$201.9	-3.6
Fort Collins, CO	\$218.0	11.0	\$223.3	9.0	\$223.8	3.0	\$218.5	-4.0	\$210.8	-7.4	\$217.9	-4.3
Kankakee, IL	\$119.0	7.1	\$127.7	12.9	\$133.4	10.8	\$132.3	2.9	\$124.6	-4.5	\$126.8	-4.3
Knoxville, TN	\$119.2	1.3	\$131.3	6.1	\$140.1	8.1	\$136.8	0.7	\$132.1	-3.6	\$132.6	-4.3
Fargo, ND-MN	\$125.4	6.3	\$132.9	7.8	\$135.3	4.1	\$136.5	-5.1	\$134.7	-6.7	\$140.4	-4.4
St Cloud, MN	\$151.1	21.9	\$157.6	21.7	\$157.9	16.3	\$145.0	1.5	\$138.3	-4.8	\$139.3	-4.5
Elkhart, IN	\$108.0	-8.7	\$116.9	-4.3	\$116.7	-6.9	\$113.9	-6.1	\$111.3	-3.9	\$110.8	-4.5
Lebanon, PA	\$130.6	-0.3	\$141.8	4.6	\$148.4	4.0	\$149.9	-0.6	\$146.1	-5.8	\$149.8	-4.6
Dalton, GA	\$102.1	1.9	\$108.6	8.3	\$113.3	7.7	\$106.0	0.5	\$95.9	-6.6	\$96.7	-4.6
Erie, PA	\$102.7	7.5	\$106.7	7.9	\$109.3	4.2	\$110.0	-1.4	\$107.5	-6.6	\$109.9	-4.6
Las Cruces, NM	\$104.9	1.3	\$119.5	11.7	\$126.4	11.9	\$123.5	1.1	\$118.7	-5.3	\$121.5	-4.7
Milwaukee, WI	\$183.8	14.2	\$192.2	12.8	\$193.7	7.1	\$189.4	-0.4	\$186.0	-3.8	\$183.2	-4.9
Denver, CO	\$223.0	8.6	\$230.1	6.9	\$230.9	1.2	\$225.3	-6.0	\$217.0	-9.2	\$227.8	-5.0
Rockford, IL	\$119.4	8.9	\$125.2	9.2	\$130.1	7.2	\$128.0	1.0	\$119.8	-6.0	\$122.2	-5.1
Topeka, KS	\$100.6	5.0	\$102.7	7.4	\$106.5	3.6	\$105.4	-3.9	\$104.0	-6.5	\$106.2	-5.1
New Haven, CT	\$251.0	15.6	\$268.4	17.0	\$270.2	10.6	\$258.0	1.5	\$243.5	-5.1	\$244.1	-5.6
Rockingham-Strafford, NH	\$251.3	23.3	\$253.3	21.1	\$249.3	9.9	\$230.8	-0.3	\$222.9	-4.4	\$221.6	-5.6
Youngstown, OH-PA	\$97.2	10.3	\$98.9	8.7	\$98.2	4.8	\$95.8	-0.6	\$88.9	-8.5	\$93.4	-5.6
Pueblo, CO	\$119.3	10.6	\$123.1	13.7	\$128.4	10.9	\$120.0	-3.5	\$115.8	-8.4	\$119.7	-5.8
Mobile, AL	\$91.8	-2.7	\$106.8	2.5	\$116.5	8.3	\$115.9	-0.5	\$112.2	-5.8	\$113.5	-5.9
New York-White Plains, NY-NJ	\$474.4	23.1	\$504.6	20.9	\$511.6	13.3	\$490.5	2.9	\$463.0	-4.8	\$463.2	-6.0
San Angelo, TX	\$77.5	-9.7	\$84.9	-1.9	\$90.9	-0.2	\$95.1	-3.9	\$93.5	-8.6	\$96.8	-6.1
Brunswick, GA	\$113.8	10.6	\$127.1	16.9	\$137.5	19.6	\$134.8	8.6	\$118.0	-7.1	\$121.0	-6.1
Prescott, AZ	\$207.7	36.5	\$239.0	46.8	\$243.0	43.5	\$212.2	19.5	\$178.4	0.4	\$168.7	-6.1
Redding, CA	\$256.6	50.7	\$279.0	54.4	\$261.2	39.0	\$211.1	9.2	\$179.0	-5.5	\$178.7	-6.3
Manchester-Nashua, NH	\$238.1	24.4	\$241.8	23.6	\$236.9	11.3	\$217.2	-1.4	\$211.7	-5.0	\$210.4	-6.4
Anderson, SC	\$94.3	-0.2	\$99.5	0.9	\$106.1	4.8	\$106.9	0.6	\$103.8	-3.2	\$103.5	-6.4
Gulfport-Biloxi, MS	\$99.7	6.3	\$118.5	17.9	\$128.9	3.6	\$127.9	7.3	\$113.0	-6.3	\$117.3	-6.8
Green Bay, WI	\$139.4	10.9	\$141.6	10.0	\$141.6	4.5	\$140.0	-1.2	\$137.8	-4.6	\$136.6	-6.9
Lima, OH	\$100.0	7.0	\$103.5	9.2	\$102.8	4.1	\$99.3	-2.5	\$93.9	-9.6	\$98.1	-7.1

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Mansfield, OH	\$104.6	8.9	\$109.5	13.4	\$108.4	10.8	\$101.5	-0.3	\$94.1	-8.1	\$95.8	-7.2
