



Broker Listing Cooperative® February 2009 Report

Data Generated: 03/19/09

A Report for MIBOR Members

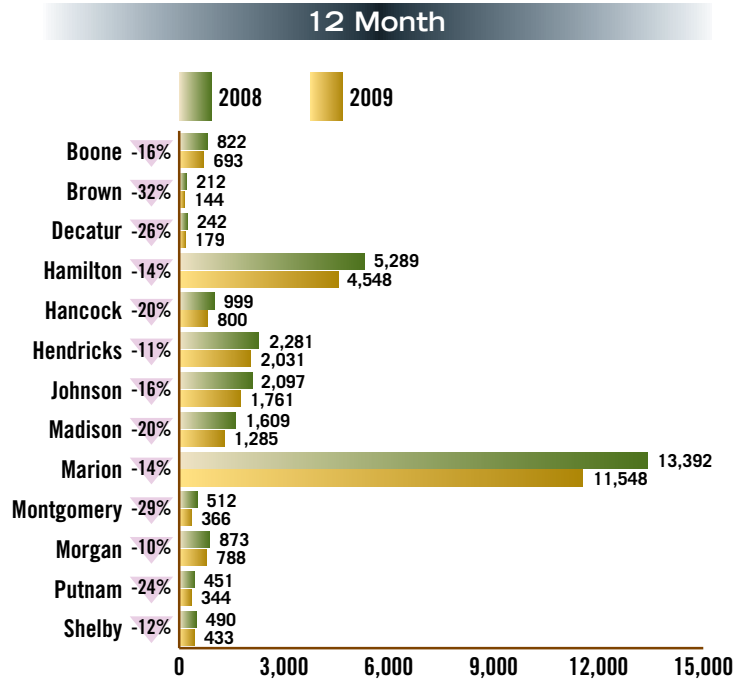
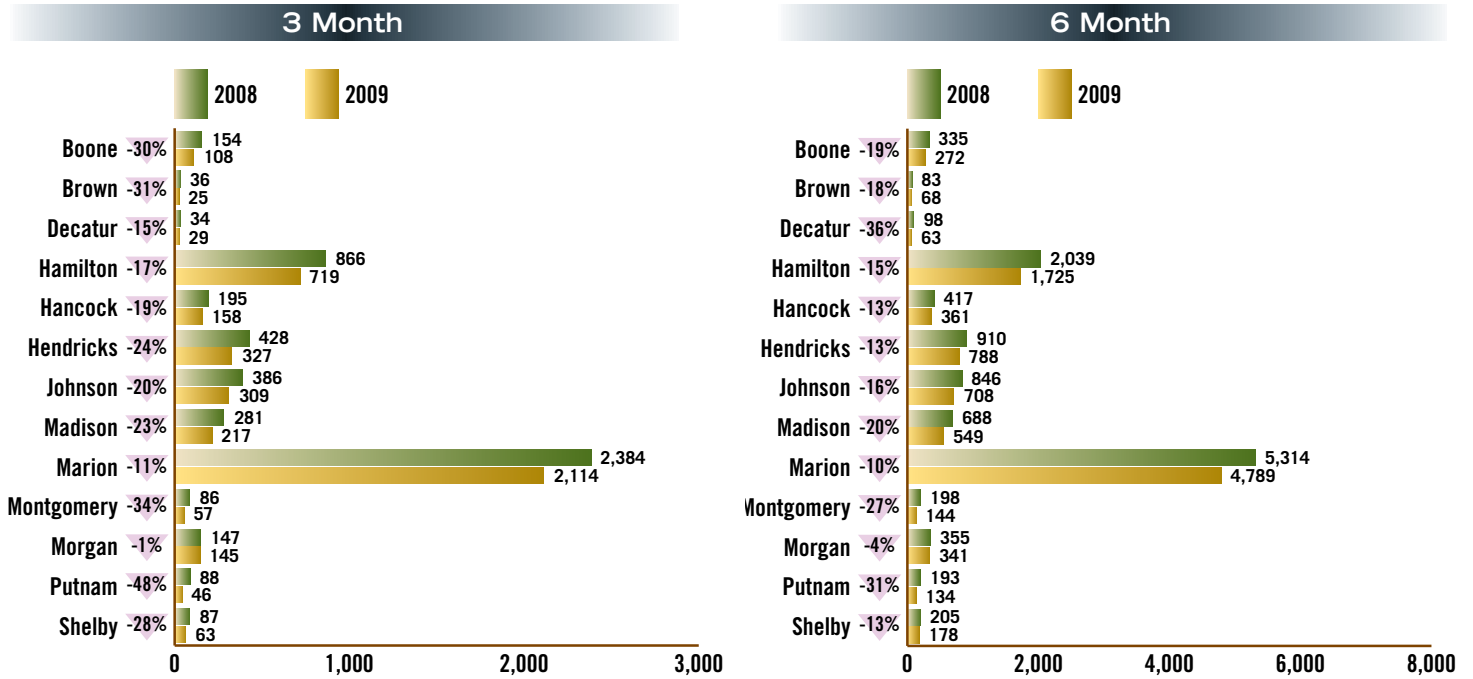
The tables and graphs below compare statistics for years 2008-2009, ending February 28, for the 13-county MIBOR service area. Most statistics are reported for three month, six month, and 12 month periods. These graphs are also available for downloading at www.MIBOR.com.

