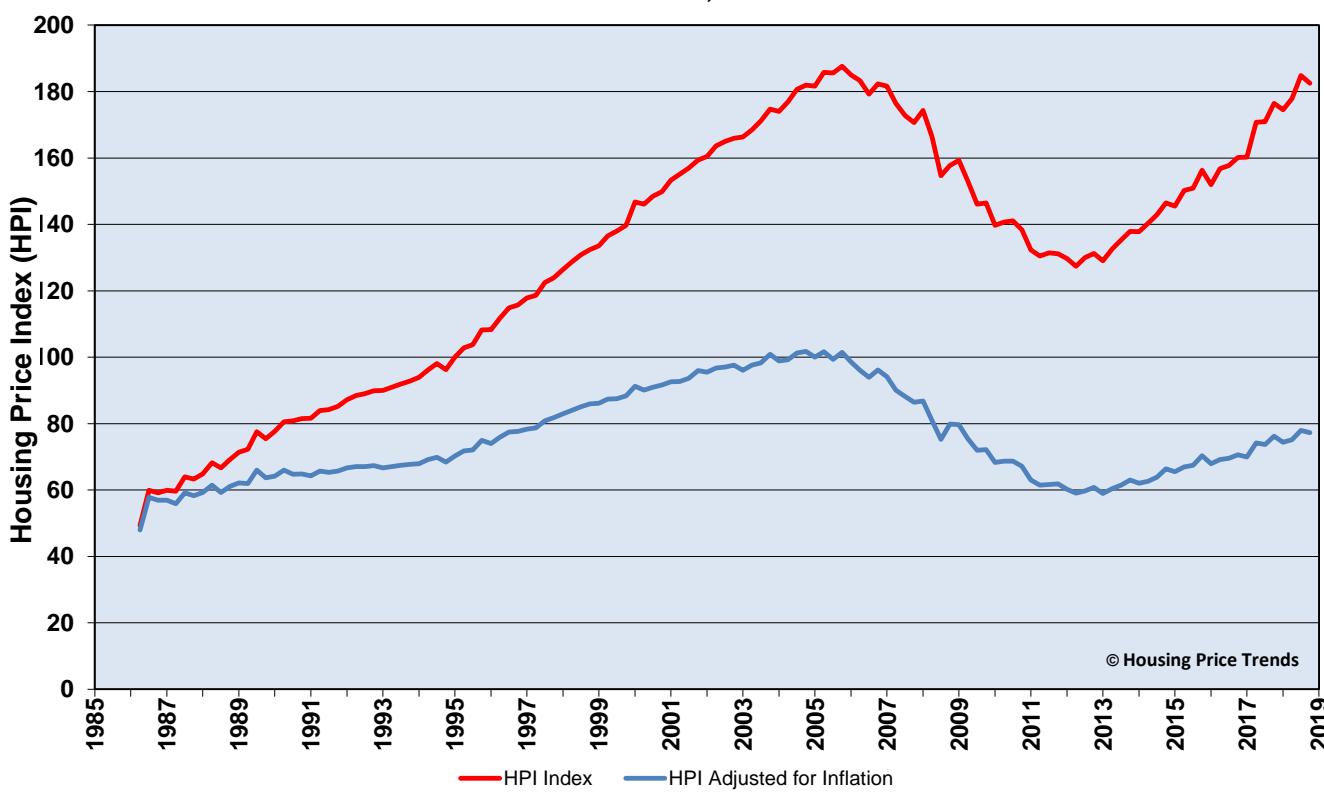


Jackson, MI



Jackson, MI



Housing Price Trends™

Jackson, MI

Year	Quarter	Inflation Adjusted % Change in HPI	Buy/Sell Signal					Buy/Sell Signal					Buy/Sell Signal				
			1	2	1	2	1	2	1	2	1	2	1	2	1	2	
1985	1																
	2																
	3																
	4																
1986	1																
	2																
	3																
	4																
1987	1																
	2																
	3	8.74	+										+			+	
	4	2.41	-										+	-		+	
1988	1	3.30	-										+	+	+		
	2	7.05	+										+	+	+		
	3	4.89	-										+	+	+		
	4	2.40	-										+	+	+		
1989	1	4.75	-										+	+	+		
	2	2.77	-										+	+	+		
	3	6.02	+	+									+	+	+		
	4	7.76	+	+		-							+	+	+		
1990	1	3.81	-	-	+								+	+	+		
	2	4.94	-	+	+								+	+	+		
	3	2.21	-	-	-								+	-	+		
	4	-0.05	-	-	-								-	+	-		
1991	1	0.95	-	-	-								-	+	-		
	2	-0.20	-	-	-								-	+	-		
	3	0.11	-	-	-								-	+	-		
	4	1.06	-	-	-	-	+						-	+	+		
1992	1	2.50	-	+	-	-	+		-	-			+	+	+		
	2	2.91	-	+	-	-	+		+	-			+	+	+		
	3	2.43	-	+	-	-	+		-	+			+	+	+		
	4	2.62	-	+	+	-	+		-	-			+	+	+		
1993	1	1.33	-	-	+	-	+		-	-			-	+	+		
	2	-0.01	-	-	-	-	+		-	-			-	+	-		
	3	0.25	-	-	+	-	+		-	-			-	+	-		
	4	0.56	-	-	+	-	+		-	+			-	+	-		
1994	1	1.19	-	-	+	-	+		-	+			-	+	+		
	2	2.53	-	+	+	+	+		-	-			+	+	+		
	3	3.43	-	+	+	+	+		-	-			+	+	+		
	4	2.34	-	+	-	+	+		-	+			+	+	+		
1995	1	2.25	-	+	-	+	+		+	+			+	+	+		
	2	3.61	-	+	+	+	+		+	+			+	+	+		
	3	3.45	-	+	+	+	+		+	+			+	+	+		
	4	6.36	+	+	+	+	+		+	+			+	+	+	BUY	
1996	1	7.41	+	+	+	+	+		+	+			+	+	+		
	2	5.52	+	+	+	+	+		+	+			+	+	+		
	3	6.57	+	+	+	+	+		+	+			+	+	+		
	4	5.41	+	+	+	+	+		+	+			+	+	+		
1997	1	4.70	-	-	+	+	+		+	+			+	+	+		
	2	4.80	-	-	+	+	+		+	+			+	+	+		
	3	4.10	-	-	+	+	+		+	+			+	+	+		
	4	4.89	-	-	+	+	+		+	+			+	+	+		

Housing Price Trends™

Jackson, MI

Year	Quarter	Inflation Adjusted % Change in HPI	Buy/Sell Signals					Buy/Sell Signals					Buy/Sell Signals		
