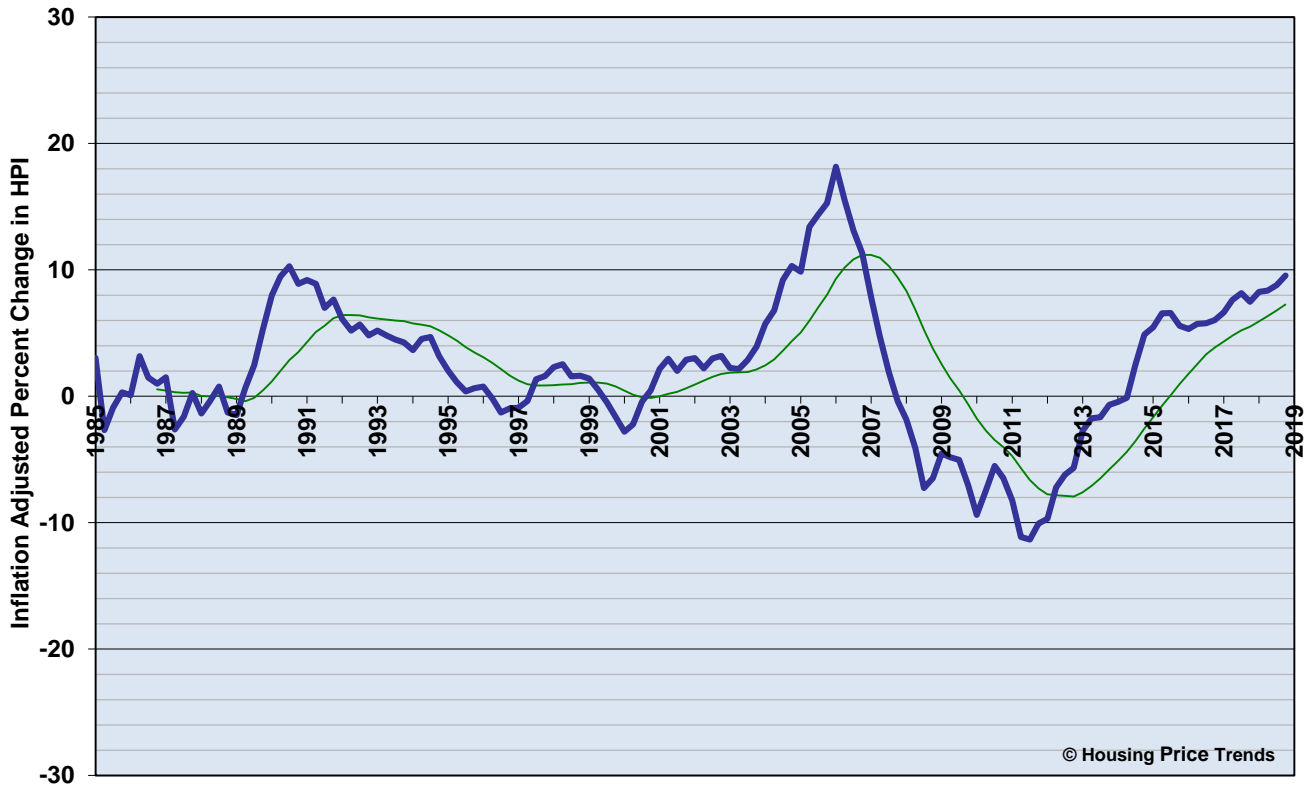
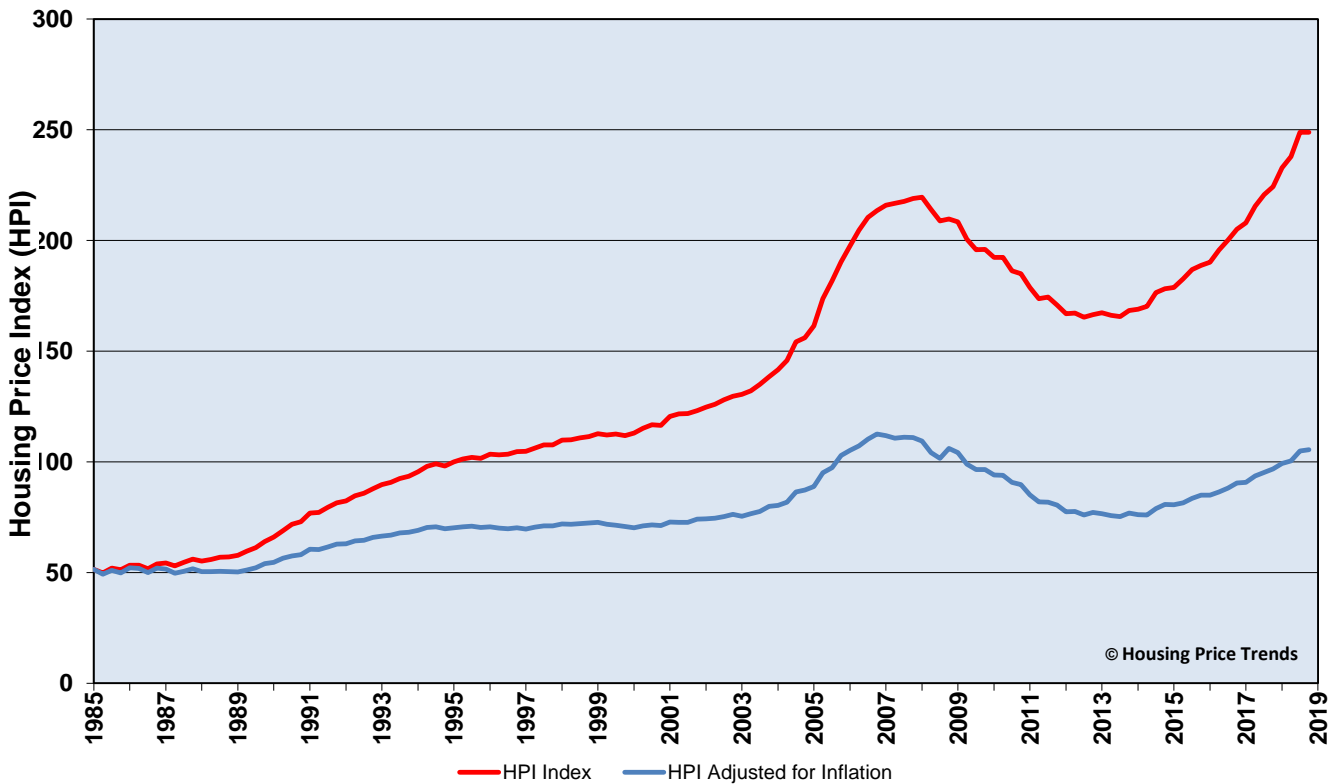