Los Angeles, CA	\$475.6	47.9	\$549.4	58.6	\$535.6	47.2	\$413.4	8.7	\$354.4	-6.1	\$351.6	-7.4
Durham, NC	\$158.0	-3.3	\$166.5	-2.1	\$175.6	-3.3	\$179.9	-5.1	\$174.3	-7.7	\$175.0	-7.5
Providence-New Bedford, RI-MA	\$277.4	32.8	\$284.1	29.8	\$269.3	16.6	\$251.3	3.6	\$240.4	-2.9	\$231.9	-7.8
Savannah, GA	\$129.9	10.7	\$146.5	17.1	\$155.5	14.7	\$150.2	3.1	\$135.1	-8.5	\$137.6	-7.8
Charlotte, NC-SC	\$140.4	-12.0	\$149.8	-10.4	\$161.3	-7.5	\$167.1	-5.8	\$161.5	-7.4	\$161.2	-7.9
Lawrence, KS	\$151.5	4.8	\$158.3	4.4	\$160.9	-0.1	\$160.6	-4.9	\$154.6	-9.3	\$155.4	-8.0
Gary, IN	\$123.1	1.1	\$130.7	3.3	\$134.8	1.3	\$131.2	-3.9	\$124.7	-8.5	\$127.0	-8.2
Chico, CA	\$263.8	51.6	\$284.7	53.1	\$263.0	34.5	\$214.4	3.9	\$186.8	-9.2	\$189.6	-8.4
Fairbanks, AK	\$181.6	8.5	\$191.6	2.4	\$202.9	6.7	\$200.5	-4.1	\$202.5	-2.9	\$194.4	-8.4
Washington, DC-VA-MD-WV	\$376.5	33.2	\$407.5	37.4	\$396.8	27.9	\$331.5	1.8	\$290.0	-13.5	\$309.0	-8.6
Chattanooga, TN-GA	\$111.6	3.7	\$118.9	4.7	\$124.2	3.9	\$120.7	-3.3	\$115.8	-7.8	\$115.8	-8.8
Greensboro-High Point, NC	\$117.1	-3.7	\$120.2	-3.9	\$124.4	-4.6	\$126.2	-6.7	\$123.0	-8.8	\$123.7	-9.0
Nashville, TN	\$149.4	-4.7	\$164.8	-1.2	\$175.2	1.0	\$173.9	-3.4	\$165.2	-8.2	\$165.5	-9.0
Hartford, CT	\$232.2	8.3	\$243.1	7.2	\$245.6	0.3	\$241.4	-5.0	\$229.5	-9.8	\$233.1	-9.2
Winston-Salem, NC	\$120.1	-2.2	\$127.0	2.5	\$128.0	-1.8	\$129.6	-4.4	\$125.9	-8.4	\$126.9	-9.3
Detroit, MI	\$115.5	32.0	\$111.8	34.6	\$103.5	23.2	\$85.8	2.2	\$77.2	-8.6	\$76.3	-9.4
Greenville, SC	\$109.2	-2.4	\$113.0	-4.4	\$118.2	-3.6	\$121.2	-5.5	\$118.0	-8.1	\$118.3	-9.5
Austin, TX	\$144.8	-11.4	\$157.6	-9.1	\$172.9	-5.0	\$178.8	-7.2	\$174.5	-9.5	\$176.1	-9.6
Huntington, WV-KY-OH	\$81.5	4.2	\$84.5	3.8	\$87.9	1.3	\$91.2	-2.9	\$87.9	-11.1	\$91.1	-9.6
St Louis, MO-IL	\$136.8	11.0	\$143.0	12.8	\$144.4	7.7	\$140.8	-3.0	\$132.2	-11.8	\$137.2	-9.7
Champaign, IL	\$114.7	6.7	\$120.8	10.3	\$121.6	3.4	\$121.4	-3.9	\$115.2	-11.8	\$119.3	-9.8
Burlington, NC	\$109.4	1.8	\$112.5	0.6	\$113.5	-2.4	\$114.8	-6.2	\$114.9	-7.6	\$113.8	-9.8
Appleton, WI	\$132.3	3.7	\$135.5	3.3	\$136.2	-3.3	\$136.1	-6.8	\$135.1	-8.2	\$134.9	-9.9
Davenport-Moline, IA-IL	\$101.2	4.6	\$105.2	6.5	\$107.0	0.5	\$107.7	-5.3	\$104.8	-9.6	\$105.7	-10.0
Buffalo, NY	\$109.2	-4.6	\$112.6	-5.3	\$116.7	-4.7	\$119.6	-8.5	\$120.5	-8.8	\$121.2	-10.1
Bloomington, IN	\$113.1	1.9	\$119.0	2.7	\$122.1	0.5	\$120.7	-6.1	\$118.5	-10.6	\$120.6	-10.1
Sioux Falls, SD	\$118.4	-0.6	\$121.0	-0.6	\$124.6	-5.2	\$127.8	-9.5	\$126.6	-10.4	\$128.1	-10.2
Columbia, SC	\$109.0	-3.0	\$115.3	-2.7	\$119.9	-1.5	\$119.7	-6.1	\$117.0	-8.8	\$117.6	-10.3
Springfield, OH	\$106.6	10.4	\$105.7	6.8	\$108.9	7.1	\$103.1	-3.2	\$95.5	-12.9	\$100.1	-10.4
Niles-Benton Harbor, MI	\$120.9	16.3	\$121.4	14.4	\$125.9	9.7	\$119.9	-2.5	\$114.3	-10.2	\$115.3	-10.5
