

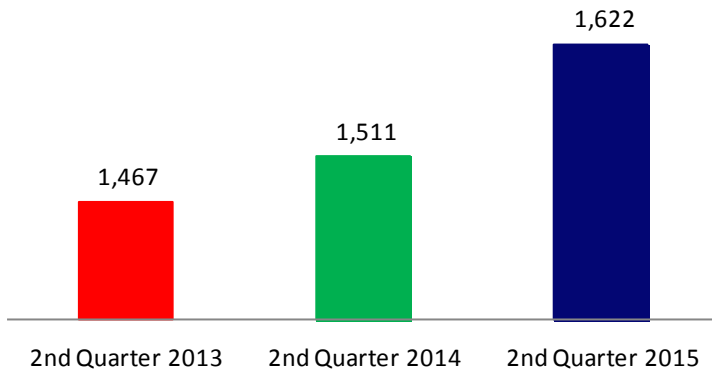
Single-Family Homes— Lucas & Upper Wood County

Second quarter sales of single-family homes in Lucas and Upper Wood County reported by the Toledo Regional Association of REALTORS® totaled 1,622. This was an increase of seven percent compared to the second quarter of 2014. Sales volume generated by second quarter activity totaled \$224 million, a nineteen percent increase from the second quarter of 2014. The average sales price was \$138,213, an increase of ten percent compared to the second quarter of 2014. 2,731 listings were added to the system during the second quarter, which was down four percent from the second quarter of 2014.

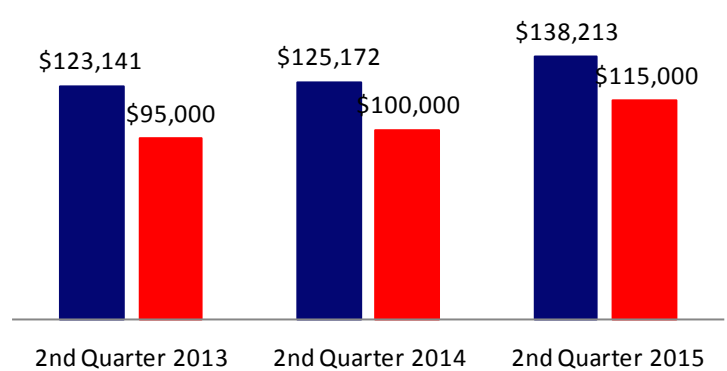
SFH - Lucas and Upper Wood County

	2nd Quarter 2014	2nd Quarter 2015	% Change
Closed Sales	1,511	1,622	7%
Median Sales Price	\$100,000	\$115,000	15%
Average Sales Price	\$125,172	\$138,213	10%
Average Price Per Square Foot	\$65	\$71	9%
% of Original List Price Received	96%	96%	0%
Average Days on Market	112	107	-4%
New Listings	2,858	2,731	-4%
Volume (in 1000's)	\$189,135	\$224,180	19%

Home Sales



Sales Prices



Lucas & Upper County

Status	\$0 - \$49,999	\$50,000 - \$99,999	\$100,000 - \$199,999	\$200,000 - \$299,999	\$300,000 - \$399,999	\$400,000 - \$499,999	\$500,000+
2nd Quarter 2014	432	353	469	201	61	18	16
2nd Quarter 2015	387	359	552	242	81	23	27
% change	-10%	2%	18%	20%	33%	28%	69%

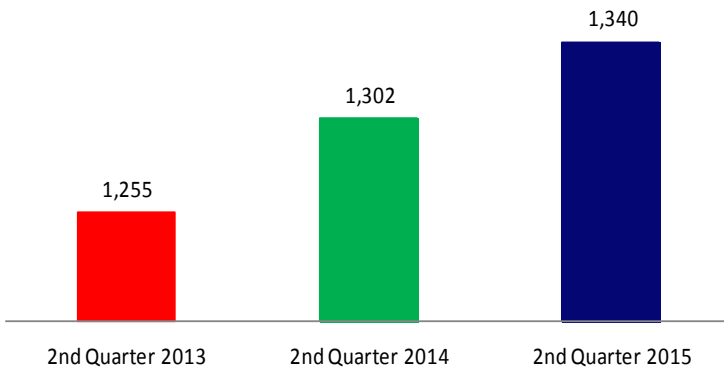
Single-Family Homes— Lucas County

Second quarter sales of single-family homes in Lucas County reported by the Toledo Regional Association of REALTORS® totaled 1,340. This was an increase of three percent compared to the second quarter of 2014. Sales volume generated by second quarter activity totaled \$172 million, a sixteen percent increase from the second quarter of 2014. The average sales price was \$128,263, an increase of thirteen percent compared to the second quarter of 2014. 2,373 listings were added to the system during the second quarter, which was down six percent from the second quarter of 2014.

