

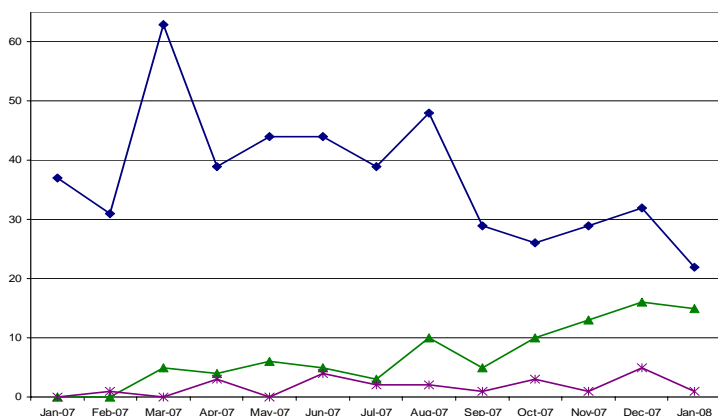


Brentwood Housing Statistics January 2008 Report

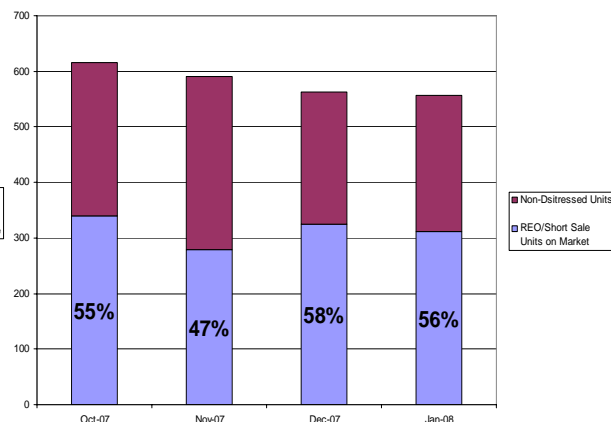
Summary:

The housing information contained in this report reflects the month of January 2008. There were approximately 555 homes on the MLS. Of that number, about 190 were bank-owned and about another 125 were short-sales, both can be classified as distressed units. All told, more than 50 percent of the available housing stock is considered distressed. The number of bank-owned homes for sale represents approximately 1% of the total number of housing units in Brentwood. Median asking prices vs. median sold prices fell within 5 percent of each other, an encouraging sign. Notices of Defaults (NOD) for January were 75, while Notice of Trustee (NOT) sale – the point of foreclosure – was 32 units. This statistic will be tracked closely to determine the conversion rate from NOD to NOT, as it can take up to 120 days for a foreclosure to occur. The most encouraging sign is the number of short-sales, which is when the bank agrees with the homeowner to take less than what is owned, thus saving the home from the foreclosure process. We will continue to track this number for future trends. Compared with adjacent communities and their populations, Brentwood is fairing better than expected.

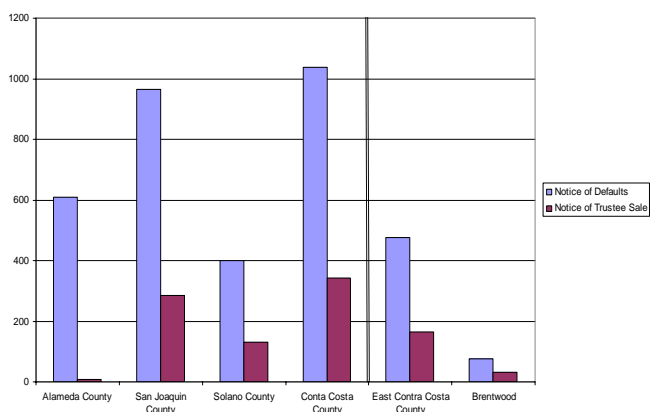
BRENTWOOD
Resale Units Sold by Type of Sale



