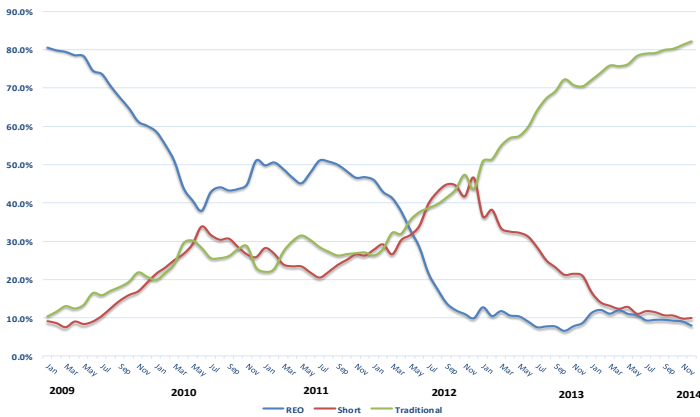




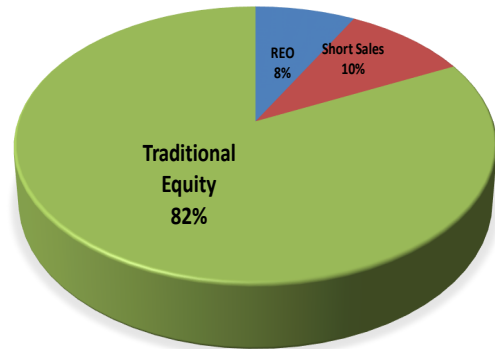
EQUITY TITLE OF NEVADA

January 2015 Greater Las Vegas Market Update

Closed Sales Trend by Type



December Closings by Type

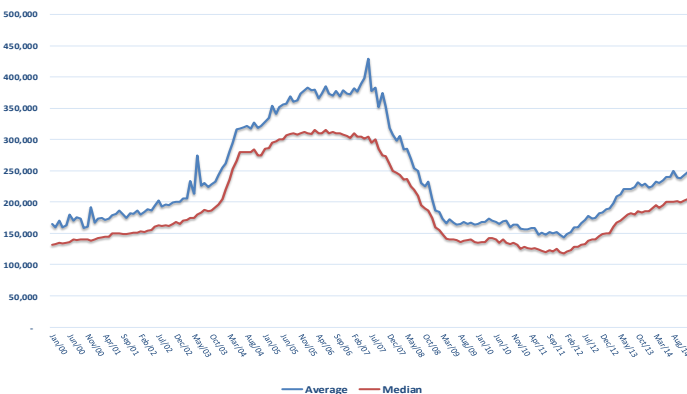


Greater Las Vegas Snapshot by Sale Type - SFR Only

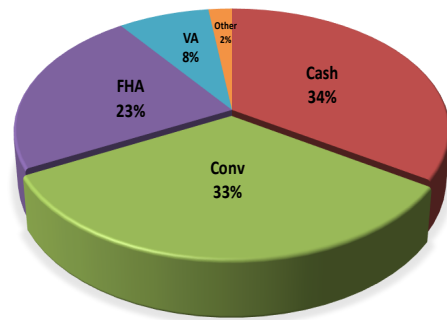
	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	December Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO:	418	195,550	102	259	166	39.7%	152,500	180,715	96	57
Short Sales:	1,035	212,418	103	2,184	221	21.4%	167,000	197,654	96	163
Traditional:	6,703	406,607	143	1,999	1,795	26.8%	215,000	260,303	120	56
Total GLVAR:	8,156	371,167	136	4,442	2,182	26.8%	204,250	247,903	116	67

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

SFR Market Prices



December Closings by Sold Terms



Greater Las Vegas Snapshot by Sale Type

	Available Units	Average List Price	Average LP/Sq Ft	Pending Units	December Sold Units	30 Day Absorption Rate	Median Sold Price	Average Sold Price	Average SP/Sq Ft	Average DOM
REO	571	166,678	95	336	212	37.1%	139,950	157,249	88	60
Short Sales	1,296	188,562	98	2,651	264	20.4%	149,570	179,877	93	162
Traditional	8,450	348,201	134	2,927	2,205	26.1%	194,000	232,722	114	58
Total GLVAR	10,317	318,111	128	5,914	2,681	26.0%	184,900	221,550	110	68