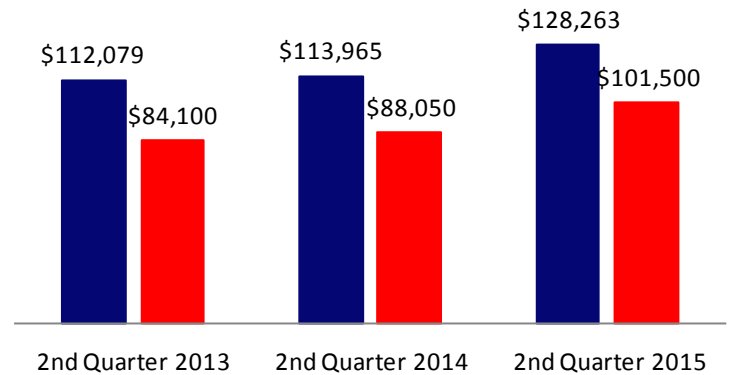
SFH - Lucas County

	2nd Quarter 2014	2nd Quarter 2015	% Change
Closed Sales	1,302	1,340	3%
Median Sales Price	\$88,050	\$101,500	15%
Average Sales Price	\$113,965	\$128,263	13%
Average Price Per Square Foot	\$61	\$66	8%
% of Original List Price Received	95%	96%	1%
Average Days on Market	112	109	-3%
New Listings	2,530	2,373	-6%
Volume (in 1000's)	\$148,383	\$171,872	16%

Home Sales



Sales Prices



Lucas County

Status	\$0 - \$49,999	\$50,000 - \$99,999	\$100,000 - \$199,999	\$200,000 - \$299,999	\$300,000 - \$399,999	\$400,000 - \$499,999	\$500,000+
2nd Quarter 2014	421	327	380	142	42	16	11
2nd Quarter 2015	378	317	424	167	56	20	22
% change	-10%	-3%	12%	18%	33%	25%	100%

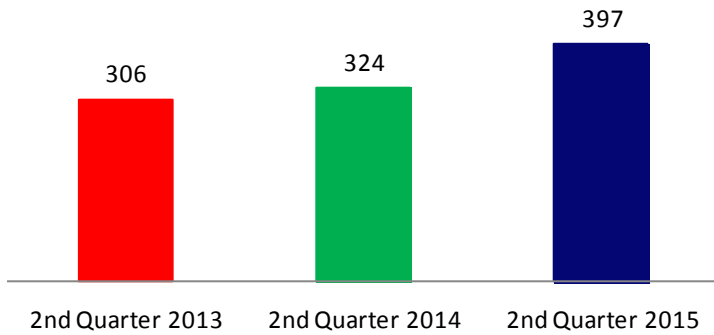
Single-Family Homes— Wood County

Second quarter sales of single-family homes in Wood County reported by the Toledo Regional Association of REALTORS® totaled 397. This was an increase of twenty-three percent compared to the second quarter of 2014. Sales volume generated by second quarter activity totaled \$70 million, a twenty percent increase from the second quarter of 2014. The average sales price was \$177,159 a decrease of 2% compared to the second quarter of 2014. 602 listings were added to the system during the second quarter, which was up ten percent from the second quarter of 2014.

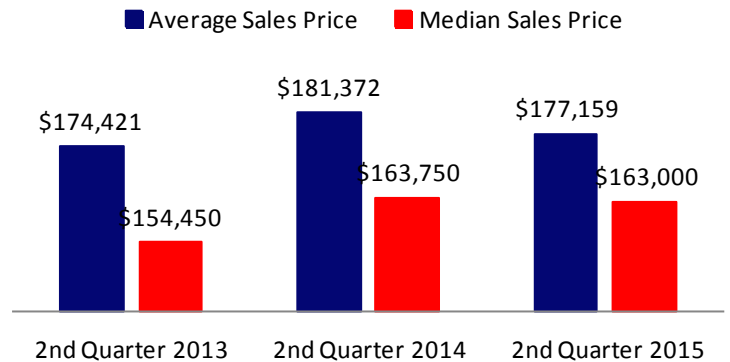
SFH - Wood County

	2nd Quarter 2014	2nd Quarter 2015	% Change
Closed Sales	324	397	23%
Median Sales Price	\$163,750	\$163,000	0%
Average Sales Price	\$181,372	\$177,159	-2%
Average Price Per Square Foot	\$89	\$89	0%
% of Original List Price Received	97%	97%	0%
Average Days on Market	106	106	0%
New Listings	549	602	10%
Volume (in 1000's)	\$58,765	\$70,332	20%