Olympia-Lacey-Tumwater, WA



Olympia-Lacey-Tumwater, WA



Housing Price Trends™

Olympia-Lacey-Tumwater, WA

Year	Quarter	Inflation Adjusted % Change in HPI	Buy					Buy/Sell		Sell			Buy/Sell Signal	
			Signal 1	Signal 2	Signal 3	Signal 4	Signal 5	Signal 1	Signal 2	Signal 1	Signal 2	Signal 3		
1985	1	3.04	-	+	+						+	+	+	
	2	-2.68	-	-	-						-	-	-	
	3	-0.91	-	-	-						-	+	-	
	4	0.31	-	+	-						-	+	-	
1986	1	0.07	-	+	+						-	+	-	
	2	3.17	-	+	+						+	+	+	
	3	1.49	-	+	+						-	+	+	
	4	1.00	-	-	+	+	-				-	+	+	
1987	1	1.50	-	+	-	+	-				+	+	+	
	2	-2.62	-	-	-	-	-				+	-	-	
	3	-1.61	-	-	+	-	-				-	-	-	
	4	0.25	-	-	+	+	-				-	+	-	
1988	1	-1.36	-	-	-	-	-				-	+	-	
	2	-0.37	-	-	-	-	-				-	+	-	
	3	0.75	-	+	-	+	-				+	-	-	
	4	-1.29	-	-	-	-	-				+	-	-	
1989	1	-1.48	-	-	-	-	-				+	+	-	
	2	0.64	-	+	-	+	-				-	-	-	
	3	2.46	-	+	+	+	-				-	-	-	
	4	5.28	+	+	+	+	-				+	+	+	
1990	1	7.99	+	+	+	+	+				+	+	+	BUY
	2	9.47	+	+	+	+	+				+	+	+	
	3	10.30	+	+	+	+	+				+	+	+	
	4	8.90	+	+	+	+	+				+	+	+	
1991	1	9.20	+	+	+	+	+				+	+	+	
	2	8.90	+	+	+	+	+				+	+	+	
	3	6.99	+	-	+	+	+				+	+	+	
	4	7.66	+	-	+	+	+				+	+	+	
1992	1	6.10	+	-	+	+	+				+	+	+	
	2	5.21	+	-	-	+	+				+	+	+	
	3	5.68	+	-	-	+	+				+	+	+	
	4	4.82	-	-	-	-	+				+	+	+	
1993	1	5.19	+	-	-	-	+				+	+	+	
	2	4.83	-	-	-	-	+				+	+	+	
	3	4.50	-	-	-	-	+				+	+	+	
	4	4.27	-	-	-	-	+				+	+	+	
1994	1	3.66	-	-	-	-	+				+	+	+	
	2	4.55	-	-	-	-	+				-	+	+	
	3	4.68	-	-	-	-	+				-	+	+	
	4	3.16	-	-	-	-	+				-	+	+	
1995	1	2.04	-	-	-	-	+				-	+	+	
	2	1.12	-	-	-	-	+				-	+	+	SELL
	3	0.39	-	-	-	-	+				-	+	-	
	4	0.65	-	-	-	-	+				-	+	-	
1996	1	0.78	-	-	-	-	+				-	+	-	
	2	-0.17	-	-	-	-	+				-	+	-	
	3	-1.27	-	-	-	-	+				-	+	-	
	4	-0.97	-	-	-	-	+				-	+	-	
1997	1	-0.90	-	-	-	-	-				-	-	-	
	2	-0.38	-	-	-	-	-				-	+	-	
	3	1.34	-	+	+	-	-				-	-	+	
	4	1.60	-	+	+	-	-				-	-	+	

