

# Lender-Mediated Report

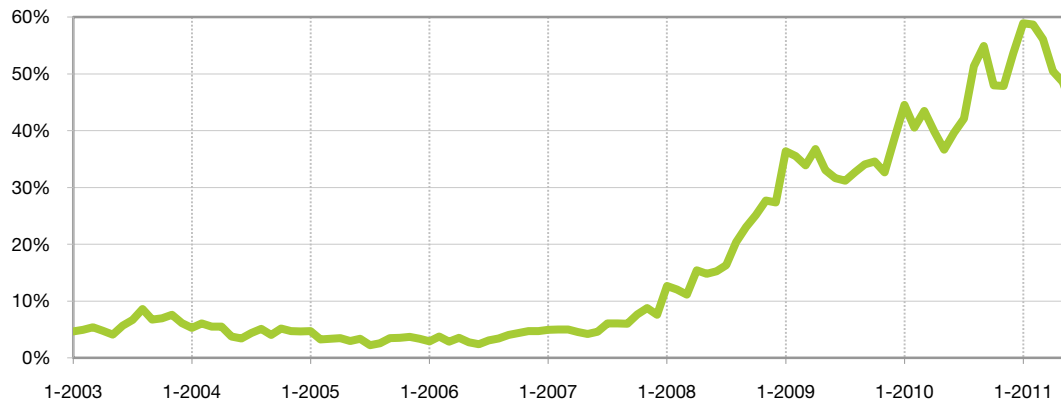
A RESEARCH TOOL PROVIDED BY THE **NORTHEAST FLORIDA ASSOCIATION OF REALTORS**



Lender-mediated properties are those marked in the "Title" field of the Northeast Florida Multiple Listing Service as "Foreclosed", "REO", "Pre-Foreclosure" or "Short Sale."

## June 2011

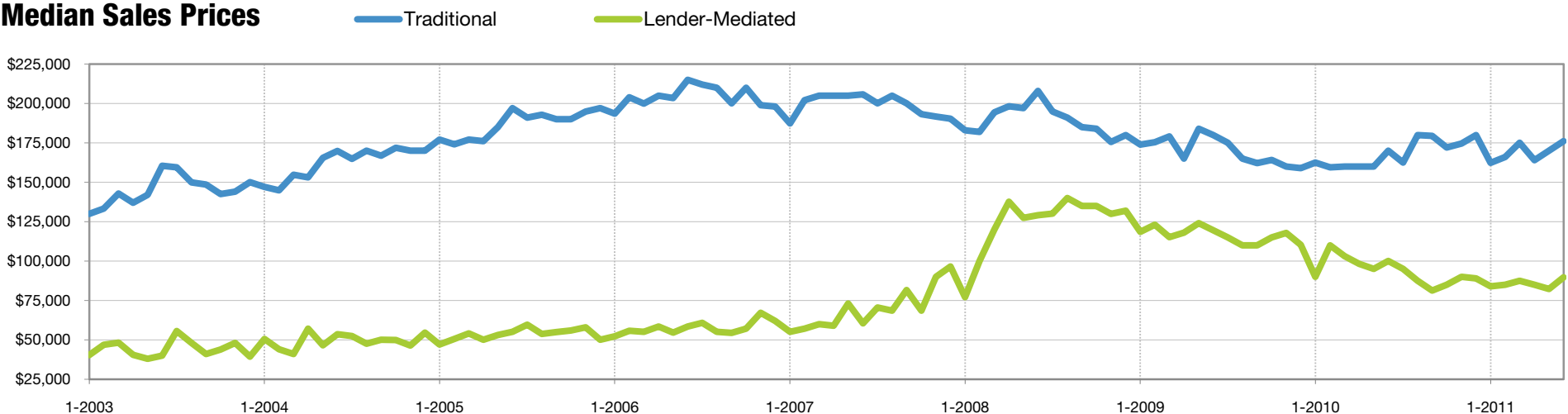
**Share of Closed Sales that were Lender-Mediated:** 43.6%



Closed Sales	6-2010	6-2011	+ / -
Traditional	1,087	862	-20.7%
Lender-Mediated	713	667	-6.5%
Total Market*	1,800	1,529	-15.1%

Median Sales Price	6-2010	6-2011	+ / -
Traditional	\$170,000	\$176,000	+3.5%
Lender-Mediated	\$100,000	\$89,700	-10.3%
Total Market*	\$140,838	\$135,000	-4.1%

## Median Sales Prices



\*Total Market figures are not a summation of traditional and lender-mediated activity, as some lender-mediated homes are listed both as a foreclosure and short sale. All data provided by the Northeast Florida Multiple Listing Service. Powered by 10K Research and Marketing.