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

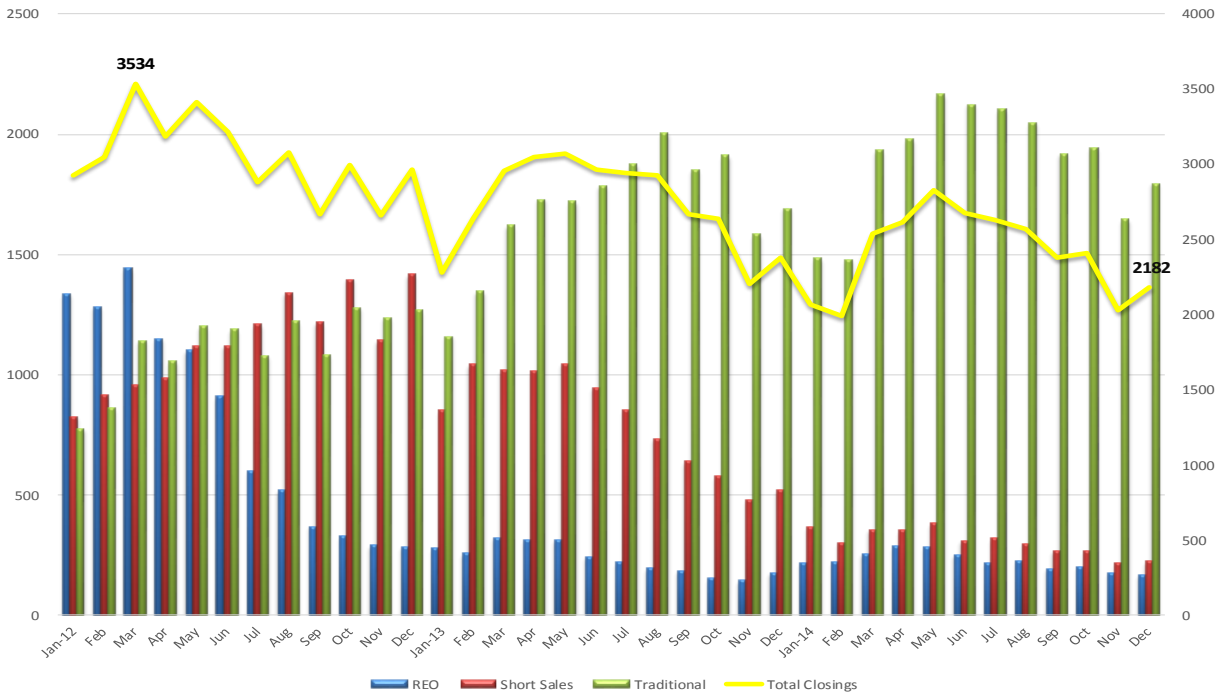
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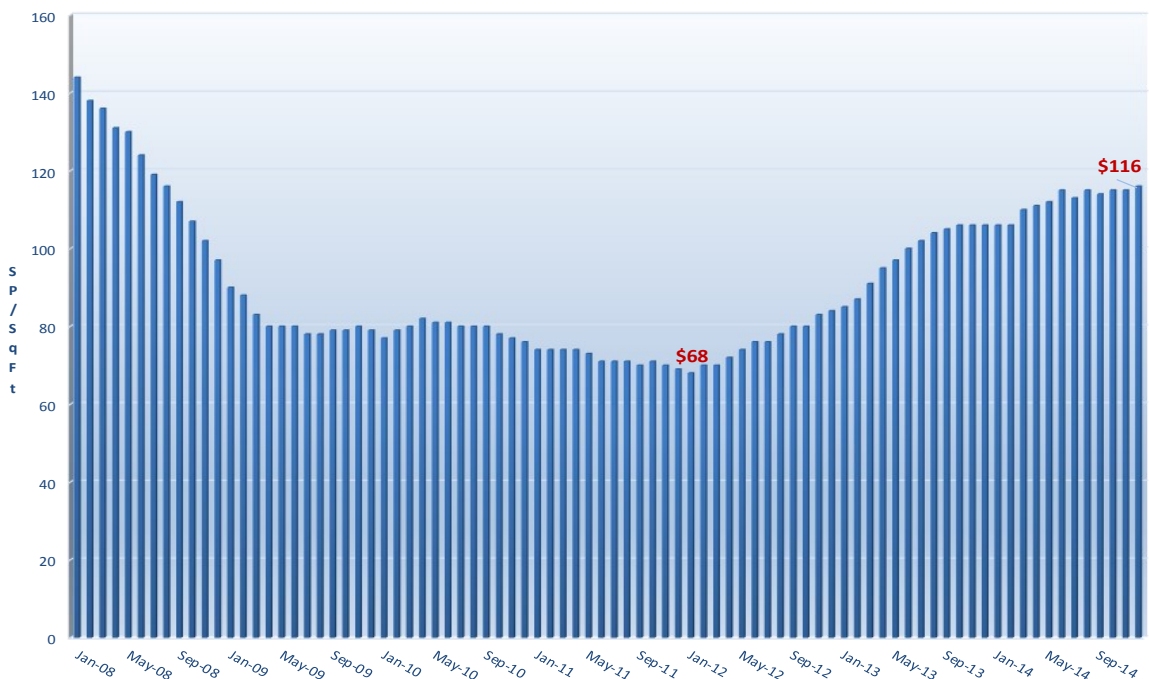
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January 2015 Greater Las Vegas Market Update