Housing Price Trends™

Olympia-Lacey-Tumwater, WA

Year	Quarter	Inflation Adjusted % Change in HPI	Buy					Buy/Sell		Sell			Buy/Sell Signal
			Signal 1	Signal 2	Signal 3	Signal 4	Signal 5	Signal 1	Signal 2	Signal 1	Signal 2	Signal 3	
1998	1	2.32	-	+	+	+	-	-	-	+	+	+	
	2	2.54	-	+	+	+	+	-	-	+	+	+	
	3	1.57	-	+	+	+	+	-	-	-	+	+	
	4	1.64	-	+	+	+	+	-	-	-	+	+	
1999	1	1.40	-	+	+	+	+	-	+	-	+	+	
	2	0.53	-	-	+	-	+	-	+	-	+	-	
	3	-0.48	-	-	-	-	+	-	+	-	+	-	
	4	-1.62	-	-	-	-	-	-	+	-	+	-	
2000	1	-2.81	-	-	-	-	-	-	+	-	+	-	
	2	-2.23	-	-	-	-	-	-	-	-	+	-	
	3	-0.41	-	-	-	-	-	-	-	-	+	-	
	4	0.45	-	+	-	+	-	+	-	-	+	-	
2001	1	2.15	-	+	+	+	-	+	-	+	+	+	
	2	2.98	-	+	+	+	-	+	-	+	+	+	
	3	2.01	-	+	+	+	-	+	-	+	+	+	
	4	2.89	-	+	+	+	+	+	-	+	+	+	
2002	1	3.01	-	+	+	+	+	+	-	+	+	+	
	2	2.22	-	+	+	+	+	+	+	+	+	+	
	3	3.00	-	+	+	+	+	+	+	+	+	+	
	4	3.19	-	+	+	+	+	+	+	+	+	+	
2003	1	2.23	-	-	+	+	+	+	+	+	+	+	
	2	2.15	-	-	-	+	+	+	+	+	+	+	
	3	2.86	-	+	-	+	+	+	+	+	+	+	
	4	3.92	-	+	+	+	+	+	+	+	+	+	
2004	1	5.72	+	+	+	+	+	+	+	+	+	+	BUY
	2	6.78	+	+	+	+	+	+	+	+	+	+	
	3	9.19	+	+	+	+	+	+	+	+	+	+	
	4	10.30	+	+	+	+	+	+	+	+	+	+	
2005	1	9.86	+	+	+	+	+	+	+	+	+	+	
	2	13.39	+	+	+	+	+	+	+	+	+	+	
	3	14.38	+	+	+	+	+	+	+	+	+	+	
	4	15.26	+	+	+	+	+	+	+	+	+	+	
2006	1	18.15	+	+	+	+	+	+	+	+	+	+	
	2	15.53	+	+	+	+	+	+	+	+	+	+	
	3	13.08	+	-	+	+	+	+	+	+	+	+	
	4	11.33	+	-	+	+	+	+	+	+	+	+	
2007	1	7.83	+	-	-	-	+	+	+	+	+	+	
	2	4.74	-	-	-	-	+	+	+	+	+	+	
	3	1.93	-	-	-	-	+	-	+	-	-	+	SELL
	4	-0.41	-	-	-	-	+	-	+	-	+	-	
2008	1	-1.84	-	-	-	-	+	-	-	-	+	-	
	2	-4.11	-	-	-	-	+	-	+	-	+	-	
	3	-7.26	-	-	-	-	+	-	+	-	-	-	
	4	-6.47	-	-	-	-	+	-	+	-	+	-	
2009	1	-4.52	-	-	-	-	-	-	+	-	+	-	
	2	-4.82	-	-	-	-	-	-	+	-	+	-	
	3	-5.02	-	-	-	-	-	-	+	-	+	-	
	4	-7.03	-	-	-	-	-	-	+	-	+	-	
2010	1	-9.38	-	-	-	-	-	-	+	-	+	-	
	2	-7.49	-	-	-	-	-	-	+	-	+	-	
	3	-5.51	-	+	-	-	-	-	+	-	+	-	
	4	-6.48	-	-	+	-	-	-	+	-	+	-	
2011	1	-8.26	-	-	-	-	-	-	+	-	+	-	