Home Sales



Home Sale Prices



Wood County

Status	\$0 - \$49,999	\$50,000 - \$99,999	\$100,000 - \$199,999	\$200,000 - \$299,999	\$300,000 - \$399,999	\$400,000 - \$499,999	\$500,000+
2nd Quarter 2014	18	37	161	80	23	3	5
2nd Quarter 2015	19	56	202	85	30	6	5
% change	6%	51%	25%	6%	30%	100%	0%

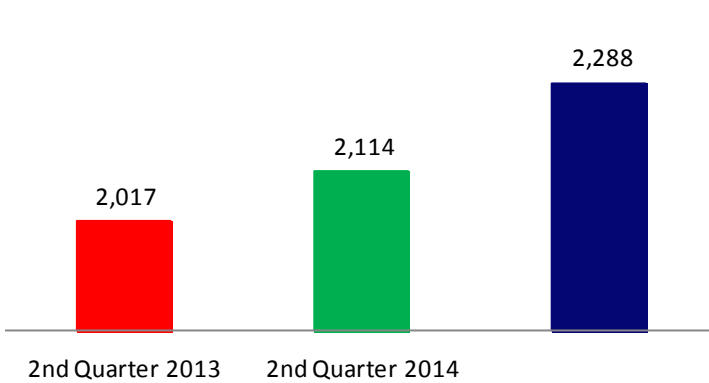
Entire NORIS MLS

Second quarter sales of single-family homes in Northwest Ohio reported by the Toledo Regional Association of REALTORS® totaled 2,288. This was an increase of eight percent compared to the second quarter of 2014. Sales volume generated by second quarter activity totaled \$302 million, a nineteen percent increase from the second quarter of 2014. The average sales price was \$132,134 an increase of ten percent compared to the second quarter of 2014. 3,901 listings were added to the system during the second quarter, which was down four percent from the second quarter of 2014.

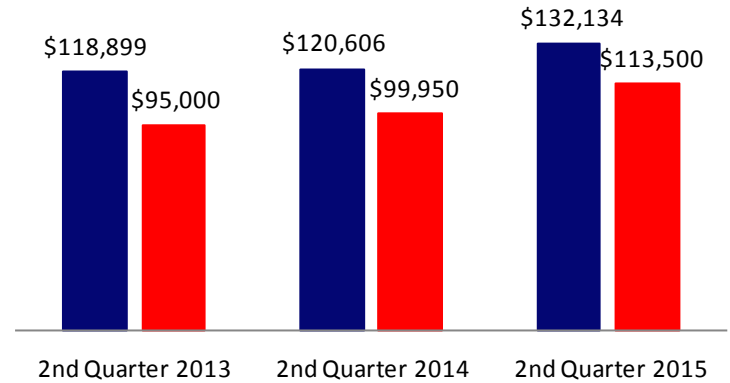
Entire NORIS MLS

	2nd Quarter 2014	2nd Quarter 2015	% Change
Closed Sales	2,114	2,288	8%
Median Sales Price	\$99,950	\$113,500	14%
Average Sales Price	\$120,606	\$132,134	10%
Average Price Per Square Foot	\$65	\$70	8%
% of Original List Price Received	95%	96%	1%
Average Days on Market	116	113	-3%
New Listings	4,067	3,901	-4%
Volume (in 1000's)	\$254,961	\$302,321	19%

Home Sales



Sales Prices



Entire NORIS MLS

Status	\$0 - \$49,999	\$50,000 - \$99,999	\$100,000 - \$199,999	\$200,000 - \$299,999	\$300,000 - \$399,999	\$400,000 - \$499,999	\$500,000+
2nd Quarter 2014	537	554	727	246	69	19	16
2nd Quarter 2015	491	577	835	298	92	28	28
% change	-9%	4%	15%	21%	33%	47%	75%