SFR Monthly Closings By Type



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

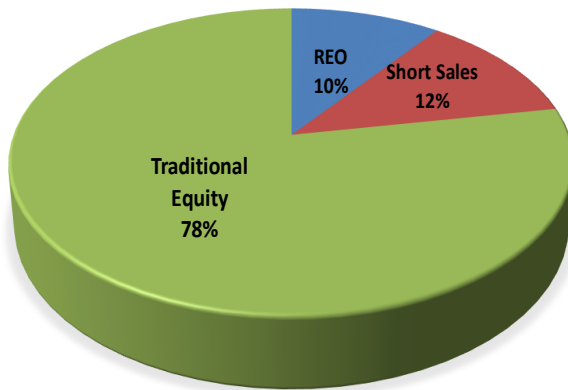




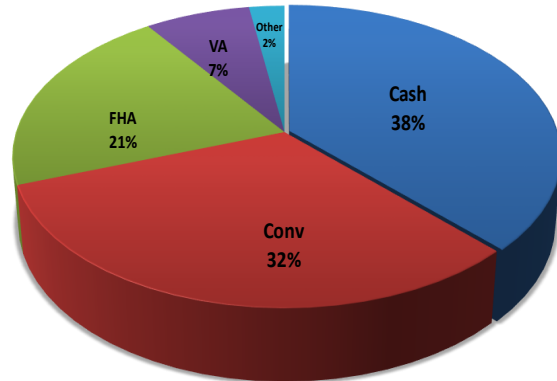
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January 2015 Greater Las Vegas Market Update

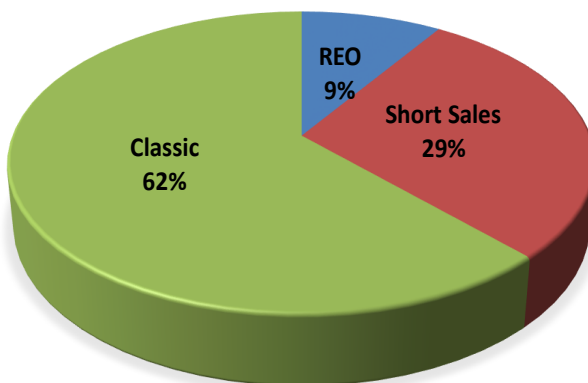
Greater Las Vegas - Closings By Type - 2014



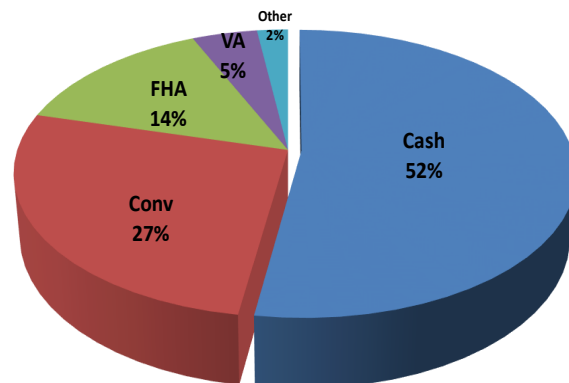
2014 Closings By Sold Terms



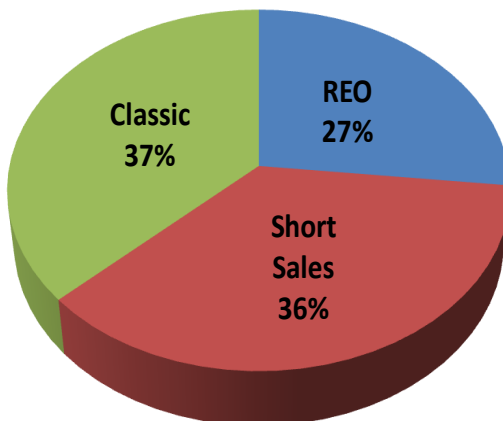
GREATER LAS VEGAS - CLOSINGS BY TYPE - 2013