# Lender-Mediated Report – Activity by Area

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## June 2011

	Homes for Sale			Closed Sales			Median Sales Price						Average Sales Price					
	Current Month			Last 12 Months			Lender-Mediated			Traditional Properties			Lender-Mediated			Traditional Properties		
	Total	Lender-Mediated	Share	Total	Lender-Mediated	Share	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -
011-SAN MARCO	150	27	18.0%	148	53	35.8%	\$57,500	\$137,410	+139.0%	\$230,000	\$205,845	-10.5%	\$105,655	\$136,617	+29.3%	\$311,910	\$305,328	-2.1%
012-SAN JOSE	224	53	23.7%	228	111	48.7%	\$69,875	\$52,000	-25.6%	\$110,000	\$86,500	-21.4%	\$89,274	\$66,340	-25.7%	\$137,815	\$190,038	+37.9%
013-BEAUCLERC/MANDARIN N	235	101	43.0%	350	175	50.0%	\$114,900	\$86,235	-24.9%	\$150,000	\$126,500	-15.7%	\$114,682	\$102,287	-10.8%	\$180,802	\$178,111	-1.5%
014-MANDARIN	310	107	34.5%	522	204	39.1%	\$155,500	\$135,225	-13.0%	\$190,000	\$180,000	-5.3%	\$176,197	\$156,993	-10.9%	\$222,302	\$229,779	+3.4%
015-BARTRAM	109	75	68.8%	301	151	50.2%	\$145,000	\$125,000	-13.8%	\$148,785	\$134,149	-9.8%	\$153,884	\$133,278	-13.4%	\$152,704	\$145,316	-4.8%
021-ST NICHOLAS	113	39	34.5%	149	65	43.6%	\$46,200	\$42,000	-9.1%	\$85,500	\$70,000	-18.1%	\$59,944	\$54,352	-9.3%	\$119,925	\$95,680	-20.2%
022-GROVE PK/SAN SOUCI	196	97	49.5%	417	274	65.7%	\$90,000	\$58,500	-35.0%	\$115,500	\$71,000	-38.5%	\$101,843	\$74,214	-27.1%	\$140,105	\$123,519	-11.8%
023-E OF SS BLVD	232	116	50.0%	509	341	67.0%	\$84,000	\$70,000	-16.7%	\$110,000	\$85,000	-22.7%	\$96,827	\$85,609	-11.6%	\$149,419	\$155,012	+3.7%
024-BAYMEADOWS/DEERWOOD	268	94	35.1%	452	242	53.5%	\$88,000	\$61,950	-29.6%	\$126,374	\$102,500	-18.9%	\$115,006	\$91,514	-20.4%	\$192,048	\$235,264	+22.5%
025-ICW N-BCH & S ATL	109	44	40.4%	235	99	42.1%	\$165,000	\$144,900	-12.2%	\$185,500	\$177,500	-4.3%	\$161,743	\$156,730	-3.1%	\$212,727	\$209,186	-1.7%
026-ICW S-BCH & N JTB	260	71	27.3%	396	188	47.5%	\$102,750	\$89,500	-12.9%	\$203,055	\$190,000	-6.4%	\$153,476	\$149,930	-2.3%	\$296,142	\$318,764	+7.6%
027-ICW S-JTB	104	16	15.4%	90	33	36.7%	\$107,450	\$145,000	+34.9%	\$189,000	\$205,970	+9.0%	\$200,394	\$184,161	-8.1%	\$259,056	\$312,118	+20.5%
031-RIVERSIDE	86	29	33.7%	71	36	50.7%	\$105,000	\$53,500	-49.0%	\$139,250	\$126,000	-9.5%	\$137,261	\$90,146	-34.3%	\$225,887	\$216,776	-4.0%
032-AVONDALE	156	23	14.7%	151	55	36.4%	\$129,900	\$132,000	+1.6%	\$185,000	\$175,000	-5.4%	\$179,079	\$168,770	-5.8%	\$256,021	\$238,207	-7.0%
033-ORTEGA/VENETIA	109	18	16.5%	73	14	19.2%	\$78,500	\$225,000	+186.6%	\$256,500	\$240,250	-6.3%	\$109,880	\$275,223	+150.5%	\$466,326	\$352,680	-24.4%
041-ARLINGTON	408	188	46.1%	532	276	51.9%	\$58,000	\$49,950	-13.9%	\$94,000	\$79,200	-15.7%	\$70,859	\$65,303	-7.8%	\$120,011	\$122,197	+1.8%
042-FT CAROLINE	223	99	44.4%	390	221	56.7%	\$123,000	\$82,000	-33.3%	\$142,900	\$123,000	-13.9%	\$128,363	\$102,095	-20.5%	\$177,490	\$176,089	-0.8%