Raleigh-Cary, NC	\$164.3	-7.6	\$175.6	-5.9	\$185.8	-7.3	\$191.7	-7.1	\$186.1	-9.4	\$185.7	-10.5
Santa Ana-Anaheim, CA	\$582.6	30.3	\$637.0	32.2	\$632.7	26.9	\$495.2	-4.0	\$452.2	-11.1	\$459.1	-10.6
Louisville, KY-IN	\$123.2	2.2	\$127.6	0.1	\$130.3	-4.0	\$130.1	-7.5	\$126.3	-10.7	\$128.2	-10.7
Syracuse, NY	\$109.5	-4.1	\$114.0	-3.5	\$118.9	-3.2	\$119.0	-8.9	\$119.5	-10.3	\$120.2	-10.7
Spartanburg, SC	\$94.4	-2.5	\$95.8	-4.5	\$100.6	-2.9	\$98.9	-9.4	\$98.7	-9.5	\$99.3	-10.7
Panama City, FL	\$163.5	32.7	\$176.4	35.4	\$172.3	28.5	\$150.5	6.1	\$130.8	-7.3	\$128.5	-10.7
Parkersburg, WV-OH	\$88.4	5.4	\$91.4	5.4	\$91.2	-1.3	\$94.3	-5.2	\$90.9	-13.2	\$94.5	-11.1
Casper, WY	\$127.8	10.3	\$145.6	8.4	\$162.0	4.6	\$162.8	-6.5	\$153.8	-13.5	\$157.5	-11.2
Lexington, KY	\$131.4	0.3	\$137.6	-1.2	\$141.5	-5.4	\$141.9	-8.6	\$137.2	-11.3	\$140.0	-11.2
Worcester, MA	\$251.2	27.5	\$250.6	20.0	\$241.9	9.1	\$225.4	-3.4	\$218.6	-8.1	\$214.5	-11.2
Minneapolis-St Paul, MN-WI	\$218.2	22.0	\$224.0	21.4	\$219.7	11.5	\$200.7	-1.3	\$176.8	-13.9	\$182.7	-11.3

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Iowa City, IA	\$145.0	4.4	\$149.2	4.3	\$151.4	-2.2	\$148.5	-10.6	\$146.2	-11.5	\$148.2	-11.4
Trenton, NJ	\$270.1	18.4	\$290.0	17.3	\$290.6	10.2	\$276.1	-1.0	\$262.3	-9.3	\$258.1	-11.5
Essex County, MA	\$350.6	28.8	\$342.0	16.0	\$330.7	6.0	\$313.3	-5.8	\$306.4	-10.0	\$304.8	-11.6
Augusta, GA-SC	\$101.7	-3.8	\$109.5	1.4	\$116.9	3.9	\$115.3	-4.2	\$106.8	-12.6	\$109.6	-11.6
Bethesda, MD	\$429.5	29.0	\$467.3	33.4	\$453.9	19.0	\$405.0	0.3	\$378.7	-10.1	\$377.9	-11.8
St Joseph, MO-KS	\$94.3	8.1	\$98.5	8.0	\$100.9	3.3	\$97.3	-6.9	\$96.5	-10.4	\$97.7	-11.9
Toledo, OH	\$116.8	13.9	\$116.9	10.9	\$114.9	4.4	\$106.7	-6.0	\$98.8	-13.2	\$101.5	-11.9
Sherman, TX	\$82.7	-2.1	\$86.7	-0.8	\$88.8	-4.3	\$92.6	-5.9	\$87.5	-12.3	\$88.6	-12.0
Florence, SC	\$80.4	-3.4	\$84.7	-4.5	\$88.1	-2.9	\$88.4	-6.3	\$85.4	-10.4	\$85.7	-12.0
Anderson, IN	\$91.5	4.7	\$89.2	-1.5	\$88.6	-3.7	\$88.4	-6.7	\$85.4	-11.4	\$86.4	-12.0
Amarillo, TX	\$85.8	-4.3	\$90.7	-0.4	\$95.1	-2.8	\$95.3	-10.4	\$93.4	-14.4	\$96.2	-12.2
Jefferson City, MO	\$107.6	-1.8	\$112.0	1.8	\$113.6	-1.2	\$113.8	-7.4	\$110.7	-12.8	\$112.7	-12.3
Decatur, AL	\$90.4	-7.2	\$94.0	-6.3	\$98.3	-6.4	\$100.3	-10.2	\$95.4	-14.8	\$99.5	-12.5
Des Moines, IA	\$125.3	-0.7	\$128.9	0.3	\$130.4	-4.5	\$128.4	-9.9	\$125.0	-12.2	\$125.8	-12.5
Rochester, MN	\$143.0	6.0	\$143.4	1.2	\$144.2	-3.8	\$138.1	-10.6	\$133.3	-14.7	\$136.6	-12.6
San Luis Obispo, CA	\$491.4	52.8	\$507.9	45.3	\$469.5	27.9	\$382.9	-0.3	\$328.8	-13.5	\$334.1	-12.8
Lincoln, NE	\$123.6	0.3	\$127.4	1.1	\$129.5	-2.8	\$125.2	-11.5	\$119.6	-15.6	\$124.2	-13.0
Canton, OH	\$117.8	9.5	\$119.2	9.9	\$117.1	3.1	\$111.6	-6.8	\$104.7	-14.5	\$108.7	-13.0
Madera, CA	\$279.5	55.3	\$318.0	76.0	\$304.7	57.5	\$222.6	12.5	\$180.6	-7.9	\$171.1	-13.0