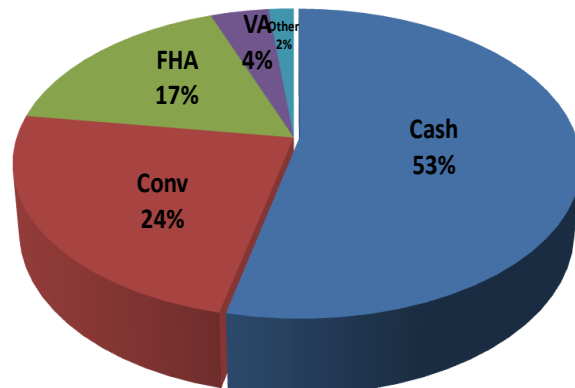
2013 Closings By Sold Terms



Greater Las Vegas - Closings By Type - 2012



2012 Closings By Sold Terms





EQUITY TITLE OF NEVADA

January 2015 Greater Las Vegas Market Update

Residential / Vertical Listing and Sales Report * December 2014

	Listed					Sold				
	SFR	Con Twn	Hi-Rise	Total	% Tot	SFR	Con Twn	Hi-Rise	Total	% Tot
\$99,999 or Under	115	267	-	382	13%	111	236	-	347	13%
\$100,000 - 119,999	79	76	1	156	5%	88	51	-	139	5%
\$120,000 - 139,999	138	59	3	200	7%	147	45	1	193	7%
\$140,000 - 159,999	193	39	2	234	8%	225	45	4	274	10%
\$160,000 - 179,999	251	30	9	290	10%	265	20	8	293	11%
\$180,000 - 199,999	234	11	3	248	8%	214	8	2	224	8%
\$200,000 - 249,999	437	26	19	482	17%	408	27	7	442	16%
\$250,000 - 299,999	274	9	18	301	10%	266	8	10	284	11%
\$300,000 - 399,999	288	9	16	313	11%	244	-	11	255	9%
\$400,000 - 499,999	95	2	15	112	4%	110	1	4	115	4%
\$500,000 - 749,999	104	-	18	122	4%	64	2	6	72	3%
\$750,000 - 999,999	33	-	4	37	1%	19	-	1	20	1%
\$1,000,000 +	32		9	41	1%	21	-	7	28	1%
Totals	2,273	528	117	2,918	100%	2,182	443	61	2,686	
Median Price	219,000	99,500	338,000			204,500	95,000	291,375		
Average Price	273,681	114,235	466,299			247,933	110,669	865,000		

Residential / Vertical Listing and Sales Report * Rolling 12 Months * Ending December 2014

	Listed					Sold				
	SFR	Con Twn	Hi-Rise	Total	% Tot	SFR	Con Twn	Hi-Rise	Total	% Tot
\$99,999 or Under	2,140	4,594	52	6,786	13%	1,567	3,183	32	4,782	13%
\$100,000 - 119,999	1,478	1,084	32	2,594	5%	1,321	809	13	2,143	6%
\$120,000 - 139,999	2,716	958	26	3,700	7%	2,257	687	15	2,959	8%
\$140,000 - 159,999	3,940	764	37	4,741	9%	3,288	550	37	3,875	11%
\$160,000 - 179,999	4,384	437	89	4,910	10%	3,402	273	55	3,730	10%
\$180,000 - 199,999	3,586	303	54	3,943	8%	2,917	176	29	3,122	9%
\$200,000 - 249,999	7,404	447	152	8,003	16%	5,401	271	75	5,747	16%
\$250,000 - 299,999	5,036	160	166	5,362	10%	3,344	80	60	3,484	10%
\$300,000 - 399,999	5,198	82	254	5,534	11%	3,138	39	111	3,288	9%
\$400,000 - 499,999	2,090	35	196	2,321	5%	1,121	11	68	1,200	3%
\$500,000 - 749,999	1,645	29	146	1,820	4%	740	17	48	805	2%
\$750,000 - 999,999	550	3	77	630	1%	213	2	26	241	1%
\$1,000,000 +	695	3	169	867	2%	234	1	67	302	1%
Totals	40,862	8,899	1,450	51,211	100%	28,943	6,099	636	35,678	100%
Median Price	217,500	99,900	360,000			197,500	96,000	300,000		
Average Price	281,178	116,725	613,882			237,413	110,004	484,097		