043-ICW N-ATLANTIC BLVD	181	89	49.2%	268	153	57.1%	\$145,500	\$130,000	-10.7%	\$175,000	\$160,000	-8.6%	\$159,564	\$184,008	+15.3%	\$250,243	\$289,301	+15.6%
051-MURRAY HILL	97	40	41.2%	131	79	60.3%	\$40,000	\$31,000	-22.5%	\$61,463	\$37,665	-38.7%	\$50,724	\$38,148	-24.8%	\$97,303	\$81,541	-16.2%
052-LAKESHORE	74	30	40.5%	85	46	54.1%	\$37,500	\$33,000	-12.0%	\$50,000	\$43,000	-14.0%	\$48,534	\$38,148	-21.4%	\$86,139	\$66,547	-22.7%
053-HYDE GROVE AREA	76	43	56.6%	100	57	57.0%	\$47,550	\$33,700	-29.1%	\$82,750	\$54,000	-34.7%	\$58,788	\$44,668	-24.0%	\$90,348	\$95,170	+5.3%
054-CEDAR HILLS	66	27	40.9%	93	57	61.3%	\$43,950	\$35,500	-19.2%	\$75,000	\$40,000	-46.7%	\$51,017	\$38,511	-24.5%	\$90,943	\$76,394	-16.0%
055-CONF PT/ORTEGA FARMS	41	13	31.7%	31	18	58.1%	\$62,750	\$90,000	+43.4%	\$92,000	\$105,000	+14.1%	\$72,915	\$99,688	+36.7%	\$124,152	\$158,838	+27.9%
056-YUKN/WESC/OAK H	129	73	56.6%	202	129	63.9%	\$88,000	\$54,000	-38.6%	\$104,900	\$71,625	-31.7%	\$87,282	\$64,079	-26.6%	\$113,047	\$102,659	-9.2%
061-NORMANDY AREA	91	48	52.7%	125	72	57.6%	\$94,900	\$51,000	-46.3%	\$104,498	\$73,950	-29.2%	\$85,124	\$62,005	-27.2%	\$110,461	\$130,052	+17.7%
062-CRYSTAL SPR/COUNTRY CREEK	117	54	46.2%	247	154	62.3%	\$123,250	\$90,300	-26.7%	\$131,900	\$100,500	-23.8%	\$126,230	\$99,081	-21.5%	\$136,739	\$130,268	-4.7%
063-JACKSONVILLE HEIGHTS/OAK HILL	157	83	52.9%	190	132	69.5%	\$59,500	\$48,750	-18.1%	\$71,800	\$54,000	-24.8%	\$62,750	\$51,236	-18.3%	\$81,849	\$74,707	-8.7%
064-BENT CREEK/PLUM TREE	68	28	41.2%	96	55	57.3%	\$116,300	\$120,000	+3.2%	\$143,850	\$132,000	-8.2%	\$115,740	\$112,298	-3.0%	\$145,345	\$138,145	-5.0%
065-PANTHER CREEK/ADAMS LK/DUVAL SW	26	15	57.7%	42	26	61.9%	\$120,000	\$107,500	-10.4%	\$149,000	\$115,000	-22.8%	\$112,798	\$109,904	-2.6%	\$160,980	\$123,527	-23.3%
066-CECIL COMMERCE AREA	12	3	25.0%	41	7	17.1%	\$143,500	\$160,000	+11.5%	\$165,000	\$145,000	-12.1%	\$137,218	\$193,900	+41.3%	\$170,088	\$136,763	-19.6%
067-COLINS RD/ARGYLE/OAKLEAFPLNT-DUVAL	157	90	57.3%	337	194	57.6%	\$106,750	\$70,438	-34.0%	\$119,000	\$92,650	-22.1%	\$106,525	\$84,919	-20.3%	\$125,429	\$118,822	-5.3%
071-BRENTWOOD/EVERGREEN	121	49	40.5%	127	92	72.4%	\$16,500	\$15,500	-6.1%	\$18,500	\$15,500	-16.2%	\$20,171	\$20,201	+0.2%	\$43,375	\$30,251	-30.3%
072-SPRINGFIELD	110	35	31.8%	118	83	70.3%	\$18,000	\$15,600	-13.3%	\$23,000	\$39,500	+71.7%	\$44,450	\$51,474	+15.8%	\$79,004	\$141,210	+78.7%
073-DOWNTOWN JAX/NORTHBANK	21	6	28.6%	52	38	73.1%	\$116,450	\$76,950	-33.9%	\$118,000	\$79,000	-33.1%	\$113,739	\$76,947	-32.3%	\$127,914	\$109,045	-14.8%
074-PAXON	96	52	54.2%	188	129	68.6%	\$15,000	\$13,000	-13.3%	\$15,500	\$14,950	-3.5%	\$19,330	\$15,425	-20.2%	\$43,797	\$73,642	+68.1%
075-TROUT RIV/COLLEGE PRK/RIBAUTL MNR	332	149	44.9%	377	279	74.0%	\$20,000	\$16,625	-16.9%	\$21,000	\$19,050	-9.3%	\$26,581	\$24,128	-9.2%	\$53,091	\$57,786	+8.8%