| 3 Month Ending February 28 | | | |
|----------------------------|---------------|---------------|----------------|
| | 2008 | 2009 | Percent Change |
| Units Sold | 5,172 | 4,317 | -17% |
| Units Pended | 5,685 | 4,729 | -17% |
| New Listings | 12,355 | 9,484 | -23% |
| Average Sale Price | \$139,546 | \$123,345 | -12% |
| Median Sale Price | \$110,000 | \$95,000 | -14% |
| Total Sales Volume | \$721,000,000 | \$531,000,000 | -26% |

| 6 Month Ending February 28 | | | |
|----------------------------|-----------------|-----------------|----------------|
| | 2008 | 2009 | Percent Change |
| Units Sold | 11,681 | 10,120 | -13% |
| Units Pended | 11,816 | 10,164 | -14% |
| New Listings | 24,869 | 20,270 | -18% |
| Average Sale Price | \$143,529 | \$131,090 | -9% |
| Median Sale Price | \$114,900 | \$105,000 | -9% |
| Total Sales Volume | \$1,670,000,000 | \$1,320,000,000 | -21% |

| 12 Month Ending February 28 | | | |
|-----------------------------|-----------------|-----------------|----------------|
| | 2008 | 2009 | Percent Change |
| Units Sold | 29,269 | 24,920 | -15% |
| Units Pended | 29,146 | 25,112 | -14% |
| New Listings | 59,156 | 49,487 | -16% |
| Average Sale Price | \$151,062 | \$141,138 | -7% |
| Median Sale Price | \$121,771 | \$115,000 | -6% |
| Total Sales Volume | \$4,420,000,000 | \$3,510,000,000 | -21% |