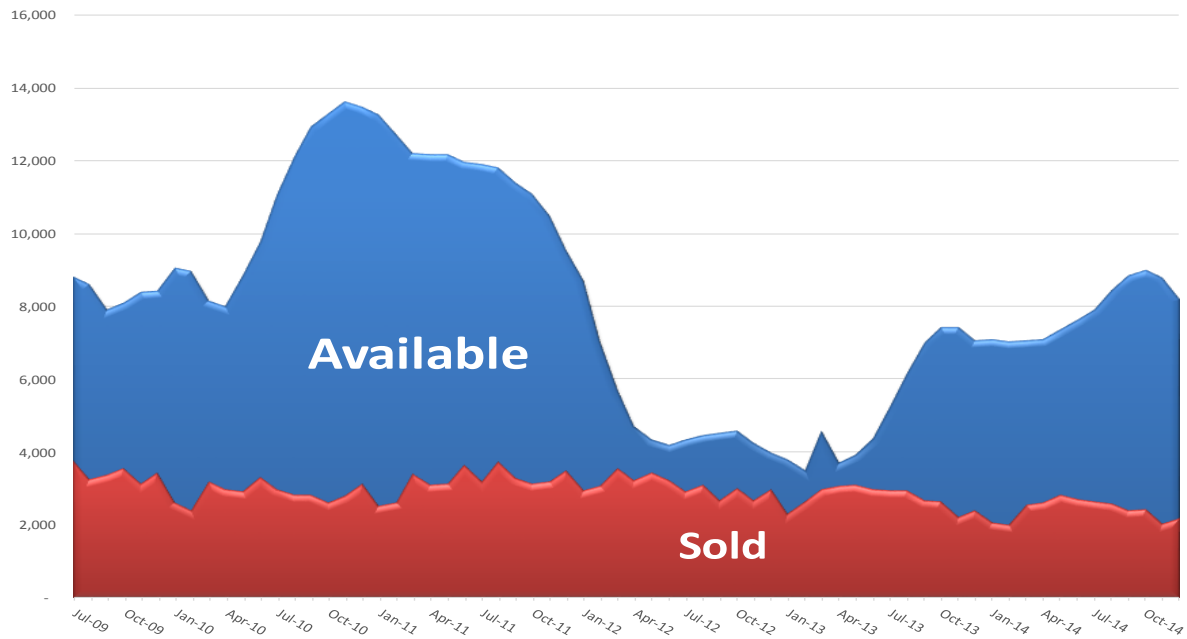
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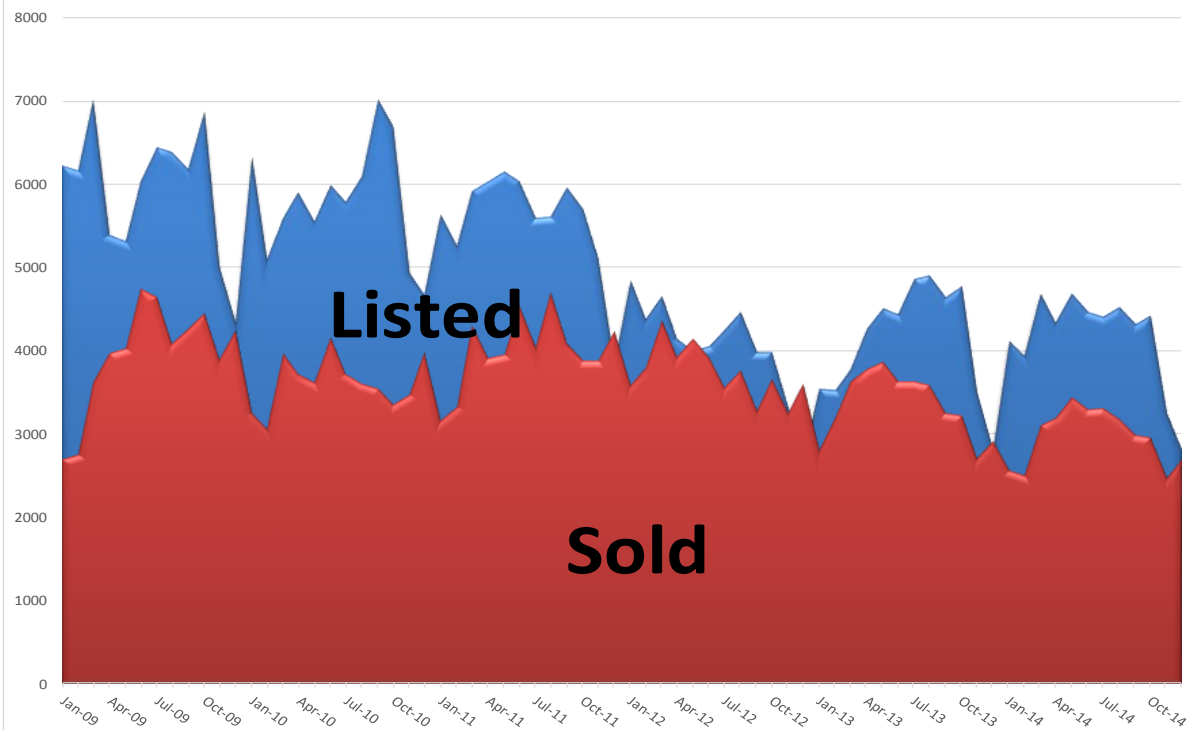
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January 2015 Greater Las Vegas Market Update

Single Family Residences (SFR)



