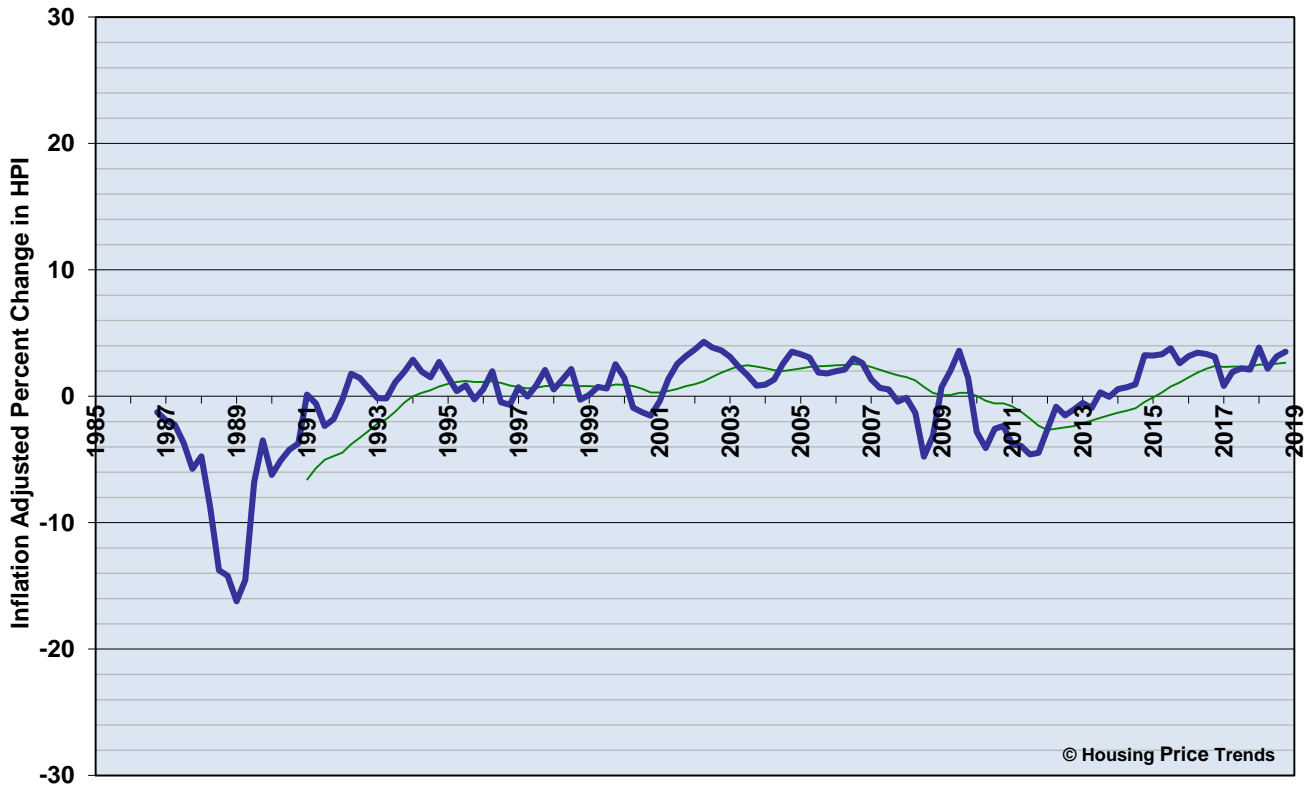
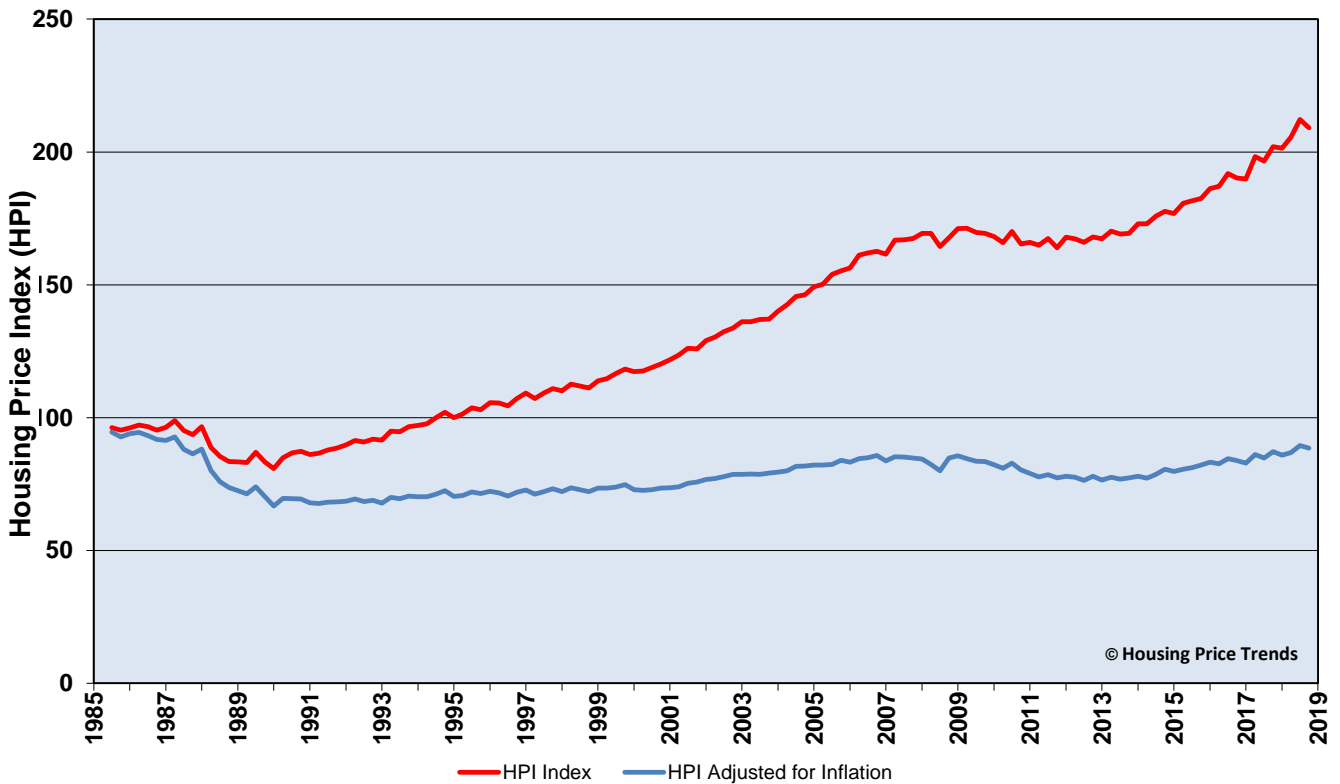