Santa Cruz, CA	\$642.3	48.7	\$689.3	44.1	\$634.8	24.0	\$519.7	-1.2	\$441.9	-14.3	\$451.7	-13.1
Albany, GA	\$84.2	-1.4	\$90.8	6.9	\$93.4	5.5	\$91.3	-4.1	\$83.2	-14.2	\$85.0	-13.1
Joplin, MO	\$86.4	0.4	\$90.1	2.7	\$93.2	1.5	\$92.1	-6.8	\$89.9	-12.5	\$90.6	-13.3
Kansas City, MO-KS	\$133.2	5.2	\$136.7	4.6	\$139.0	0.1	\$135.1	-7.9	\$129.8	-13.3	\$130.9	-13.6
Sandusky, OH	\$130.0	7.7	\$127.1	3.8	\$131.0	4.3	\$124.5	-5.0	\$116.4	-14.2	\$119.8	-13.7
Battle Creek, MI	\$97.7	14.0	\$101.1	19.0	\$95.2	7.4	\$89.4	-5.9	\$85.4	-12.9	\$85.2	-13.7
Oshkosh, WI	\$121.4	5.4	\$123.7	1.7	\$127.2	-2.3	\$125.4	-8.7	\$124.1	-12.7	\$124.1	-13.8
Springfield, MO	\$108.4	-5.0	\$115.2	-1.2	\$119.0	-2.8	\$117.5	-8.2	\$113.2	-13.1	\$114.3	-14.0
Tallahassee, FL	\$147.3	14.4	\$161.1	19.0	\$166.5	14.2	\$149.7	-2.6	\$129.5	-15.7	\$133.3	-14.2
Columbia, MO	\$121.4	-2.6	\$128.8	-0.1	\$131.7	-2.1	\$128.8	-9.0	\$124.9	-14.3	\$126.4	-14.4
Waco, TX	\$84.3	-8.3	\$88.6	-5.7	\$92.4	-7.0	\$92.1	-13.8	\$92.2	-15.4	\$94.0	-14.4
Jackson, MI	\$120.4	21.9	\$118.9	22.0	\$112.9	10.3	\$101.6	-4.6	\$94.9	-12.7	\$94.2	-14.4
Peoria, IL	\$108.2	1.8	\$111.1	-1.2	\$114.1	-4.8	\$114.6	-10.8	\$109.0	-16.9	\$112.8	-14.5
San Jose, CA	\$693.7	41.8	\$734.6	37.7	\$708.4	21.0	\$582.7	-2.0	\$490.6	-15.3	\$493.7	-14.6
Chicago, IL	\$240.0	13.1	\$256.4	15.1	\$260.9	8.7	\$247.4	-1.9	\$220.3	-13.1	\$217.6	-14.8
Cedar Rapids, IA	\$112.7	4.0	\$113.9	3.1	\$115.0	-3.9	\$113.7	-11.7	\$111.1	-14.2	\$112.2	-14.9
Dayton, OH	\$119.3	3.2	\$121.6	1.6	\$120.9	-2.0	\$116.5	-8.7	\$107.4	-16.0	\$111.1	-15.0
Abilene, TX	\$68.8	-8.4	\$73.4	-5.1	\$80.1	-6.2	\$79.7	-13.7	\$80.3	-15.7	\$81.4	-15.3
New Orleans, LA	\$131.7	10.1	\$151.6	-2.4	\$157.0	-12.5	\$152.9	-12.1	\$148.7	-13.8	\$149.1	-15.4
Columbus, IN	\$112.8	1.3	\$114.5	-4.8	\$117.8	-6.4	\$117.9	-12.5	\$114.2	-17.4	\$116.9	-15.4
Greenville, NC	\$94.1	-4.8	\$99.0	-2.6	\$102.4	-6.9	\$103.1	-10.1	\$100.8	-12.6	\$99.8	-15.5
Hattiesburg, MS	\$82.8	-9.7	\$93.0	-6.8	\$99.7	-3.8	\$100.5	-9.4	\$91.5	-16.7	\$95.1	-15.5
Bowling Green, KY	\$104.6	-3.4	\$109.8	-2.6	\$111.6	-6.6	\$112.1	-12.5	\$108.9	-16.8	\$111.1	-15.5

House Prices in America: 2nd Quarter 2009 Update



	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Rome, GA	\$103.1	7.1	\$102.8	5.5	\$107.5	5.8	\$102.2	-6.3	\$95.0	-14.6	\$96.0	-15.5
Birmingham, AL	\$115.2	-7.9	\$124.1	-3.4	\$128.5	-5.8	\$126.7	-11.7	\$123.3	-14.5	\$124.0	-15.5
Pittsburgh, PA	\$104.1	-2.1	\$109.8	-2.7	\$112.3	-6.7	\$113.8	-11.2	\$110.7	-16.7	\$114.0	-15.6
Saginaw, MI	\$100.5	16.8	\$98.1	13.4	\$95.3	6.5	\$86.6	-6.8	\$80.4	-15.6	\$80.9	-15.7
Athens, GA	\$132.4	6.5	\$134.8	3.5	\$140.0	0.3	\$138.7	-8.0	\$126.3	-17.8	\$130.0	-15.9
Lubbock, TX	\$80.2	-8.1	\$83.5	-6.3	\$86.3	-7.9	\$87.0	-13.4	\$85.7	-16.6	\$87.5	-16.1