Residential Listings Taken vs Listings Sold



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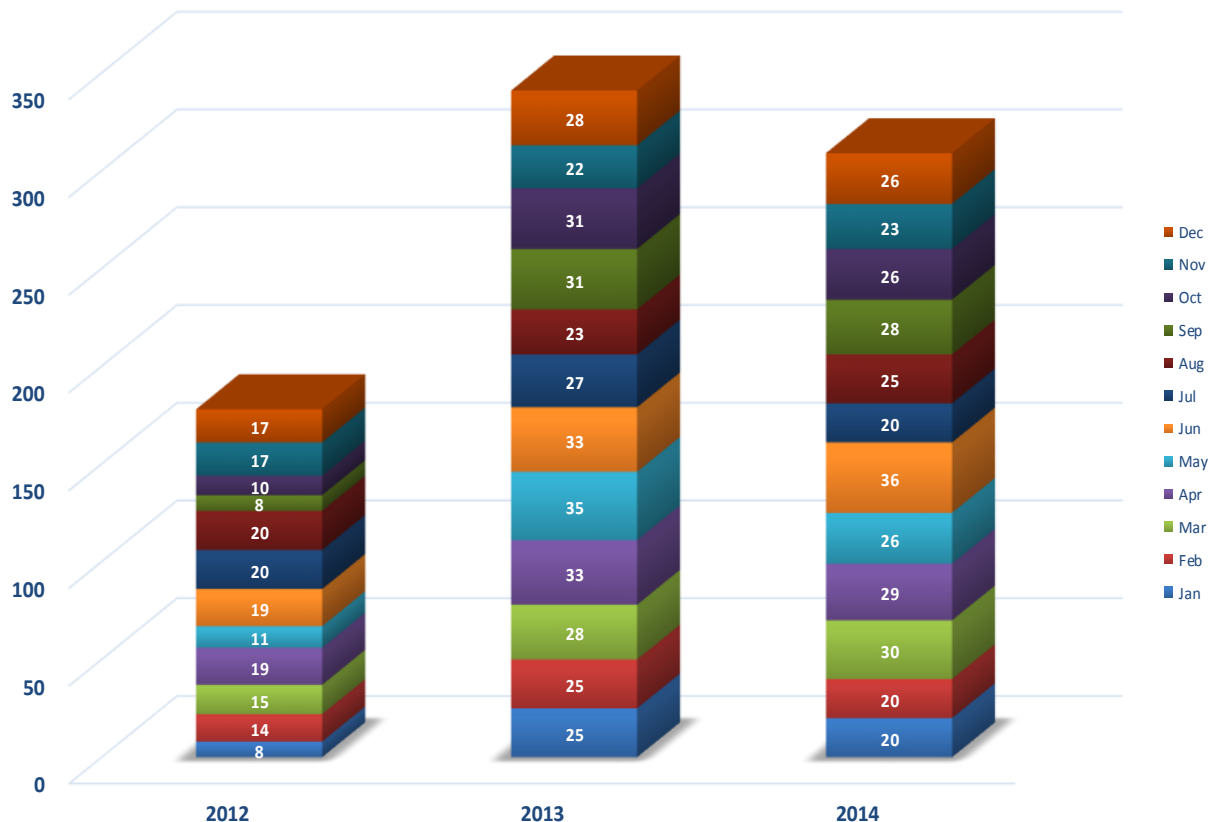
January 2015 Greater Las Vegas Market Update

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

	Available Units	Average List Price	Pending Units	December Sold Units	30 Day Absorption Rate	YTD Sold Units	YTD Average Sold Price	YTD Average SP/Sq Ft	YTD Average DOM
REO:	2	1,899,950	-	2	100.0%	9	1,505,673	182	77
Short Sales:	7	1,537,857	9	1	14.3%	12	1,332,150	209	161
Classic:	402	2,600,779	38	23	5.7%	296	1,658,693	350	121
Total GLVAR:	411	2,579,265	47	26	6.3%	317	641,988	339	121