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## June 2011

	Homes for Sale			Closed Sales			Median Sales Price						Average Sales Price					
	Current Month			Last 12 Months			Lender-Mediated			Traditional Properties			Lender-Mediated			Traditional Properties		
	Total	Lender-Mediated	Share	Total	Lender-Mediated	Share	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -
081-MARIETA/WHITHSE/BALDWIN	91	41	45.1%	138	88	63.8%	\$122,000	\$88,500	-27.5%	\$136,500	\$109,900	-19.5%	\$110,040	\$93,450	-15.1%	\$148,641	\$139,676	-6.0%
082-DINSMORE/NORTHWEST DUVAL	19	5	26.3%	20	12	60.0%	\$56,500	\$26,500	-53.1%	\$60,000	\$28,001	-53.3%	\$95,961	\$57,695	-39.9%	\$80,538	\$75,396	-6.4%
091-GARDN CTY/AIRPORT	223	131	58.7%	354	225	63.6%	\$106,207	\$73,500	-30.8%	\$120,450	\$96,300	-20.0%	\$100,013	\$78,196	-21.8%	\$135,073	\$125,783	-6.9%
092-OCEANWAY/PECAN PARK	177	90	50.8%	281	150	53.4%	\$150,000	\$135,000	-10.0%	\$160,000	\$156,000	-2.5%	\$139,505	\$131,258	-5.9%	\$170,596	\$172,145	+0.9%
095-SAN MATEO/EASTPORT	20	7	35.0%	48	25	52.1%	\$82,750	\$60,000	-27.5%	\$105,000	\$91,500	-12.9%	\$117,322	\$112,319	-4.3%	\$138,571	\$160,730	+16.0%
096-FT GEORGE/BLOUNT IS/CEDAR PT	176	72	40.9%	188	93	49.5%	\$165,950	\$155,000	-6.6%	\$186,000	\$161,045	-13.4%	\$180,597	\$161,318	-10.7%	\$218,407	\$201,428	-7.8%
121-FLEMING ISLAND-NE	13	2	15.4%	13	10	76.9%	\$178,000	\$162,000	-9.0%	\$186,000	\$185,500	-0.3%	\$186,643	\$193,950	+3.9%	\$206,125	\$498,333	+141.8%
122-FLEMING ISLAND-NW	112	30	26.8%	146	49	33.6%	\$241,500	\$234,900	-2.7%	\$251,500	\$245,700	-2.3%	\$282,234	\$266,926	-5.4%	\$305,081	\$304,968	-0.0%
123-FLEMING ISLAND-SE	62	13	21.0%	78	32	41.0%	\$187,500	\$124,950	-33.4%	\$194,250	\$173,500	-10.7%	\$195,193	\$144,062	-26.2%	\$235,665	\$271,138	+15.1%
124-FLEMING ISLAND-SW	92	34	37.0%	195	100	51.3%	\$185,000	\$148,000	-20.0%	\$192,471	\$142,500	-26.0%	\$187,513	\$146,889	-21.7%	\$225,396	\$180,002	-20.1%
131-MDWBK/LOCH RANE	39	9	23.1%	87	45	51.7%	\$99,700	\$59,000	-40.8%	\$115,000	\$90,000	-21.7%	\$144,143	\$102,347	-29.0%	\$170,192	\$159,997	-6.0%
132-BELLAIR/GROVE PARK	42	21	50.0%	82	45	54.9%	\$75,000	\$57,250	-23.7%	\$99,950	\$73,000	-27.0%	\$82,261	\$58,617	-28.7%	\$109,331	\$99,337	-9.1%
133-NORTH ORANGE PK	16	5	31.3%	30	17	56.7%	\$120,950	\$43,500	-64.0%	\$130,000	\$117,000	-10.0%	\$120,442	\$71,400	-40.7%	\$157,294	\$188,262	+19.7%
134-SOUTH BLANDING	51	27	52.9%	69	34	49.3%	\$115,000	\$106,500	-7.4%	\$132,250	\$117,850	-10.9%	\$114,799	\$100,943	-12.1%	\$145,054	\$140,365	-3.2%
135-PARK W/MONTCLAIR	27	12	44.4%	34	9	26.5%	\$125,000	\$108,500	-13.2%	\$158,750	\$123,500	-22.2%	\$117,109	\$102,930	-12.1%	\$183,487	\$132,244	-27.9%
136-LAKESIDE EST	25	15	60.0%	45	30	66.7%	\$125,000	\$95,500	-23.6%	\$135,000	\$101,977	-24.5%	\$127,965	\$98,725	-22.8%	\$135,082	\$133,800	-0.9%
137-DOCTORS LAKE	55	7	12.7%	50	26	52.0%	\$177,500	\$202,900	+14.3%	\$209,900	\$193,500	-7.8%	\$196,357	\$249,390	+27.0%	\$281,099	\$231,629	-17.6%