Bay City, MI	\$101.8	23.0	\$100.7	20.6	\$94.8	9.4	\$87.6	-5.4	\$82.7	-14.6	\$82.1	-16.2
Cheyenne, WY	\$142.4	-1.0	\$151.3	-3.0	\$157.5	-7.9	\$158.3	-14.5	\$151.6	-18.5	\$155.6	-16.3
Tucson, AZ	\$175.3	22.2	\$203.2	31.2	\$202.9	24.8	\$179.1	2.8	\$154.0	-12.5	\$149.3	-16.5
Fort Wayne, IN	\$98.5	-3.4	\$100.7	-5.0	\$101.1	-8.4	\$96.7	-14.6	\$94.8	-17.2	\$96.3	-16.6
Gainesville, FL	\$148.3	15.8	\$167.1	21.1	\$170.3	14.6	\$150.3	-4.6	\$133.6	-14.7	\$132.2	-16.7
Beaumont, TX	\$69.9	-10.2	\$75.4	-10.4	\$82.3	-8.2	\$84.6	-13.2	\$81.7	-18.5	\$83.6	-17.0
Boston-Quincy, MA	\$362.7	18.3	\$355.2	8.2	\$343.9	-1.9	\$325.1	-12.8	\$321.3	-15.2	\$318.7	-17.0
South Bend, IN-MI	\$102.3	-5.0	\$105.0	-6.1	\$108.9	-6.6	\$106.4	-11.7	\$101.3	-17.1	\$103.3	-17.0
Omaha, NE-IA	\$119.1	-5.0	\$123.8	-3.8	\$125.8	-8.2	\$122.0	-16.4	\$116.4	-20.4	\$121.8	-17.1
Rocky Mount, NC	\$88.0	-7.8	\$89.6	-7.4	\$92.9	-7.8	\$95.9	-9.4	\$92.6	-14.0	\$91.2	-17.1
Miami, FL	\$250.4	39.1	\$295.9	48.8	\$319.4	52.0	\$254.2	15.5	\$176.4	-19.2	\$182.5	-17.1
Baton Rouge, LA	\$105.8	-7.5	\$120.0	-2.6	\$128.7	-4.8	\$129.5	-11.7	\$127.8	-15.6	\$128.4	-17.2
Monroe, MI	\$154.2	21.1	\$152.1	19.1	\$142.1	6.8	\$121.7	-9.0	\$116.8	-13.0	\$112.6	-17.2
Flint, MI	\$108.4	27.4	\$105.9	23.6	\$99.6	13.5	\$87.0	-3.3	\$77.2	-16.0	\$76.4	-17.2
Jacksonville, FL	\$165.9	18.2	\$185.9	20.7	\$191.1	17.2	\$165.5	-2.9	\$141.6	-16.1	\$141.3	-17.3
Fort Smith, AR-OK	\$77.6	-9.1	\$82.6	-7.3	\$85.5	-7.4	\$84.8	-14.5	\$84.1	-16.1	\$84.5	-17.4
Ames, IA	\$134.1	2.8	\$137.3	-0.6	\$137.4	-8.0	\$135.7	-14.5	\$132.3	-17.2	\$134.0	-17.4
Springfield, IL	\$103.0	-4.9	\$106.1	-2.5	\$108.0	-6.0	\$107.1	-13.0	\$101.3	-19.9	\$105.1	-17.4
Huntsville, AL	\$113.0	-12.5	\$125.0	-7.1	\$133.3	-7.1	\$133.7	-14.1	\$129.7	-18.1	\$132.8	-17.4
Bloomington-Normal, IL	\$130.5	-0.1	\$133.0	-3.4	\$135.1	-4.6	\$133.3	-12.1	\$126.2	-19.0	\$130.8	-17.4
Longview, TX	\$80.0	-11.0	\$88.0	-8.5	\$94.1	-9.6	\$101.7	-11.7	\$96.8	-18.7	\$98.7	-17.5
Lakeland, FL	\$115.1	7.4	\$140.1	24.5	\$145.2	23.2	\$120.5	-1.8	\$102.9	-14.9	\$100.9	-17.6
Lake-Kenosha, IL-WI	\$248.9	3.4	\$260.6	4.4	\$263.1	-2.1	\$252.7	-9.7	\$232.9	-17.3	\$234.1	-17.6
College Station-Bryan, TX	\$94.4	-14.3	\$99.1	-15.2	\$104.9	-14.9	\$108.3	-18.9	\$107.6	-19.6	\$110.2	-17.7
Cambridge-Framingham, MA	\$397.5	16.6	\$385.8	5.6	\$376.5	-3.7	\$359.7	-13.6	\$356.2	-16.5	\$355.5	-17.9
Rochester, NY	\$113.7	-9.4	\$115.4	-11.0	\$117.3	-12.2	\$119.5	-15.7	\$118.6	-18.0	\$120.5	-17.9
Decatur, IL	\$83.2	-3.7	\$83.5	-3.6	\$86.3	-8.0	\$85.8	-14.4	\$81.2	-21.0	\$84.8	-18.0
San Antonio, TX	\$95.6	-14.4	\$103.3	-11.4	\$112.1	-9.3	\$113.9	-14.1	\$110.8	-18.1	\$112.8	-18.0
Deltona-Daytona Beach, FL	\$166.4	31.8	\$194.6	46.1	\$188.3	36.3	\$149.7	4.0	\$122.1	-14.1	\$118.4	-18.2