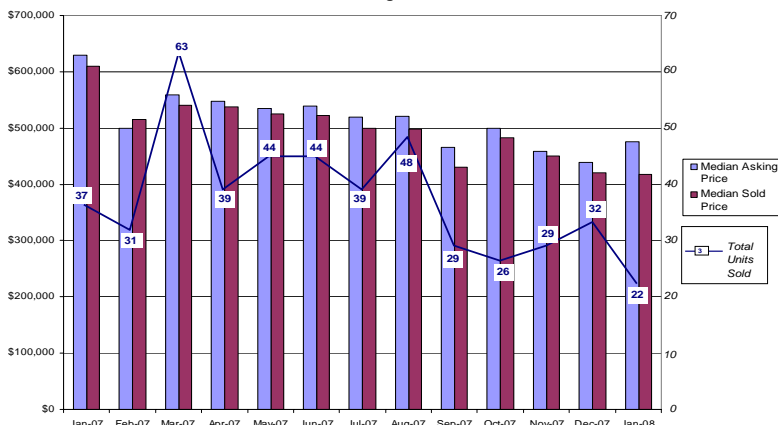
BRENTWOOD
Total Units on Market



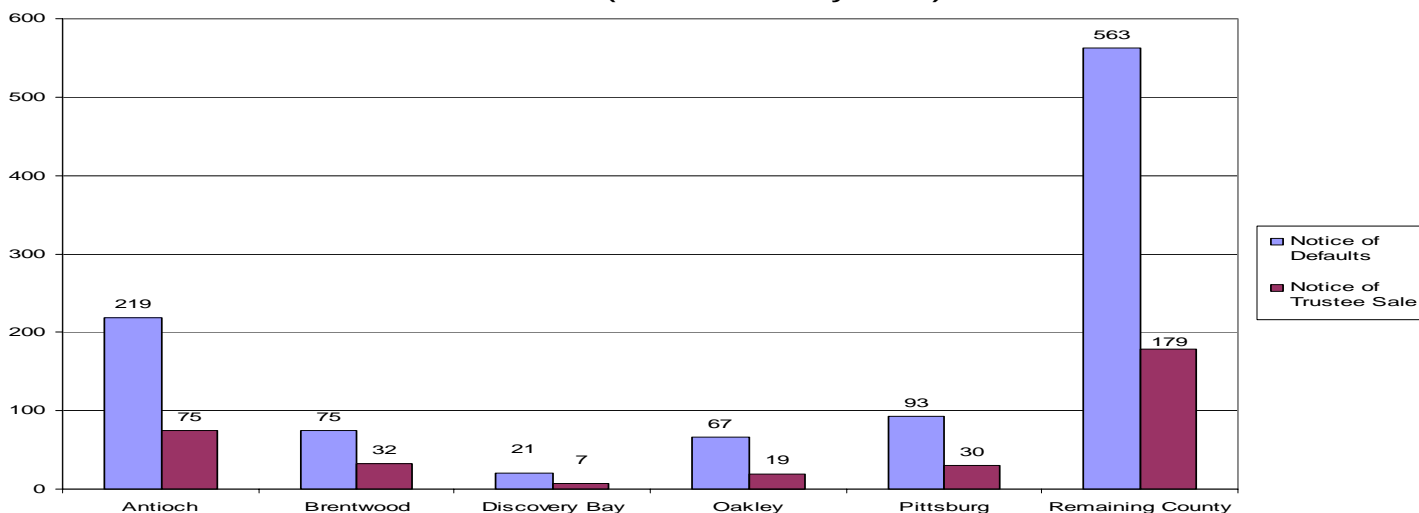
Notices by County
(January 2008)



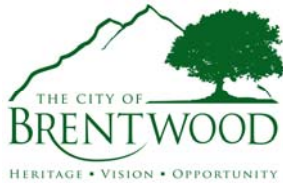
BRENTWOOD
Median Asking vs. Median Sold



East County Distress Units
(Month of January - 2008)



Source: DataQuick. Notice of Trustee Sales shown are units that have a scheduled sell date and represent an average of the month. All data as of January 30, 2008. Please see our definition section located on Page 2.



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Definitions:

Notice of Default (NOD)

A publicly recorded notice that a property owner has missed scheduled loan payments for a loan secured by a property. Some states require lenders to record a notice of default to begin the foreclosure process

Notice of Trustee Sale (NOT)

A document announcing the public sale of a property to recover a debt owed by the owner of the property. The notice is mailed to parties affected by the sale of a property, advertised in local publications and recorded in public records. Among other information, it provides the date, time and location of the sale.

Real Estate Owned (REO)

This status indicates the property is now owned by the lender or bank as a result of an unsuccessful sale at a foreclosure auction.

Short Sales

A process in which the bank or mortgage lender agrees to discount a loan balance due to an economic hardship on the part of the mortgagor/homeowner. A short sale is typically executed to prevent a foreclosure.

2008 ACTIVE HOUSING STATISTICS	
BRENTWOOD as of 2/08/08	Jan-08
Number of Active Listings	557
Number of Short Sales Listed	124
Number of REO's Listed	187
Percentage of Actives that are Distressed	55.83%
Number Currently Pending	68
Median Listing Price	\$ 474,999
Average Listing Price	\$ 538,882
ANTIOCH as of 02/08/08	Jan-08
Number of Active Listings	1187
Number of Short Sales Listed	303
Number of REO's Listed	498
Percentage of Actives that are Distressed	67.48%
Number Currently Pending	119
Median Listing Price	\$ 345,000
Average Listing Price	\$ 358,247
OAKLEY as of 02/08/08	Jan-08
Number of Active Listings	342
Number of Short Sales Listed	78
Number of REO's Listed	125
Percentage of Actives that are Distressed	59.36%
Number Currently Pending	56
Median Asking Price	\$ 375,000
Average Asking Price	\$ 423,489
DISCOVERY BAY as of 02/08/08	Jan-08
Number of Active Listings	177
Number of Short Sales Listed	20
Number of REO's Listed	43
Percentage of Actives that are Distressed	35.59%
Number Currently Pending	28
Median Asking Price	\$ 507,000
Average Asking Price	\$ 661,136