Properties Sold





Average Sale Price

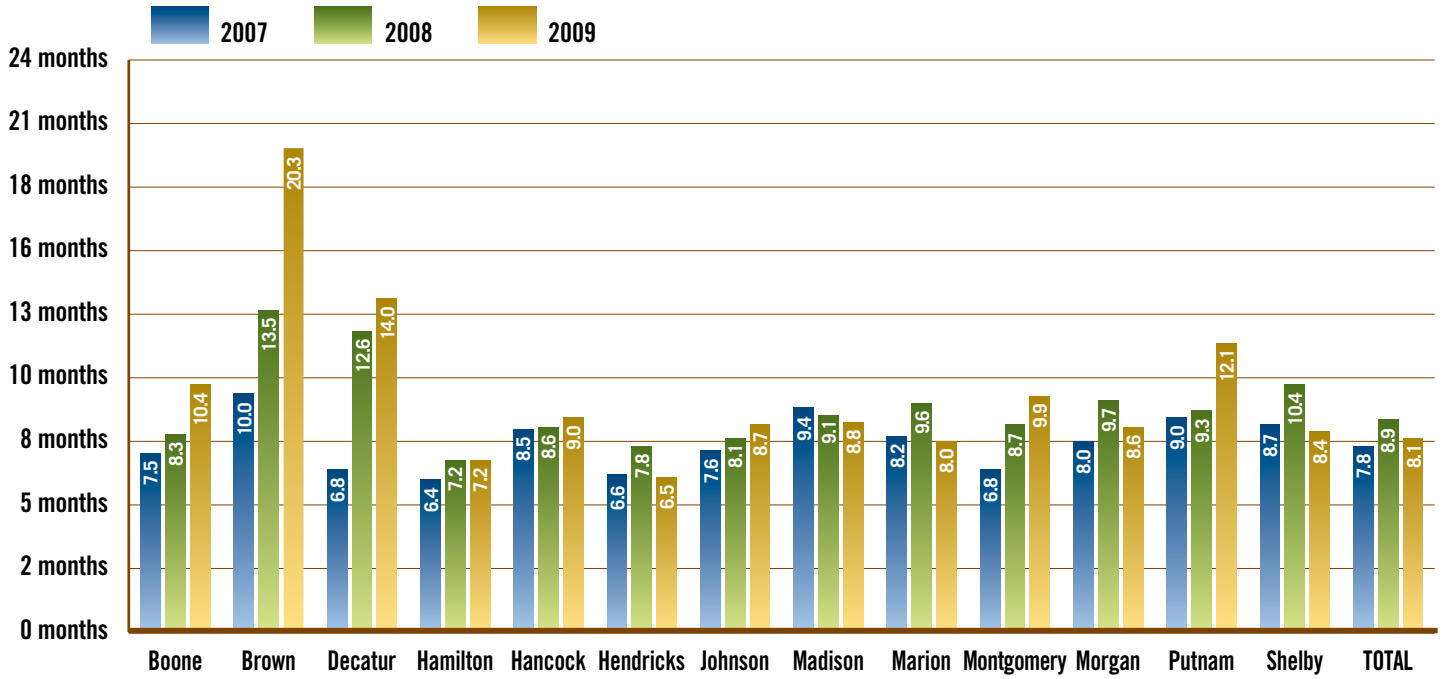
| | 3 Month | | | 6 Month | | | 12 Month | | |
|-------------------|-----------|-----------|----------------|-----------|-----------|----------------|-----------|-----------|----------------|
| | 2008 | 2009 | Percent Change | 2008 | 2009 | Percent Change | 2008 | 2009 | Percent Change |
| BOONE | \$253,941 | \$238,639 | -6% | \$246,794 | \$223,177 | -10% | \$248,078 | \$239,932 | -3% |
| BROWN | \$186,760 | \$125,576 | -33% | \$200,381 | \$165,292 | -18% | \$201,983 | \$187,715 | -7% |
| DECATUR | \$98,646 | \$89,907 | -9% | \$109,289 | \$107,026 | -2% | \$119,229 | \$111,687 | -6% |
| HAMILTON | \$255,864 | \$233,006 | -9% | \$255,789 | \$235,348 | -8% | \$256,631 | \$242,753 | -5% |
| HANCOCK | \$144,198 | \$118,653 | -18% | \$138,725 | \$130,128 | -6% | \$145,561 | \$134,798 | -7% |
| HENDRICKS | \$159,512 | \$150,199 | -6% | \$158,720 | \$149,944 | -6% | \$165,211 | \$157,462 | -5% |
| JOHNSON | \$135,132 | \$133,801 | -1% | \$142,914 | \$138,540 | -3% | \$151,691 | \$145,049 | -4% |
| MADISON | \$73,719 | \$59,253 | -20% | \$77,495 | \$72,358 | -7% | \$79,040 | \$75,739 | -4% |
| MARION | \$99,808 | \$86,105 | -14% | \$104,891 | \$95,254 | -9% | \$115,058 | \$103,828 | -10% |
| MONTGOMERY | \$82,822 | \$89,244 | 8% | \$97,089 | \$92,828 | -4% | \$100,954 | \$99,191 | -2% |
| MORGAN | \$128,825 | \$110,068 | -15% | \$136,169 | \$115,061 | -16% | \$138,671 | \$126,975 | -8% |
| PUTNAM | \$96,338 | \$85,683 | -11% | \$107,480 | \$109,322 | 2% | \$116,996 | \$118,848 | 2% |
| SHELBY | \$103,319 | \$65,343 | -37% | \$109,387 | \$84,469 | -23% | \$109,953 | \$95,645 | -13% |