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



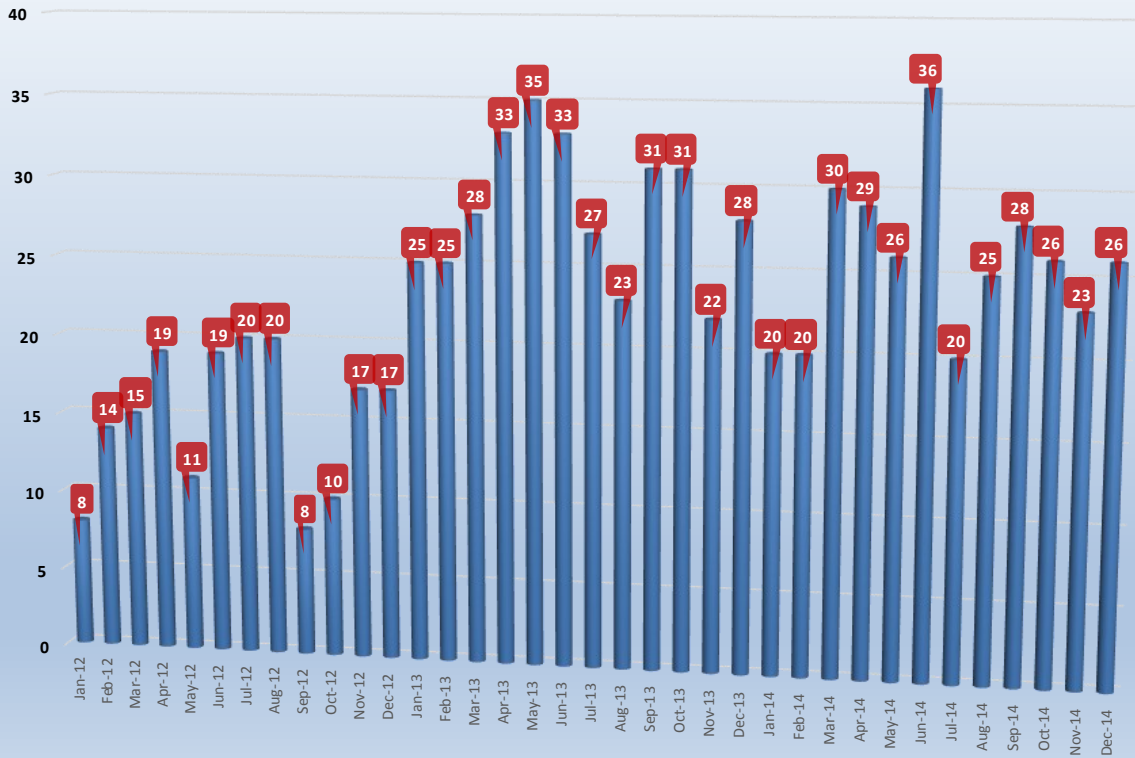
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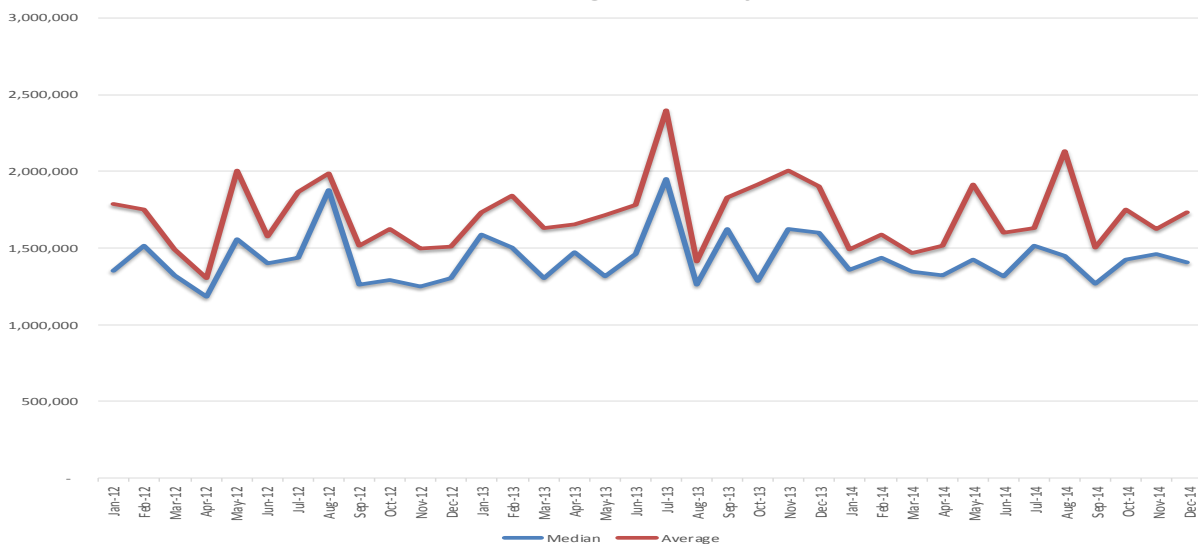
EQUITY TITLE OF NEVADA

January 2015 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



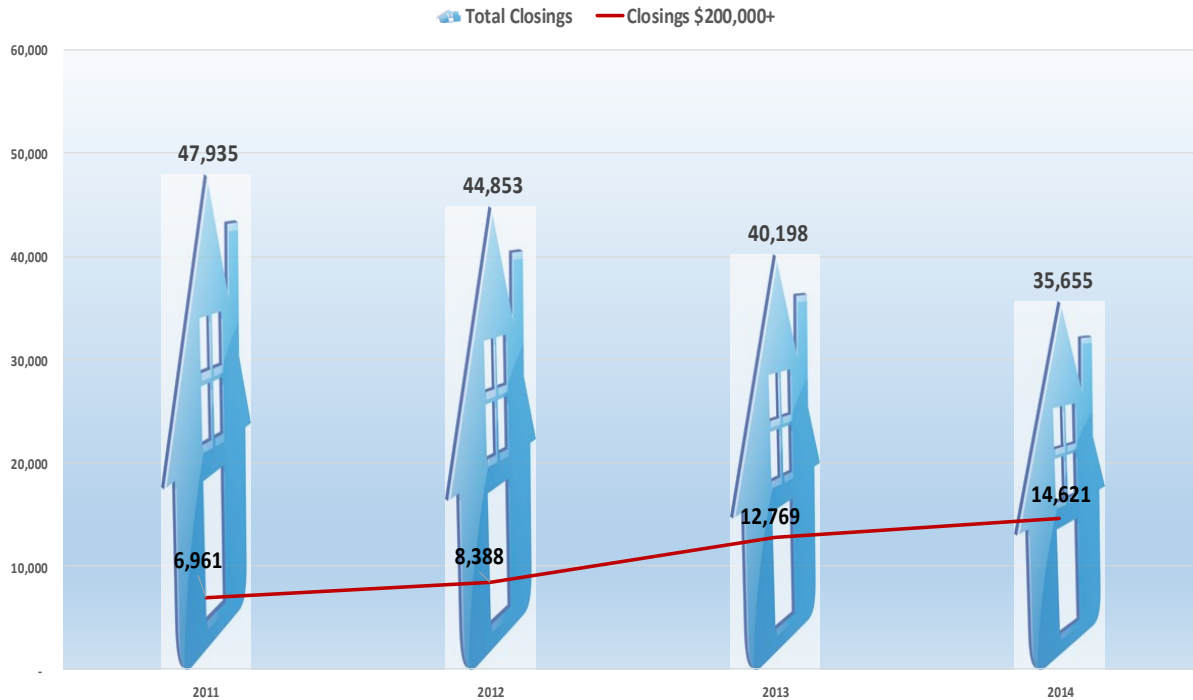
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January 2015 Greater Las Vegas Market Update