			Buy Signal 1	Buy Signal 2	Buy Signal 3	Buy Signal 4	Buy Signal 5	Sell Signal 1	Sell Signal 2	Sell Signal 3	Sell Signal 4	Sell Signal 5	Sell Signal 6	Sell Signal 7	
1998	1	5.60	+	+	-	+	+		+	+		+	+	+	
	2	6.31	+	+	-	+	+		+	+		+	+	+	
	3	5.99	+	+	+	+	+		+	+		+	+	+	
	4	5.19	+	-	-	+	+		+	+		+	+	+	
1999	1	4.47	-	-	-	-	+		+	+		+	+	+	
	2	3.92	-	-	-	-	+		+	-		+	+	+	
	3	3.37	-	-	-	-	+		+	-		+	+	+	
	4	2.75	-	-	-	-	+		-	-		+	+	+	
2000	1	4.34	-	-	-	-	+		+	+		+	+	+	
	2	4.49	-	-	-	-	+		-	+		+	+	+	
	3	3.56	-	-	-	-	+		-	+		+	+	+	
	4	3.87	-	-	-	-	+		-	+		+	+	+	
2001	1	2.61	-	-	-	-	+		-	+		+	+	+	
	2	2.21	-	-	-	-	+		-	-		+	+	+	
	3	2.93	-	-	-	-	+		-	-		+	+	+	
	4	3.84	-	+	+	-	+		-	-		+	+	+	
2002	1	3.89	-	+	+	-	+		-	-		+	+	+	
	2	3.72	-	+	-	-	+		-	+		+	+	+	
	3	3.95	-	+	-	-	+		-	+		+	+	+	
	4	2.64	-	-	-	-	+		-	+		+	+	+	
2003	1	1.19	-	-	-	-	+		-	+		-	+	+	
	2	0.76	-	-	-	-	+		-	-		-	+	-	
	3	1.12	-	-	-	-	+		-	-		-	+	+	
	4	2.35	-	-	-	-	+		-	-		+	+	+	
2004	1	3.08	-	+	-	+	+		-	-		+	+	+	
	2	2.27	-	-	-	-	+		-	-		+	+	+	
	3	2.33	-	+	-	-	+		-	-		+	+	+	
	4	1.90	-	-	-	-	+		-	-		-	+	+	
2005	1	1.04	-	-	-	-	+		-	-		-	+	+	
	2	1.80	-	-	+	-	+		-	-		-	+	+	
	3	0.22	-	-	-	-	+		-	-		-	+	-	
	4	-1.08	-	-	-	-	+		-	-		-	+	-	
2006	1	-0.86	-	-	-	-	+		-	-		-	+	-	
	2	-3.48	-	-	-	-	+		-	-		-	-	-	
	3	-5.40	-	-	-	-	-		-	-		-	+	-	
	4	-5.32	-	-	-	-	-		-	-		-	+	-	
2007	1	-4.88	-	-	-	-	-		-	-		-	+	-	
	2	-5.34	-	-	-	-	-		-	-		-	+	-	
	3	-6.20	-	-	-	-	-		-	-		-	+	-	
	4	-8.15	-	-	-	-	-		-	-		-	+	-	
2008	1	-8.90	-	-	-	-	-		-	-		-	+	-	
	2	-8.97	-	-	-	-	-		-	-		-	+	-	
	3	-12.42	-	-	-	-	-		-	-		-	-	-	
	4	-11.24	-	-	-	-	-		-	-		-	+	-	
2009	1	-7.94	-	+	-	-	-		-	-		-	+	-	
	2	-7.50	-	+	-	-	-		-	-		-	+	-	
	3	-5.57	-	+	-	-	+		-	-		-	+	-	
	4	-7.00	-	+	-	-	-		-	-		-	+	-	
2010	1	-11.95	-	-	-	-	-		-	-		-	-	-	
	2	-11.69	-	-	-	-	-		-	-		-	+	-	
	3	-6.79	-	+	+	+	-		-	-		-	+	-	
	4	-5.69	-	+	+	+	-		-	-		-	+	-	
2011	1	-7.37	-	+	+	+	-		-	-		-	+	-	