Sold Properties by Price Point

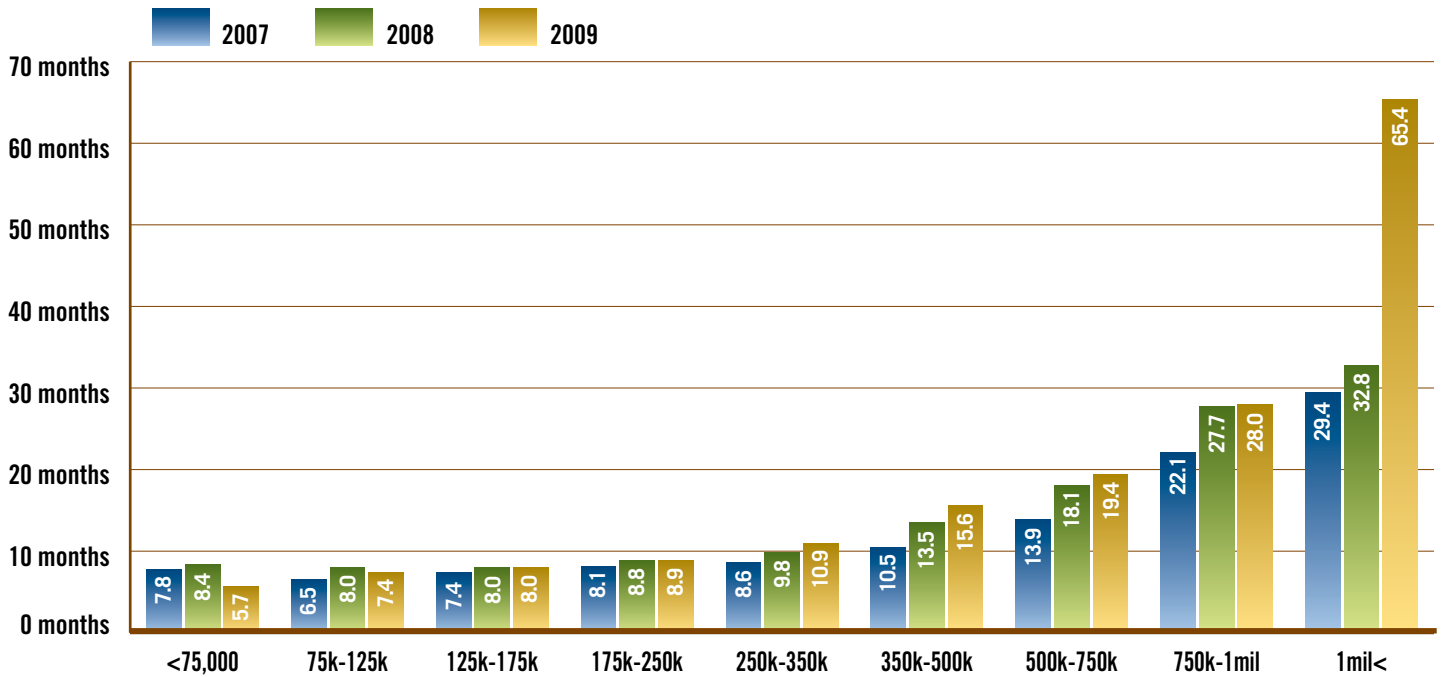
| | 3 Month | | | 6 Month | | | 12 Month | | |
|-------------------|---------|-------|----------------|---------|-------|----------------|----------|-------|----------------|
| | 2008 | 2009 | Percent Change | 2008 | 2009 | Percent Change | 2008 | 2009 | Percent Change |
| <75,000 | 1,597 | 1,690 | 6% | 3,302 | 3,393 | 3% | 6,991 | 7,170 | 3% |
| 75k-125k | 1,423 | 1,071 | -25% | 3,225 | 2,692 | -17% | 8,182 | 6,613 | -19% |
| 125k-175k | 965 | 718 | -26% | 2,297 | 1,855 | -19% | 6,344 | 5,034 | -21% |
| 175k-250k | 556 | 396 | -29% | 1,378 | 1,073 | -22% | 3,764 | 2,990 | -21% |
| 250k-350k | 321 | 232 | -28% | 765 | 583 | -24% | 2,137 | 1,660 | -22% |
| 350k-500k | 183 | 118 | -36% | 423 | 310 | -27% | 1,123 | 863 | -23% |
| 500k-750k | 83 | 59 | -29% | 193 | 148 | -23% | 492 | 420 | -15% |
| 750k-1mil | 24 | 19 | -21% | 55 | 39 | -29% | 143 | 109 | -24% |
| 1mil> | 19 | 10 | -47% | 37 | 21 | -43% | 85 | 47 | -45% |