Tyler, TX	\$96.2	-13.2	\$105.5	-6.6	\$109.6	-7.4	\$110.1	-14.3	\$107.9	-18.3	\$109.2	-18.2
Orlando, FL	\$182.3	17.5	\$218.9	32.5	\$220.2	28.1	\$179.4	0.7	\$146.7	-15.9	\$143.2	-18.3
Ocala, FL	\$122.4	17.3	\$146.7	28.5	\$148.6	23.8	\$122.1	-1.5	\$99.9	-17.9	\$100.9	-18.3
Macon, GA	\$95.0	-5.7	\$99.5	-3.0	\$102.5	-3.4	\$98.4	-14.1	\$91.8	-20.9	\$95.6	-18.6
Evansville, IN-KY	\$94.8	-4.9	\$98.2	-4.8	\$100.0	-5.0	\$96.6	-13.4	\$92.1	-19.4	\$94.3	-18.7
Bridgeport, CT	\$457.5	10.6	\$481.6	5.4	\$473.6	-5.4	\$453.2	-12.0	\$424.6	-17.5	\$424.9	-18.7
Fresno, CA	\$245.1	53.6	\$273.8	65.7	\$254.4	46.6	\$186.5	3.0	\$149.2	-17.0	\$147.1	-19.0

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	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Napa, CA	\$531.5	55.0	\$556.1	53.0	\$514.8	30.0	\$397.1	-4.6	\$328.9	-19.7	\$331.2	-19.0
Tampa-St Petersburg, FL	\$162.3	19.6	\$191.0	32.5	\$184.6	22.4	\$146.8	-6.7	\$132.7	-14.7	\$127.2	-19.1
Yuba City, CA	\$265.6	60.9	\$273.5	60.6	\$242.5	38.6	\$177.3	-1.1	\$136.0	-22.6	\$142.2	-19.1
Montgomery, AL	\$99.5	-10.9	\$107.1	-7.2	\$113.6	-5.6	\$110.5	-14.8	\$105.7	-19.6	\$108.4	-19.2
Ann Arbor, MI	\$215.3	21.8	\$207.3	16.4	\$193.9	2.4	\$168.6	-12.9	\$158.3	-18.8	\$158.8	-19.2
Wichita, KS	\$95.0	-6.6	\$97.4	-11.6	\$103.0	-12.0	\$104.3	-17.3	\$101.7	-21.3	\$105.0	-19.3
Gainesville, GA	\$136.9	-3.0	\$145.6	0.9	\$152.4	-0.6	\$145.3	-10.1	\$132.7	-18.4	\$131.2	-19.3
Kalamazoo, MI	\$123.6	10.7	\$124.1	9.5	\$120.8	0.3	\$110.8	-14.4	\$108.1	-19.3	\$109.3	-19.4
Fayetteville, NC	\$122.4	0.6	\$132.4	4.4	\$134.4	-0.9	\$127.9	-11.4	\$121.5	-16.1	\$119.4	-19.5
Muskegon, MI	\$100.6	12.0	\$99.5	10.5	\$94.6	1.8	\$87.8	-11.2	\$83.9	-17.7	\$83.1	-19.5
Columbus, OH	\$146.6	0.3	\$149.9	0.2	\$147.8	-6.3	\$142.5	-13.6	\$133.2	-21.0	\$138.1	-19.5
Lafayette, IN	\$111.1	-5.7	\$113.2	-6.2	\$113.3	-10.3	\$109.9	-18.0	\$107.3	-21.5	\$111.8	-19.6
Oxnard-Ventura, CA	\$538.7	47.2	\$585.4	48.9	\$529.8	26.8	\$397.6	-6.6	\$328.9	-20.8	\$336.4	-19.7
Owensboro, KY	\$85.0	-6.3	\$88.1	-5.4	\$90.1	-9.0	\$89.7	-15.1	\$88.2	-19.4	\$89.4	-19.8
Santa Rosa, CA	\$531.5	57.3	\$546.4	48.8	\$496.1	27.3	\$376.3	-7.1	\$316.4	-20.4	\$319.7	-19.9
San Diego, CA	\$493.7	40.4	\$497.1	34.3	\$462.6	18.8	\$375.0	-9.2	\$325.0	-21.4	\$332.6	-20.1
El Paso, TX	\$84.4	-21.1	\$98.3	-12.9	\$109.7	-8.2	\$110.4	-14.8	\$105.9	-20.0	\$107.3	-20.1
Visalia, CA	\$197.7	35.2	\$229.0	55.6	\$215.8	36.6	\$161.9	-1.8	\$131.4	-19.9	\$131.4	-20.2
Holland, MI	\$153.8	10.3	\$151.1	5.7	\$148.1	-0.8	\$135.0	-14.6	\$128.4	-20.3	\$128.9	-20.2
Phoenix, AZ	\$214.0	26.7	\$259.3	42.7	\$253.8	35.0	\$207.9	8.0	\$159.4	-15.6	\$151.9	-20.3
Fort Walton Beach, FL	\$196.6	31.7	\$215.2	34.4	\$202.3	19.9	\$162.6	-9.1	\$141.4	-20.9	\$144.6	-20.3
Cincinnati, OH-KY-IN	\$136.9	-2.7	\$140.0	-2.8	\$141.3	-7.0	\$135.9	-15.0	\$125.6	-22.6	\$130.8	-20.4