Housing Price Trends™

Jackson, MI

Year	Quarter	Inflation Adjusted % Change in HPI	Buy					Buy/Sell Signal					Buy/Sell Signal				
			Buy Signal 1	Buy Signal 2	Buy Signal 3	Buy Signal 4	Buy Signal 5	1	2	Sell Signal 1	Sell Signal 2	Sell Signal 3	Buy/Sell Signal				
	2	-9.16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
	3	-10.40	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
	4	-9.16	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
2012	1	-6.25	-	+	+	+	+	-	-	-	-	-	-	-	+	-	
	2	-4.18	-	+	+	+	+	-	-	+	+	-	-	-	+	-	
	3	-3.49	-	+	+	+	+	-	-	+	+	-	-	-	+	-	
	4	-2.36	-	+	+	+	+	-	-	+	+	-	-	-	+	-	
2013	1	-1.81	-	+	+	+	+	-	-	+	+	-	-	-	+	-	
	2	0.13	-	+	+	+	+	-	-	+	+	-	-	-	+	-	
	3	2.59	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	4	3.24	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
2014	1	4.36	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	2	4.41	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	3	3.76	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	4	4.63	-	+	+	+	+	-	-	+	+	-	-	-	+	+	+
2015	1	5.54	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	2	6.30	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	3	6.27	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	4	5.80	+	+	+	+	+	+	-	+	+	-	-	-	+	+	+
2016	1	4.75	-	-	+	+	+	-	-	+	+	-	-	-	+	+	+
	2	3.43	-	-	-	+	+	-	-	+	+	-	-	-	+	+	+
	3	3.19	-	-	-	+	+	-	-	+	+	-	-	-	+	+	+
	4	1.70	-	-	-	-	-	-	-	+	+	-	-	-	+	+	+
2017	1	1.69	-	-	-	-	-	-	-	+	+	-	-	-	+	+	+
	2	5.15	+	+	-	+	+	-	-	+	+	-	-	-	+	+	+
	3	6.61	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	4	6.95	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
2018	1	7.14	+	+	+	+	+	-	-	+	+	-	-	-	+	+	+
	2	3.74	-	-	-	-	-	-	-	+	+	-	-	-	+	+	+
	3	3.47	-	-	+	-	+	-	-	+	-	-	-	-	+	+	+
	4	3.56	-	-	+	-	+	-	-	+	-	-	-	-	+	+	+
2019	1																

BUY