Tyler, TX



Tyler, TX



Housing Price Trends™

Tyler, TX

Year	Quarter	Inflation Adjusted % Change in HPI	Buy Signal 1	Buy Signal 2	Buy Signal 3	Buy Signal 4	Buy Signal 5	Buy/Sell Signal 1	Buy/Sell Signal 2	Sell Signal 1	Sell Signal 2	Sell Signal 3	Buy/Sell Signal
1985	1												
	2												
	3												
	4												
1986	1												
	2												
	3												
	4	-1.26	-							-		-	
1987	1	-1.89	-							-	+	-	
	2	-2.24	-							-	+	-	
	3	-3.71	-							-	+	-	
	4	-5.75	-							-	+	-	
1988	1	-4.75	-							-	+	-	
	2	-8.69	-							-	-	-	
	3	-13.76	-							-	-	-	
	4	-14.20	-	-						-	+	-	
1989	1	-16.22	-	-	-					-	+	-	
	2	-14.56	-	-	-					-	+	-	
	3	-6.79	-	+	-					-	+	-	
	4	-3.49	-	+	+					-	+	-	
1990	1	-6.22	-	+	-					-	-	-	
	2	-5.10	-	+	-					-	+	-	
	3	-4.21	-	+	+					-	+	-	
	4	-3.73	-	+	+					-	+	-	
1991	1	0.13	-	+	+	+	-		-	-	+	-	
	2	-0.58	-	+	+	+	-	+	+	-	+	-	
	3	-2.35	-	+	+	+	-	-	+	-	+	-	
	4	-1.81	-	+	+	+	-	+	+	-	+	-	
1992	1	-0.29	-	+	+	+	-	+	+	-	+	-	
	2	1.78	-	+	+	+	-	+	+	-	+	+	
	3	1.46	-	+	+	+	-	+	+	-	+	+	
	4	0.64	-	+	+	+	-	+	+	-	+	-	
1993	1	-0.14	-	-	+	+	-	+	+	-	+	-	
	2	-0.18	-	-	-	+	-	+	+	-	+	-	
	3	1.13	-	+	+	+	-	+	+	-	+	+	
	4	1.90	-	+	+	+	-	+	+	-	+	+	
1994	1	2.89	-	+	+	+	-	+	+	+	+	+	
	2	1.96	-	+	+	+	-	+	+	-	+	+	
	3	1.50	-	+	-	+	-	+	+	-	+	+	
	4	2.72	-	+	+	+	-	+	+	+	+	+	
1995	1	1.52	-	+	+	+	-	+	+	-	+	+	
	2	0.41	-	-	+	-	+	+	+	-	+	-	
	3	0.88	-	-	+	+	+	+	+	-	+	-	
	4	-0.25	-	-	-	-	+	+	+	-	+	-	
1996	1	0.57	-	-	-	-	+	+	+	-	+	-	
	2	1.99	-	+	-	+	+	+	+	-	+	+	
	3	-0.47	-	-	-	-	+	-	-	-	+	-	
	4	-0.69	-	-	-	-	+	-	-	-	+	-	
1997	1	0.72	-	+	-	-	+	-	-	-	+	-	
	2	-0.02	-	-	-	-	+	-	-	-	+	-	
	3	0.85	-	+	+	-	+	+	-	-	+	-	
	4	2.09	-	+	+	+	+	+	-	+	+	+	