GLVAR Residential Closed Units



Greater Las Vegas Association of REALTORS

	Total Residential Closings			
	2011	2012	2013	2014
\$199,999 or Under	40,974	36,465	27,429	21,034
\$200,000 - 249,999	2,961	3,371	5,009	5,678
\$250,000 - 299,999	1,470	1,832	2,877	3,426
\$300,000 - 399,999	1,354	1,702	2,679	3,178
\$400,000 - 499,999	513	664	1,031	1,132
\$500,000 - 749,999	402	508	665	757
\$750,000 - 999,999	114	153	248	215
\$1,000,000 +	147	158	260	235
Total Closings	47,935	44,853	40,198	35,655
Total Closings % Chg		-6.4%	-10.4%	-11.3%
Closings \$200,000+	6,961	8,388	12,769	14,621
\$200,000+ % Chg		20.5%	52.2%	14.5%
Median Price	109,500	120,000	156,000	179,000
Average Price	134,303	147,637	192,006	212,716

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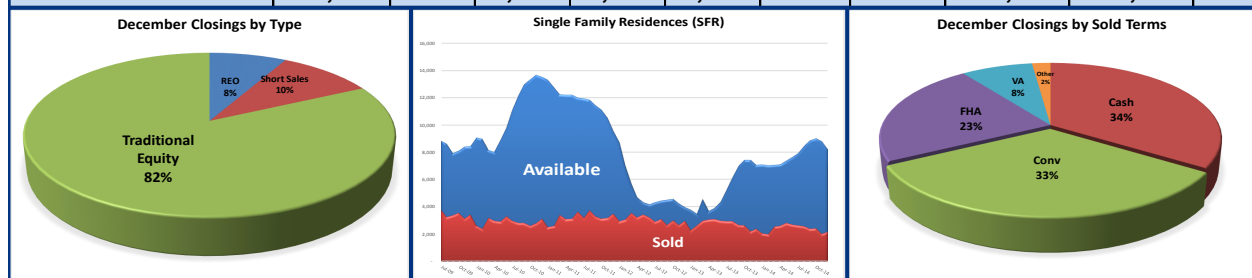


EQUITY TITLE OF NEVADA

January 2015 Greater Las Vegas Market Update

Single Family Residence - December 2014

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)	938	50	203	685	272	29%	3.4	199,579	186,595	69
East (201-204)	670	45	131	213	211	54%	3.2	187,658	142,602	69
South (301-303)	667	44	93	530	229	34%	2.9	272,907	201,595	56
NW (102, 401-403, 405)	1584	97	211	1276	459	29%	3.5	300,373	223,791	70
Summerlin (404)	384	6	22	356	87	23%	4.4	580,277	374,490	69
SW (501-505)	1853	79	186	1588	500	27%	3.7	473,748	307,911	67
Henderson	1279	53	153	1073	357	28%	3.6	551,634	312,849	56
Boulder City	84	4	3	77	10	12%	8.4	597,230	332,200	130
Totals	7,459	378	1,002	5,798	2,125	30%	3.5	379,024	249,910	65



YTD Closed 2013	YTD Closed 2014	Units Change	% Change
40,198	35,655	(4,543)	-11.3%

Condominium & Townhouse - December 2014

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)	83	5	18	60	12	14%	6.9	112,678	105,438	36
East (201-204)	217	11	29	177	59	27%	3.7	69,039	57,368	85
South (301-303)	366	25	44	297	82	22%	4.5	96,989	103,822	61
NW (102, 401-403, 405)	376	29	51	296	90	24%	4.2	98,714	100,142	86
Summerlin (404)	76	4	3	69	28	37%	2.7	212,915	213,607	61
SW (501-505)	423	27	53	343	102	24%	4.1	123,503	111,007	70
Henderson	241	12	42	187	67	28%	3.6	172,215	133,942	76
Boulder City	27	0	1	26	2	7%	13.5	205,665	176,250	137
RES Totals	1809	113	241	1455	442	24%	4.1	117,428	110,422	73
Hi-Rise Condos	558	5	9	544	61	11%	9.1	778,588	865,000	111
RES & VER Totals	2367	118	250	1999	503	21%	4.7			

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