Local Market Update — 2nd Quarter 2015

Area & Zip Codes	2nd Qtr. Av. Sales Price	% Change 2014	2nd Qtr. Sold	% Change 2014	2nd Qtr. New Listings	% Change 2014	2nd Qtr. DOM	% Change 2014
Sylvania (2&3) [43560, 43617]	\$ 203,985	2%	180	8%	268	-7%	96	-18%
Airport/Swanton (4) [43558]	\$ 142,509	14%	34	13%	70	35%	86	-38%
Spring Meadows (5) [43528]	\$ 196,985	12%	60	-6%	126	31%	131	5%
Monclova (6) [43542]	\$ 338,421	10%	23	53%	48	55%	110	-44%
Maumee (7) [43537]	\$ 206,964	6%	119	25%	165	-13%	99	-10%
Whitehouse (8) [43571]	\$ 239,509	32%	38	46%	60	11%	138	-5%
Wattsville (10) [43566]	\$ 204,659	-2%	28	-18%	46	-6%	133	51%
Franklin Park/Trilby (11) [43613]	\$ 119,841	-10%	75	25%	128	0%	84	-22%
Tremainsville (12) [43613]	\$ 70,596	9%	147	-6%	226	-22%	119	9%
Five Points/North Towne (13) [43612]	\$ 42,212	2%	79	-20%	169	-6%	96	-3%
Point Place (14) [43611]	\$ 73,440	1%	61	17%	103	-19%	121	10%
Wildwood/Reynolds Corner (15) [43615]	\$ 82,202	-2%	83	-1%	172	8%	109	-16%
Ottawa Hills (16) [43615 & 43606]	\$ 346,816	46%	20	11%	60	43%	106	-6%
Ottawa Park/Westgate (17) [43606]	\$ 103,131	3%	83	28%	112	-4%	121	-14%
Old West End (18) [43610, 43620]	\$ 50,284	132%	14	-30%	21	-30%	63	-20%
Old North End (19) [43608]	\$ 12,766	-20%	26	-26%	46	-43%	91	1%
Town Centre (20) [43624, 43602, 43604]	\$ -	-100%	0	-100%	5	150%	0	-100%
Scott Park (21) [43607]	\$ 20,709	-23%	26	-16%	68	-19%	84	15%
Old South End (22) [43609]	\$ 20,035	18%	49	20%	102	-3%	115	17%
Heatherdowns (23) [43614]	\$ 114,810	12%	111	-8%	195	-4%	110	-6%
East River (24) [43605]	\$ 19,297	32%	40	-2%	66	-23%	99	24%
Oregon (25) [43616]	\$ 127,253	4%	62	3%	82	-25%	132	26%
East Suburbs (26) [43634, 43618, 43412]	\$ 123,633	1%	3	-50%	17	31%	117	-16%
Perrysburg (53) [43551, 43552]	\$ 221,294	-3%	184	28%	253	10%	99	3%
Rossford (54) [43460]	\$ 111,349	-7%	71	61%	105	6%	114	-20%
Bowling Green (55)	\$ 175,656	4%	74	28%	119	32%	113	8%

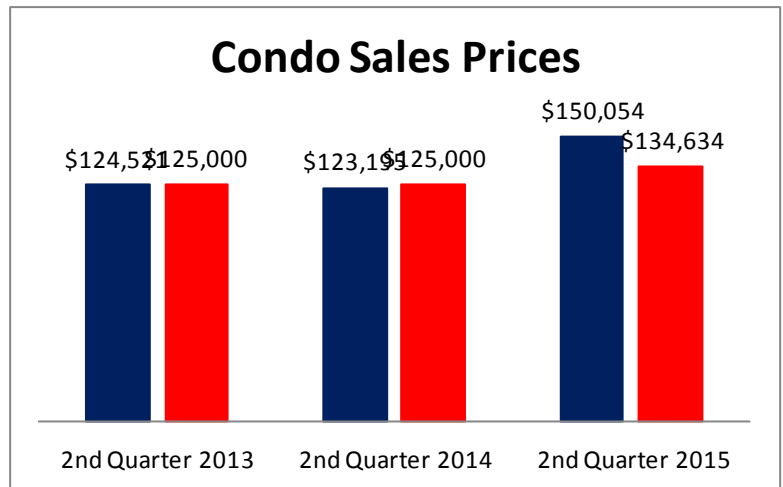
Condos— Lucas & Upper Wood County

Second quarter sales of condos in Lucas and Upper Wood County reported by the Toledo Regional Association of REALTORS® totaled 142. This was unchanged compared to the second quarter of 2014. Sales volume generated by second quarter activity totaled \$21million, a twenty-two percent increase from the second quarter of 2014. The average sales price was \$150,054 an increase of twenty-two percent compared to the second quarter of 2014. 212 listings were added to the system during the second quarter, which was down sixteen percent from the second quarter of 2014.

Condos - Lucas and Upper Wood County

	2nd Quarter 2014	2nd Quarter 2015	% Change
Closed Sales	142	142	0%
Median Sales Price	\$125,000	\$134,634	8%
Average Sales Price	\$123,195	\$150,054	22%
Average Price Per Square Foot	\$73	\$85	16%
% of Original List Price Received	94%	95%	1%
Average Days on Market	140	99	-29%
New Listings	253	212	-16%
Volume (in 1000's)	\$17,494	\$21,308	22%

Condo Sales Prices



Condo Sales