Housing Price Trends™

Tyler, TX

Year	Quarter	Inflation Adjusted % Change in HPI	Buy					Buy/Sell		Sell			Buy/Sell
			Signal 1	Signal 2	Signal 3	Signal 4	Signal 5	Signal 1	Signal 2	Signal 1	Signal 2	Signal 3	
1998	1	0.53	-	-	+	-	+	-	-	-	+	-	
	2	1.35	-	+	+	+	+	-	-	-	+	+	
	3	2.16	-	+	+	+	+	-	-	+	+	+	
	4	-0.27	-	-	+	-	+	-	-	-	+	-	
1999	1	0.12	-	-	+	-	+	-	+	-	+	-	
	2	0.75	-	-	+	+	+	-	+	-	+	-	
	3	0.62	-	-	+	-	+	-	+	-	+	-	
	4	2.54	-	+	+	+	+	+	+	+	+	+	
2000	1	1.44	-	+	-	+	+	+	+	-	+	+	
	2	-0.90	-	-	-	-	+	-	+	-	+	-	
	3	-1.25	-	-	-	-	+	-	-	-	+	-	
	4	-1.54	-	-	-	-	-	-	-	-	+	-	
2001	1	-0.39	-	-	-	-	-	+	-	-	+	-	
	2	1.36	-	+	+	+	-	+	-	-	+	+	
	3	2.57	-	+	+	+	+	+	-	+	+	+	
	4	3.20	-	+	+	+	+	+	-	+	+	+	
2002	1	3.70	-	+	+	+	+	+	-	+	+	+	
	2	4.32	-	+	+	+	+	+	+	+	+	+	
	3	3.86	-	+	+	+	+	+	+	+	+	+	
	4	3.63	-	+	+	+	+	+	+	+	+	+	
2003	1	3.12	-	+	+	+	+	+	+	+	+	+	
	2	2.32	-	-	+	+	+	+	+	+	+	+	
	3	1.64	-	-	+	-	+	+	+	-	+	+	
	4	0.85	-	-	-	-	+	+	+	-	+	-	
2004	1	0.91	-	-	-	-	+	+	+	-	+	-	
	2	1.31	-	-	-	-	+	-	+	-	+	+	
	3	2.57	-	+	-	+	+	+	+	+	+	+	
	4	3.52	-	+	-	+	+	+	+	+	+	+	
2005	1	3.31	-	+	-	+	+	+	-	+	+	+	
	2	3.06	-	+	-	+	+	+	-	+	+	+	
	3	1.89	-	-	-	-	+	+	-	-	+	+	
	4	1.81	-	-	+	-	+	+	-	-	+	+	
2006	1	1.99	-	-	+	-	+	-	-	-	+	+	
	2	2.12	-	-	+	-	+	-	-	+	+	+	
	3	2.99	-	+	+	+	+	-	+	+	+	+	
	4	2.64	-	+	+	+	+	-	+	+	+	+	
2007	1	1.35	-	-	-	-	+	-	+	-	+	+	
	2	0.67	-	-	-	-	+	-	-	-	+	-	
	3	0.54	-	-	-	-	+	-	-	-	+	-	
	4	-0.42	-	-	-	-	+	-	-	-	+	-	
2008	1	-0.13	-	-	-	-	+	-	-	-	+	-	
	2	-1.31	-	-	-	-	+	-	-	-	+	-	
	3	-4.77	-	-	-	-	-	-	-	-	-	-	
	4	-3.13	-	-	-	-	-	-	-	-	+	-	
2009	1	0.71	-	+	-	-	-	-	-	-	+	-	
	2	2.03	-	+	+	+	-	-	-	+	+	+	
	3	3.60	-	+	+	+	-	+	-	+	+	+	
	4	1.44	-	+	+	+	-	-	-	-	+	+	
2010	1	-2.82	-	-	-	-	-	-	-	-	-	-	
	2	-4.10	-	-	-	-	-	-	-	-	+	-	
	3	-2.57	-	-	-	-	-	-	-	-	+	-	
	4	-2.34	-	-	+	-	-	-	-	-	+	-	
2011	1	-3.82	-	-	-	-	-	-	-	-	+	-	