138-TNGLWD/ORANGE PRK S	93	48	51.6%	209	135	64.6%	\$102,250	\$90,000	-12.0%	\$116,500	\$102,000	-12.4%	\$110,119	\$96,787	-12.1%	\$127,730	\$128,352	+0.5%
139-OAKLEAF PLNTN/ORANGE PARK NW	209	113	54.1%	468	300	64.1%	\$154,750	\$128,750	-16.8%	\$161,500	\$144,700	-10.4%	\$164,328	\$133,897	-18.5%	\$187,772	\$194,812	+3.7%
141-MIDDLEBURG	70	26	37.1%	86	48	55.8%	\$80,000	\$47,450	-40.7%	\$103,900	\$63,000	-39.4%	\$86,449	\$70,735	-18.2%	\$120,182	\$107,974	-10.2%
142-MIDDLEBURG E/LAKE ASBURY	179	67	37.4%	243	154	63.4%	\$122,000	\$110,000	-9.8%	\$140,000	\$128,000	-8.6%	\$122,443	\$114,456	-6.5%	\$178,585	\$164,803	-7.7%
143-FOXMEADOW AREA	59	18	30.5%	129	31	24.0%	\$130,000	\$102,750	-21.0%	\$169,990	\$161,000	-5.3%	\$154,092	\$112,735	-26.8%	\$184,002	\$174,830	-5.0%
144-MIDDLEBURG-SE	26	9	34.6%	25	11	44.0%	\$134,750	\$143,200	+6.3%	\$145,000	\$165,000	+13.8%	\$127,375	\$130,436	+2.4%	\$160,900	\$194,371	+20.8%
145-MIDDLEBURG-SW	60	16	26.7%	67	40	59.7%	\$80,000	\$41,950	-47.6%	\$87,500	\$78,500	-10.3%	\$90,292	\$71,265	-21.1%	\$102,228	\$103,393	+1.1%
151-KEYSTONE HGTS	169	16	9.5%	106	39	36.8%	\$63,000	\$47,650	-24.4%	\$86,500	\$72,615	-16.1%	\$74,315	\$62,102	-16.4%	\$111,998	\$108,560	-3.1%
152-KINGSLEY LAKE	6	0	0.0%	1	0	0.0%	\$0	\$0	--	\$577,500	\$100,000	-82.7%	\$0	\$0	--	\$507,250	\$100,000	-80.3%
161-GREEN COVE SPRS	100	28	28.0%	97	59	60.8%	\$119,900	\$107,400	-10.4%	\$154,000	\$130,000	-15.6%	\$124,488	\$120,978	-2.8%	\$211,615	\$234,493	+10.8%
162-RUSS L/PEN FRMS	12	3	25.0%	18	3	16.7%	\$147,500	\$165,000	+11.9%	\$183,200	\$183,950	+0.4%	\$147,500	\$196,333	+33.1%	\$182,593	\$181,913	-0.4%
211-JACKSONVILLE BCH-NE	42	13	31.0%	62	26	41.9%	\$330,000	\$275,000	-16.7%	\$340,000	\$323,750	-4.8%	\$341,684	\$296,609	-13.2%	\$384,162	\$543,397	+41.4%
212-JACKSONVILLE BCH-SE	120	13	10.8%	126	40	31.7%	\$275,000	\$322,500	+17.3%	\$366,050	\$259,000	-29.2%	\$396,625	\$338,391	-14.7%	\$568,871	\$422,303	-25.8%
213-JACKSONVILLE BCH-NW	49	9	18.4%	72	34	47.2%	\$180,000	\$170,000	-5.6%	\$190,000	\$175,000	-7.9%	\$191,084	\$168,021	-12.1%	\$223,070	\$210,355	-5.7%
214-JACKSONVILLE BCH-SW	98	32	32.7%	167	94	56.3%	\$120,000	\$82,500	-31.3%	\$211,000	\$174,000	-17.5%	\$169,942	\$142,723	-16.0%	\$246,322	\$217,732	-11.6%
221-NEPTUNE BCH-EAST	22	2	9.1%	19	6	31.6%	\$282,900	\$395,000	+39.6%	\$433,500	\$410,000	-5.4%	\$282,900	\$367,450	+29.9%	\$493,322	\$692,885	+40.5%
222-NEPTUNE BCH-WEST	30	11	36.7%	41	19	46.3%	\$209,000	\$196,500	-6.0%	\$215,000	\$239,000	+11.2%	\$215,140	\$272,483	+26.7%	\$282,037	\$286,909	+1.7%
231-ATLANTIC BCH-EAST	101	21	20.8%	153	42	27.5%	\$243,000	\$119,900	-50.7%	\$275,000	\$275,000	0.0%	\$256,265	\$220,641	-13.9%	\$410,485	\$472,749	+15.2%
232-ATLANTIC BCH/MAYPORT-WEST	31	12	38.7%	64	43	67.2%	\$67,200	\$67,000	-0.3%	\$110,000	\$74,000	-32.7%	\$89,213	\$76,154	-14.6%	\$135,474	\$108,026	-20.3%

