

Market Analysis By County: Tarrant County

| Property Type                | Closed Sales* | YoY%   | Dollar Volume   | YoY%   | Average Price | YoY%   | Median Price | YoY%   | Price/Sqft | YoY%   | DOM | New Listings | Active Listings | Pending Sales | Months Inventory | Close To OLP |
|------------------------------|---------------|--------|-----------------|--------|---------------|--------|--------------|--------|------------|--------|-----|--------------|-----------------|---------------|------------------|--------------|
| <b>All(New and Existing)</b> |               |        |                 |        |               |        |              |        |            |        |     |              |                 |               |                  |              |
| Residential (SF/COND/TH)     | 2,215         | -6.2%  | \$624,314,977   | 2.8%   | \$281,858     | 9.6%   | \$227,000    | 5.6%   | \$122      | 7.8%   | 39  | 3,139        | 3,887           | 2,295         | 1.7              | 98.1%        |
| YTD:                         | 5,581         | -0.8%  | \$1,473,729,200 | 3.6%   | \$264,062     | 4.4%   | \$220,000    | 5.3%   | \$119      | 7.3%   | 42  | 7,606        | 3,630           | 6,308         |                  | 97.6%        |
| Single Family                | 2,135         | -5.7%  | \$607,825,220   | 3.5%   | \$284,696     | 9.7%   | \$228,000    | 6.1%   | \$121      | 8.3%   | 39  | 3,039        | 3,691           | 2,216         | 1.6              | 98.1%        |
| YTD:                         | 5,374         | -0.2%  | \$1,431,774,001 | 4.2%   | \$266,426     | 4.4%   | \$221,000    | 5.2%   | \$118      | 7.6%   | 42  | 7,328        | 3,432           | 6,082         |                  | 97.6%        |
| Townhouse                    | 43            | -15.7% | \$10,958,582    | 0.6%   | \$254,851     | 19.3%  | \$232,500    | 14.8%  | \$140      | 16.1%  | 61  | 57           | 84              | 45            | 2.0              | 98.8%        |
| YTD:                         | 101           | -15.1% | \$24,060,488    | -8.4%  | \$238,223     | 7.9%   | \$200,103    | -3.8%  | \$135      | 10.2%  | 49  | 139          | 80              | 111           |                  | 98.2%        |
| Condominium                  | 35            | -25.5% | \$5,187,072     | -43.3% | \$148,202     | -23.8% | \$103,750    | -34.3% | \$140      | -12.7% | 26  | 43           | 112             | 34            | 2.8              | 98.7%        |
| YTD:                         | 103           | -12.7% | \$17,385,708    | -17.8% | \$168,793     | -5.8%  | \$123,675    | -11.3% | \$149      | -2.2%  | 36  | 139          | 118             | 115           |                  | 97.8%        |
| <b>Existing Home</b>         |               |        |                 |        |               |        |              |        |            |        |     |              |                 |               |                  |              |
| Residential (SF/COND/TH)     | 2,017         | -6.0%  | \$554,289,037   | 4.7%   | \$274,809     | 11.3%  | \$220,000    | 7.3%   | \$120      | 8.1%   | 33  | 2,806        | 3,175           | 2,026         | 1.5              | 98.2%        |
| YTD:                         | 5,108         | -0.3%  | \$1,304,425,505 | 5.5%   | \$255,369     | 5.8%   | \$215,000    | 7.5%   | \$117      | 7.8%   | 36  | 6,895        | 2,933           | 5,629         |                  | 97.6%        |
| Single Family                | 1,944         | -5.5%  | \$539,769,407   | 5.3%   | \$277,659     | 11.4%  | \$221,000    | 7.3%   | \$120      | 8.6%   | 33  | 2,712        | 3,020           | 1,952         | 1.5              | 98.2%        |
| YTD:                         | 4,917         | 0.2%   | \$1,267,469,543 | 5.9%   | \$257,773     | 5.8%   | \$215,000    | 7.2%   | \$117      | 8.2%   | 37  | 6,637        | 2,777           | 5,425         |                  | 97.6%        |
| Townhouse                    | 36            | -14.3% | \$8,978,696     | 11.3%  | \$249,408     | 29.8%  | \$198,000    | 17.5%  | \$137      | 18.0%  | 48  | 51           | 56              | 40            | 1.6              | 98.7%        |
| YTD:                         | 87            | -8.4%  | \$19,859,058    | 2.8%   | \$228,265     | 12.2%  | \$190,000    | 11.8%  | \$131      | 10.7%  | 36  | 125          | 51              | 91            |                  | 98.2%        |
| Condominium                  | 35            | -25.5% | \$5,187,072     | -43.3% | \$148,202     | -23.8% | \$103,750    | -34.3% | \$140      | -12.7% | 26  | 43           | 99              | 34            | 2.5              | 98.7%        |
| YTD:                         | 101           | -13.7% | \$16,585,124    | -20.3% | \$164,209     | -7.6%  | \$121,125    | -12.9% | \$148      | -2.3%  | 36  | 133          | 105             | 113           |                  | 97.9%        |
| <b>New Construction</b>      |               |        |                 |        |               |        |              |        |            |        |     |              |                 |               |                  |              |
| Residential (SF/COND/TH)     | 198           | -8.3%  | \$69,997,743    | -9.8%  | \$353,524     | -1.6%  | \$307,000    | -7.1%  | \$135      | 6.1%   | 106 | 333          | 712             | 269           | 3.4              | 97.0%        |
| YTD:                         | 473           | -5.8%  | \$169,418,735   | -8.6%  | \$358,179     | -3.0%  | \$298,732    | -9.5%  | \$134      | 3.4%   | 98  | 711          | 696             | 679           |                  | 97.2%        |
| Single Family                | 191           | -7.7%  | \$68,056,835    | -9.0%  | \$356,319     | -1.4%  | \$307,500    | -7.4%  | \$135      | 6.0%   | 105 | 327          | 671             | 264           | 3.4              | 96.9%        |
| YTD:                         | 457           | -4.2%  | \$164,458,235   | -7.6%  | \$359,865     | -3.6%  | \$300,470    | -11.2% | \$133      | 3.2%   | 97  | 691          | 655             | 657           |                  | 97.1%        |
| Townhouse                    | 7             | -22.2% | \$1,974,443     | -30.0% | \$282,063     | -10.0% | \$295,323    | -5.6%  | \$157      | 9.8%   | 129 | 6            | 28              | 5             | 4.3              | 99.4%        |
| YTD:                         | 14            | -41.7% | \$4,191,472     | -39.8% | \$299,391     | 3.3%   | \$288,437    | -2.8%  | \$162      | 15.3%  | 128 | 14           | 28              | 20            |                  | 98.4%        |
| Condominium                  | -             | 0.0%   | -               | 0.0%   | -             | 0.0%   | -            | 0.0%   | -          | 0.0%   | -   | -            | 13              | -             | 22.3             | 0.0%         |
| YTD:                         | 2             | 100.0% | \$796,000       | 126.0% | \$398,000     | 13.0%  | \$398,000    | 13.0%  | \$169      | -9.3%  | 59  | 6            | 13              | 2             |                  | 92.9%        |

\* Closed Sale counts for most recent 3 months are Preliminary.