Odessa, TX	\$53.2	-16.8	\$64.5	-10.8	\$76.5	-6.6	\$80.5	-16.0	\$80.7	-21.8	\$82.5	-20.4
Cleveland, OH	\$142.8	6.3	\$142.6	3.5	\$140.8	-2.8	\$129.9	-13.8	\$116.4	-23.5	\$122.5	-20.4
Riverside-San Bernardino, CA	\$315.8	52.1	\$355.9	64.1	\$349.9	57.1	\$231.7	2.6	\$182.6	-16.9	\$175.5	-20.5
Alexandria, LA	\$78.8	-14.2	\$86.6	-4.4	\$93.4	-4.5	\$94.0	-13.2	\$92.9	-17.1	\$92.9	-20.6
Corpus Christi, TX	\$87.2	-11.3	\$94.8	-8.5	\$99.4	-10.3	\$98.6	-18.2	\$97.9	-20.9	\$98.8	-20.7
Atlanta, GA	\$168.2	-2.8	\$175.6	-1.7	\$180.7	-4.7	\$170.8	-12.3	\$147.8	-23.0	\$152.5	-20.7
Pensacola, FL	\$147.4	23.4	\$156.6	21.3	\$151.4	11.1	\$131.1	-9.2	\$114.4	-20.5	\$115.7	-20.9
Indianapolis, IN	\$132.1	-8.6	\$134.1	-10.7	\$135.9	-12.4	\$132.0	-18.4	\$127.2	-21.9	\$129.7	-20.9
Akron, OH	\$131.8	1.8	\$132.9	-0.5	\$131.0	-6.2	\$126.1	-13.7	\$116.1	-21.7	\$120.2	-21.1
Bakersfield, CA	\$205.1	43.1	\$238.3	62.6	\$227.7	47.5	\$162.0	1.2	\$124.7	-21.6	\$126.0	-21.2
Sacramento, CA	\$377.9	53.6	\$382.7	48.5	\$341.7	27.5	\$250.6	-9.8	\$213.9	-21.7	\$216.0	-21.4
San Francisco, CA	\$789.2	34.4	\$822.4	27.5	\$785.7	11.4	\$660.8	-11.6	\$575.4	-22.5	\$585.4	-21.5
Columbus, GA-AL	\$104.0	-7.0	\$114.3	-1.7	\$120.4	-3.9	\$114.4	-15.4	\$106.3	-23.0	\$109.6	-22.4
Charleston, SC	\$84.2	-7.0	\$87.2	-7.7	\$89.1	-12.9	\$93.9	-15.5	\$88.6	-24.6	\$92.4	-22.7
Carson City, NV	\$282.1	36.3	\$294.6	41.4	\$274.2	28.8	\$232.9	3.5	\$179.1	-20.6	\$176.1	-22.8
Memphis, TN-MS-AR	\$104.2	-10.6	\$109.6	-9.8	\$113.3	-10.8	\$109.0	-17.2	\$104.2	-21.5	\$104.0	-22.9
Santa Barbara, CA	\$646.2	65.3	\$659.2	53.4	\$578.0	24.5	\$429.5	-12.4	\$376.0	-23.1	\$379.0	-23.0
Little Rock, AR	\$101.4	-8.7	\$108.6	-6.2	\$111.1	-13.4	\$109.4	-19.5	\$106.3	-22.0	\$106.9	-23.5
Warner Robins, GA	\$99.8	-7.6	\$105.0	-6.2	\$110.0	-5.4	\$104.0	-15.3	\$95.4	-22.9	\$96.9	-23.6
Monroe, LA	\$86.3	-5.4	\$90.6	-8.2	\$93.6	-13.1	\$94.3	-18.9	\$93.1	-22.6	\$94.4	-23.6

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	2005Q2		2006Q2		2007Q2		2008Q2		2009Q1		2009Q2	
	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation	Price (,000)	Over- Valuation
Hanford, CA	\$202.0	34.5	\$228.0	44.0	\$217.7	30.2	\$174.7	-2.4	\$142.8	-21.0	\$137.7	-23.8
Grand Rapids, MI	\$130.0	6.9	\$127.9	3.7	\$124.3	-3.4	\$113.0	-16.3	\$107.1	-22.4	\$105.8	-24.1
Lansing, MI	\$132.0	16.4	\$131.8	12.7	\$127.7	4.7	\$113.6	-12.2	\$105.2	-21.1	\$102.1	-24.5
Palm Bay-Melbourne, FL	\$194.4	38.6	\$211.1	42.0	\$196.0	27.3	\$145.5	-9.6	\$121.2	-23.8	\$121.3	-24.7
Oakland, CA	\$594.8	52.6	\$581.7	38.8	\$546.5	22.8	\$418.4	-8.8	\$321.0	-28.9	\$339.1	-25.5
Wichita Falls, TX	\$72.5	-7.9	\$76.0	-12.3	\$79.7	-14.3	\$79.5	-22.3	\$78.3	-25.6	\$79.4	-25.7
Jackson, MS	\$96.8	-13.3	\$103.8	-15.3	\$107.6	-14.1	\$106.9	-21.5	\$98.1	-27.6	\$103.0	-26.1