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	Current Month			Last 12 Months			Lender-Mediated			Traditional Properties			Lender-Mediated			Traditional Properties		
	Total	Lender-Mediated	Share	Total	Lender-Mediated	Share	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -
251-PVB E A1A-N CORONA	44	2	4.5%	43	8	18.6%	\$449,000	\$324,500	-27.7%	\$600,000	\$725,000	+20.8%	\$542,250	\$456,668	-15.8%	#####	#####	+0.2%
252-PVB W A1A-N SOLANA	119	28	23.5%	111	47	42.3%	\$145,000	\$86,000	-40.7%	\$203,000	\$219,750	+8.3%	\$374,986	\$186,723	-50.2%	\$530,974	\$651,944	+22.8%
261-PVB E A1A-S CORONA	179	23	12.8%	135	31	23.0%	\$182,250	\$139,000	-23.7%	\$265,000	\$300,000	+13.2%	\$227,972	\$244,201	+7.1%	\$425,055	\$587,575	+38.2%
262-PVB W A1A-S SOLANA/PALM VALLEY	146	26	17.8%	163	78	47.9%	\$95,000	\$99,950	+5.2%	\$331,250	\$260,000	-21.5%	\$161,028	\$196,284	+21.9%	\$434,319	\$433,635	-0.2%
263-PVB W A1A-S CR-210	79	17	21.5%	73	18	24.7%	\$323,500	\$349,500	+8.0%	\$475,000	\$415,000	-12.6%	\$341,819	\$342,016	+0.1%	\$624,140	\$527,802	-15.4%
264-SOUTH PVB/VILANO BCH	106	17	16.0%	99	35	35.4%	\$331,500	\$322,000	-2.9%	\$345,000	\$346,250	+0.4%	\$348,867	\$338,938	-2.8%	\$535,200	\$456,691	-14.7%
265-PONTE VEDRA/NOCATTEE-STJ	118	20	16.9%	214	33	15.4%	\$185,000	\$178,000	-3.8%	\$296,775	\$273,000	-8.0%	\$212,163	\$235,561	+11.0%	\$337,416	\$309,432	-8.3%
301-JUL CK/SWITZ	435	99	22.8%	683	232	34.0%	\$195,500	\$180,000	-7.9%	\$251,000	\$227,000	-9.6%	\$218,471	\$198,388	-9.2%	\$278,908	\$280,829	+0.7%
302-ORANGEDALE AREA	41	8	19.5%	28	10	35.7%	\$344,250	\$295,000	-14.3%	\$230,000	\$285,000	+23.9%	\$344,250	\$345,600	+0.4%	\$246,211	\$325,309	+32.1%
303-PALMO/SIX MILE AREA	31	5	16.1%	9	8	88.9%	\$160,000	\$160,000	0.0%	\$131,950	\$171,250	+29.8%	\$160,000	\$193,521	+21.0%	\$99,633	\$390,000	+291.4%
304- 210 SOUTH	102	42	41.2%	196	92	46.9%	\$189,000	\$168,000	-11.1%	\$239,970	\$208,350	-13.2%	\$206,723	\$173,147	-16.2%	\$278,121	\$263,300	-5.3%
305-WORLD GOLF V-CENTRAL	54	15	27.8%	54	17	31.5%	\$174,950	\$155,000	-11.4%	\$208,000	\$199,900	-3.9%	\$165,883	\$162,685	-1.9%	\$253,865	\$196,452	-22.6%
306-WORLD GOLF V-NE	2	0	0.0%	1	0	0.0%	\$0	\$0	--	\$239,990	\$199,990	-16.7%	\$0	\$0	--	\$240,660	\$199,990	-16.9%
307-WORLD GOLF V-SE	3	1	33.3%	7	6	85.7%	\$82,250	\$57,000	-30.7%	\$113,495	\$58,450	-48.5%	\$95,575	\$53,460	-44.1%	\$134,195	\$74,990	-44.1%
308-WORLD GOLF V-SW	90	37	41.1%	138	60	43.5%	\$170,000	\$167,411	-1.5%	\$185,000	\$194,663	+5.2%	\$171,119	\$170,031	-0.6%	\$205,946	\$207,347	+0.7%
309-WORLD GOLF V-WEST	93	39	41.9%	161	95	59.0%	\$177,450	\$150,500	-15.2%	\$190,100	\$167,000	-12.2%	\$209,218	\$188,017	-10.1%	\$250,427	\$218,610	-12.7%
312-PALENCIA AREA	91	24	26.4%	104	46	44.2%	\$205,000	\$249,500	+21.7%	\$269,000	\$269,750	+0.3%	\$217,605	\$261,755	+20.3%	\$337,140	\$350,796	+4.1%