Months of Supply by County



Months of Supply by Price Point





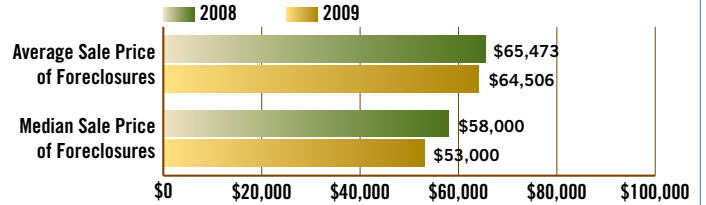
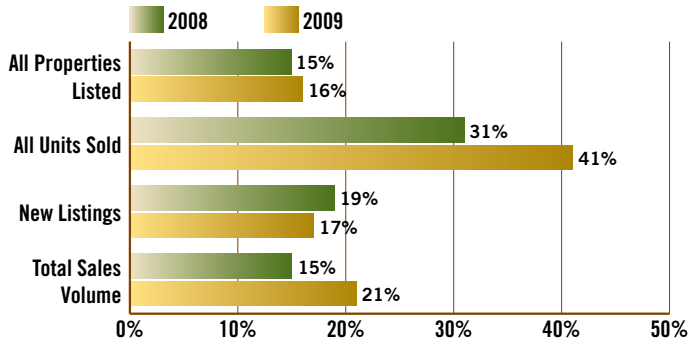
Foreclosed Properties

as a proportion of

price

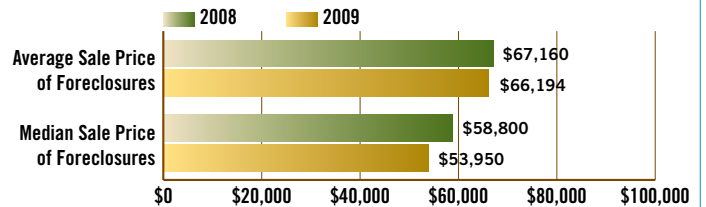
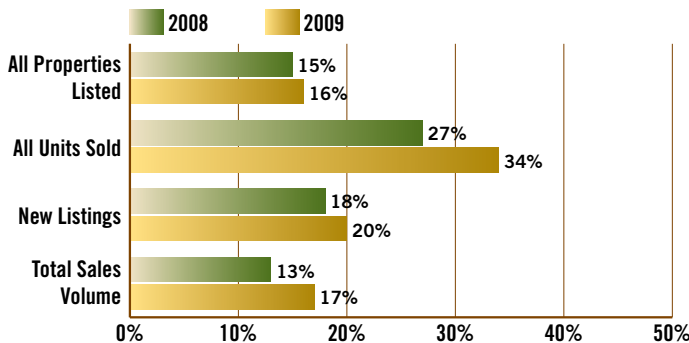
3 Month

3 Month



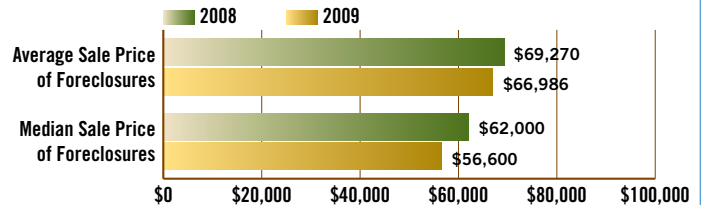
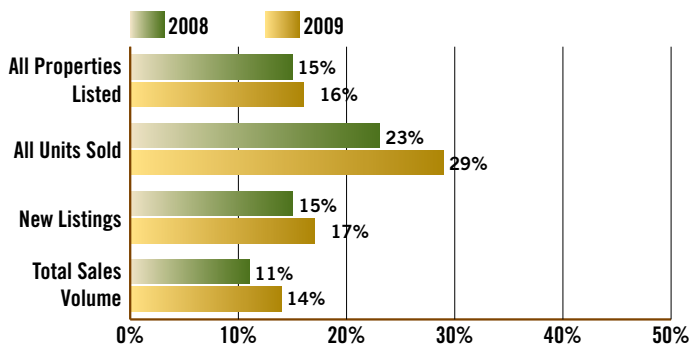
6 Month

6 Month



12 Month

12 Month



Non-Foreclosed Properties