Oklahoma City, OK	\$96.4	-11.4	\$101.9	-14.3	\$104.9	-18.5	\$106.9	-24.0	\$104.5	-27.7	\$107.6	-26.6
Salinas, CA	\$595.5	72.6	\$646.8	73.0	\$568.9	41.6	\$382.8	-8.9	\$301.3	-27.2	\$305.7	-26.9
Fort Lauderdale, FL	\$233.0	30.3	\$268.4	44.1	\$264.1	36.6	\$197.5	-1.8	\$151.4	-23.8	\$147.2	-26.9
Reno, NV	\$308.7	35.7	\$320.6	40.9	\$295.8	26.1	\$238.3	-2.3	\$179.2	-25.0	\$175.4	-27.1
Shreveport, LA	\$92.6	-8.8	\$98.7	-8.9	\$102.8	-15.6	\$103.6	-21.6	\$102.6	-25.1	\$102.5	-27.5
Punta Gorda, FL	\$190.6	47.4	\$210.3	48.1	\$188.6	25.6	\$140.6	-9.9	\$113.4	-25.9	\$113.4	-27.6
Lake Charles, LA	\$83.4	-9.8	\$95.6	-6.8	\$98.8	-20.3	\$99.7	-25.0	\$99.7	-28.1	\$102.3	-27.7
Fayetteville, AR-MO	\$97.6	-16.7	\$105.8	-12.8	\$109.7	-16.5	\$113.8	-21.5	\$109.8	-27.3	\$111.8	-27.8
Tulsa, OK	\$94.7	-11.8	\$98.2	-16.7	\$101.7	-20.5	\$104.7	-25.2	\$103.2	-28.2	\$105.8	-27.8
Sarasota, FL	\$223.5	35.6	\$252.2	42.7	\$229.6	23.2	\$171.9	-10.8	\$140.4	-26.0	\$138.0	-28.5
Fort Worth, TX	\$104.2	-18.9	\$108.1	-20.9	\$111.9	-23.3	\$113.5	-26.8	\$111.8	-29.1	\$113.5	-28.8
McAllen, TX	\$56.3	-14.5	\$59.2	-11.7	\$63.4	-11.8	\$62.3	-21.9	\$61.0	-26.4	\$60.2	-28.9
Lafayette, LA	\$107.8	-6.4	\$119.6	-10.1	\$125.0	-17.6	\$127.6	-23.5	\$126.2	-28.6	\$127.6	-29.6
Dallas, TX	\$125.7	-20.4	\$130.5	-21.5	\$135.5	-24.0	\$136.7	-27.8	\$133.3	-30.0	\$134.1	-30.2
Killeen, TX	\$92.4	-16.7	\$97.4	-19.0	\$105.2	-21.0	\$104.9	-28.7	\$103.2	-32.1	\$105.6	-31.0
Naples, FL	\$330.2	40.5	\$390.1	47.4	\$364.2	28.9	\$260.7	-11.2	\$199.5	-30.6	\$197.8	-32.3
Port St Lucie-Fort Pierce, FL	\$220.8	45.3	\$239.7	48.0	\$222.7	29.1	\$156.4	-12.2	\$118.3	-32.5	\$120.6	-32.5
Houston, TX	\$107.4	-21.4	\$113.5	-23.8	\$120.2	-26.8	\$120.9	-32.3	\$120.1	-34.6	\$124.5	-32.6
Modesto, CA	\$308.8	60.5	\$335.2	71.2	\$294.9	44.2	\$185.9	-11.4	\$138.8	-32.9	\$139.3	-33.0
West Palm Beach, FL	\$259.0	34.5	\$294.3	41.0	\$274.6	22.3	\$205.1	-14.4	\$164.9	-31.3	\$162.7	-33.3
Stockton, CA	\$331.4	65.9	\$359.3	73.6	\$319.5	48.9	\$190.8	-13.4	\$144.0	-33.7	\$145.7	-33.3
Midland, TX	\$85.0	-24.8	\$102.6	-23.6	\$121.5	-19.3	\$131.5	-26.8	\$128.0	-34.5	\$130.2	-33.8
Warren, MI	\$189.7	12.5	\$183.7	10.7	\$168.6	-2.7	\$142.2	-20.5	\$118.1	-34.3	\$118.9	-34.2
Vallejo, CA	\$398.7	55.2	\$423.8	57.4	\$385.7	35.3	\$263.7	-11.1	\$195.3	-33.6	\$194.7	-34.3
Houma, LA	\$92.0	-5.4	\$101.5	-13.2	\$109.9	-21.6	\$116.5	-27.2	\$114.3	-34.6	\$115.2	-35.5
Merced, CA	\$271.6	73.2	\$305.7	95.8	\$265.3	55.7	\$150.4	-13.7	\$106.9	-37.0	\$106.0	-37.7
Cape Coral-Fort Meyers, FL	\$208.9	21.3	\$244.6	28.3	\$224.2	13.5	\$159.6	-19.6	\$119.2	-37.8	\$120.5	-38.0
Las Vegas, NV	\$272.1	26.7	\$292.9	32.4	\$284.8	25.5	\$211.4	-9.7	\$139.4	-39.4	\$138.5	-39.8
Vero Beach, FL	\$193.1	25.6	\$208.8	18.9	\$193.3	-0.5	\$146.6	-29.9	\$124.7	-40.6	\$127.1	-40.5