313-WHITECASTLE/AIRPORT AREA	14	7	50.0%	17	11	64.7%	\$135,000	\$86,500	-35.9%	\$146,500	\$97,000	-33.8%	\$206,270	\$116,864	-43.3%	\$169,678	\$118,650	-30.1%
321-NORTH CITY	19	5	26.3%	28	21	75.0%	\$99,900	\$102,000	+2.1%	\$108,000	\$105,000	-2.8%	\$110,239	\$139,538	+26.6%	\$154,372	\$197,000	+27.6%
322-DOWNTOWN ST AUGUSTINE	23	1	4.3%	35	11	31.4%	\$150,000	\$89,500	-40.3%	\$162,500	\$177,225	+9.1%	\$137,223	\$171,044	+24.6%	\$246,636	\$262,424	+6.4%
323-DAVIS SHORES	22	3	13.6%	30	9	30.0%	\$196,000	\$242,500	+23.7%	\$249,000	\$199,000	-20.1%	\$238,960	\$283,686	+18.7%	\$263,221	\$239,138	-9.1%
331-ST AUGUSTINE BCH	141	22	15.6%	168	54	32.1%	\$166,500	\$190,000	+14.1%	\$227,500	\$261,000	+14.7%	\$185,741	\$223,233	+20.2%	\$296,991	\$345,184	+16.2%
332-CRESCENT BCH/SUMMER HVN	27	7	25.9%	20	8	40.0%	\$153,700	\$369,450	+140.4%	\$158,000	\$336,450	+112.9%	\$153,700	\$417,213	+171.4%	\$267,275	\$299,992	+12.2%
333-ST JOHNS CO-SE	6	2	33.3%	9	4	44.4%	\$138,000	\$158,690	+15.0%	\$181,500	\$195,000	+7.4%	\$138,000	\$147,970	+7.2%	\$190,800	\$214,700	+12.5%
334-MOULTRIE/ST AUG SHORES	41	5	12.2%	80	26	32.5%	\$117,000	\$90,000	-23.1%	\$126,000	\$125,000	-0.8%	\$126,194	\$99,776	-20.9%	\$148,174	\$153,080	+3.3%
335-ST AUGUSTINE SOUTH	11	5	45.5%	33	18	54.5%	\$95,000	\$97,450	+2.6%	\$115,000	\$120,000	+4.3%	\$106,187	\$95,896	-9.7%	\$137,853	\$227,867	+65.3%
336-RAVENSWOOD/W AUGUSTINE	164	36	22.0%	177	73	41.2%	\$70,000	\$73,000	+4.3%	\$113,990	\$100,000	-12.3%	\$86,320	\$76,386	-11.5%	\$148,088	\$149,690	+1.1%
337-OLD MOULTRIE RD/WILDWOOD	34	9	26.5%	76	30	39.5%	\$142,750	\$88,500	-38.0%	\$182,686	\$169,945	-7.0%	\$138,182	\$111,217	-19.5%	\$201,377	\$189,878	-5.7%
341-FLAGLER EST/HASTINGS	27	7	25.9%	34	22	64.7%	\$49,950	\$35,000	-29.9%	\$52,216	\$41,058	-21.4%	\$66,557	\$37,353	-43.9%	\$65,801	\$77,956	+18.5%
342-ST JOHN SR 207 S/W I-95	11	3	27.3%	24	12	50.0%	\$173,000	\$140,000	-19.1%	\$171,500	\$166,450	-2.9%	\$175,653	\$140,796	-19.8%	\$169,806	\$181,073	+6.6%
343-MOLASSES JNCTN/ELKTON	9	4	44.4%	6	2	33.3%	\$95,250	\$69,625	-26.9%	\$93,250	\$86,090	-7.7%	\$95,250	\$69,625	-26.9%	\$92,600	\$161,420	+74.3%
344-HASTINGS/TOCOI/RVRDALE	18	5	27.8%	8	5	62.5%	\$60,500	\$47,200	-22.0%	\$81,000	\$67,500	-16.7%	\$60,500	\$44,275	-26.8%	\$319,900	\$126,833	-60.4%
410-FERNANDINA BCH DOWNTOWN-WEST	5	1	20.0%	14	11	78.6%	\$52,551	\$80,000	+52.2%	\$67,822	\$109,950	+62.1%	\$54,591	\$91,244	+67.1%	\$84,600	\$159,967	+89.1%
420-FERNANDINA BCH-DOWNTOWN-EAST	6	2	33.3%	8	8	100.0%	\$111,500	\$207,000	+85.7%	\$126,750	\$207,000	+63.3%	\$125,725	\$179,113	+42.5%	\$126,750	\$0	-100.0%
430-NASSAU CNTY BEACHES-N	8	1	12.5%	15	8	53.3%	\$151,600	\$185,000	+22.0%	\$213,546	\$259,500	+21.5%	\$151,600	\$197,771	+30.5%	\$228,036	\$427,741	+87.6%
431-NASSAU CNTY BEACHES-S	4	1	25.0%	11	10	90.9%	\$91,000	\$154,500	+69.8%	\$265,000	\$168,000	-36.6%	\$91,000	\$218,270	+139.9%	\$339,000	\$193,600	-42.9%

# Lender-Mediated Report – Activity by Area

A RESEARCH TOOL PROVIDED BY THE NORTHEAST FLORIDA ASSOCIATION OF REALTORS



Lender-mediated properties are those marked in the "Title" field of the Northeast Florida Multiple Listing Service as "Foreclosed", "REO", "Pre-Foreclosure" or "Short Sale." | **Total** represents all traditional and lender-mediated activity. **Share** represents the market share of lender-mediated activity for each area. | Inventory counts are based on **one month of activity** for the current month. Closed Sales, Median Sales Price and Average Sales Price figures are based on a **rolling 12-month timeframe** through the month indicated.

## June 2011

	Homes for Sale			Closed Sales			Median Sales Price						Average Sales Price					
	Current Month			Last 12 Months			Lender-Mediated			Traditional Properties			Lender-Mediated			Traditional Properties		
	Total	Lender-Mediated	Share	Total	Lender-Mediated	Share	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -	6-2010	6-2011	+ / -
440-FERNANDINA BCH DOWNTOWN-SOUTH	8	7	87.5%	20	18	90.0%	\$96,200	\$122,500	+27.3%	\$143,000	\$127,500	-10.8%	\$160,600	\$122,377	-23.8%	\$184,000	\$219,450	+19.3%
450-AMELIA ISLAND	31	4	12.9%	27	15	55.6%	\$130,000	\$148,500	+14.2%	\$238,000	\$227,750	-4.3%	\$134,425	\$168,143	+25.1%	\$360,409	\$268,708	-25.4%
470-PINEY ISL AND AREA	4	0	0.0%	2	2	100.0%	\$357,750	\$154,250	-56.9%	\$315,250	\$154,250	-51.1%	\$357,750	\$154,250	-56.9%	\$264,000	\$0	-100.0%
471-NASSAU CO N-CHESTER/PIRATES WOOD	32	7	21.9%	57	28	49.1%	\$139,900	\$140,000	+0.1%	\$147,450	\$157,302	+6.7%	\$139,970	\$154,447	+10.3%	\$196,861	\$180,926	-8.1%
472-ONEIL,NASSAVILLE,HOLLY PT	51	11	21.6%	91	52	57.1%	\$165,200	\$142,000	-14.0%	\$175,000	\$169,000	-3.4%	\$151,831	\$144,618	-4.8%	\$179,191	\$196,775	+9.8%
480-N-A1A/W LOFN CK	2	1	50.0%	6	4	66.7%	\$122,000	\$43,500	-64.3%	\$122,000	\$85,000	-30.3%	\$122,000	\$134,833	+10.5%	\$85,025	\$87,500	+2.9%
481-S-A1A/W LOFN CK	27	11	40.7%	33	21	63.6%	\$127,600	\$100,000	-21.6%	\$132,750	\$92,550	-30.3%	\$116,931	\$97,366	-16.7%	\$134,055	\$96,325	-28.1%
490-CALLAHAN	17	8	47.1%	12	3	25.0%	\$151,250	\$135,000	-10.7%	\$159,750	\$125,000	-21.8%	\$134,813	\$133,000	-1.3%	\$164,401	\$142,067	-13.6%
491-HILLARD	16	2	12.5%	17	10	58.8%	\$67,550	\$92,450	+36.9%	\$112,500	\$118,000	+4.9%	\$66,150	\$91,413	+38.2%	\$129,967	\$121,071	-6.8%
492-W I-95/N FL LNE	75	17	22.7%	93	53	57.0%	\$175,075	\$122,977	-29.8%	\$151,990	\$126,000	-17.1%	\$152,901	\$120,587	-21.1%	\$152,981	\$153,440	+0.3%
501-MACCLENNY AREA	78	27	34.6%	67	29	43.3%	\$119,500	\$113,300	-5.2%	\$134,500	\$134,950	+0.3%	\$119,327	\$104,207	-12.7%	\$150,823	\$154,790	+2.6%
502-BAKER COUNTY-NW	27	6	22.2%	18	10	55.6%	\$76,000	\$61,000	-19.7%	\$117,500	\$129,250	+10.0%	\$139,700	\$91,375	-34.6%	\$164,438	\$183,250	+11.4%
503-BAKER COUNTY-SOUTH	21	6	28.6%	33	17	51.5%	\$63,000	\$86,000	+36.5%	\$95,000	\$99,900	+5.2%	\$58,733	\$99,413	+69.3%	\$151,031	\$142,090	-5.9%
521-BRADFORD COUNTY-NE	33	13	39.4%	11	3	27.3%	\$30,000	\$34,500	+15.0%	\$74,000	\$80,000	+8.1%	\$29,500	\$53,167	+80.2%	\$115,611	\$91,071	-21.2%
522-BRADFORD COUNTY-NW	54	11	20.4%	31	15	48.4%	\$125,000	\$58,900	-52.9%	\$125,000	\$94,250	-24.6%	\$98,607	\$73,260	-25.7%	\$108,324	\$110,467	+2.0%
523-BRADFORD COUNTY-SE	79	6	7.6%	28	10	35.7%	\$95,450	\$44,000	-53.9%	\$130,000	\$103,000	-20.8%	\$96,675	\$62,333	-35.5%	\$146,312	\$131,606	-10.1%
524-BRADFORD COUNTY-SW	26	3	11.5%	12	5	41.7%	\$46,000	\$54,000	+17.4%	\$121,000	\$93,000	-23.1%	\$46,000	\$87,875	+91.0%	\$142,000	\$117,407	-17.3%
541-UNION COUNTY-NORTH	2	1	50.0%	1	0	0.0%	\$75,000	\$0	-100.0%	\$75,000	\$110,000	+46.7%	\$75,000	\$0	-100.0%	\$127,500	\$110,000	-13.7%
542-UNION COUNTY-SOUTH	5	2	40.0%	7	2	28.6%	\$29,500	\$56,500	+91.5%	\$72,500	\$85,000	+17.2%	\$29,500	\$56,500	+91.5%	\$107,918	\$141,720	+31.3%
561-GREATER PALATKA	149	26	17.4%	97	55	56.7%	\$52,500	\$46,500	-11.4%	\$75,000	\$66,000	-12.0%	\$67,089	\$63,077	-6.0%	\$110,496	\$95,972	-13.1%
562-BARDIN/WEST BOSTWICK	9	2	22.2%	7	3	42.9%	\$19,000	\$66,500	+250.0%	\$59,000	\$72,000	+22.0%	\$19,000	\$49,750	+161.8%	\$87,752	\$137,725	+56.9%
563-E BOSTWICK/BRIDGEPORT/CEDAR CR	44	2	4.5%	20	14	70.0%	\$92,500	\$150,000	+62.2%	\$92,500	\$147,500	+59.5%	\$109,625	\$132,812	+21.2%	\$122,776	\$174,750	+42.3%
564-E PALATKA/SAN MATEO/N SATSUMA	109	8	7.3%	61	19	31.1%	\$85,000	\$116,500	+37.1%	\$85,000	\$81,400	-4.2%	\$86,527	\$91,530	+5.8%	\$131,768	\$108,482	-17.7%
571-INTERLACHEN-SE	16	2	12.5%	14	5	35.7%	\$0	\$46,500	--	\$128,450	\$45,000	-65.0%	\$0	\$47,000	--	\$132,850	\$43,222	-67.5%
572-INTERLACHEN-NE	76	2	2.6%	48	12	25.0%	\$34,625	\$27,400	-20.9%	\$42,000	\$38,975	-7.2%	\$34,063	\$36,391	+6.8%	\$56,870	\$48,862	-14.1%
573-INTERLACHEN-SW	24	6	25.0%	15	5	33.3%	\$21,000	\$20,000	-4.8%	\$54,900	\$42,250	-23.0%	\$44,375	\$28,167	-36.5%	\$68,646	\$74,500	+8.5%
574-INTERLACHEN-NW	44	2	4.5%	31	13	41.9%	\$43,000	\$52,950	+23.1%	\$57,000	\$57,450	+0.8%	\$48,300	\$65,000	+34.6%	\$101,085	\$73,232	-27.6%
575-WEST OF SR21	18	1	5.6%	7	3	42.9%	\$0	\$88,000	--	\$50,000	\$88,000	+76.0%	\$0	\$93,667	--	\$85,500	\$210,375	+146.1%
576-GEORGES LAKE	12	0	0.0%	8	6	75.0%	\$0	\$45,700	--	\$35,200	\$79,750	+126.6%	\$0	\$70,525	--	\$38,067	\$185,000	+386.0%
581-SATSUMA/HOOT OWL RIDGE	53	5	9.4%	24	6	25.0%	\$25,000	\$30,000	+20.0%	\$50,000	\$45,000	-10.0%	\$32,969	\$111,667	+238.7%	\$67,066	\$88,394	+31.8%
582-POMONA PARK/WELAKA/LK COMO	89	4	4.5%	45	14	31.1%	\$76,500	\$45,000	-41.2%	\$70,000	\$70,900	+1.3%	\$69,399	\$64,944	-6.4%	\$113,936	\$96,694	-15.1%
583-CRESCENT CITY/GEORGETOWN/FRUIT	112	6	5.4%	49	13	26.5%	\$0	\$46,000	--	\$66,000	\$38,000	-42.4%	\$0	\$77,679	--	\$91,970	\$56,022	-39.1%
584-OCALA NATIONAL FOREST/OKLAWAHA	2	0	0.0%	0	0	--	\$0	\$0	--	\$0	\$0	--	\$0	\$0	--	\$0	\$0	--