

Union June 2010 Market Activity

Units	Address	Style	List Price	Sale Price	Total Assess	Close Date	DOM	LP:SP	SP:AV
1	1336 Burnet Ave.	Col/Contem/Cust	\$429,000.00	\$425,000.00	\$45,100.00	06/14/10	476	99.07%	9.42
2	1995 Patton Road	CapeCod	\$190,000.00	\$190,000.00	\$39,500.00	06/28/10	247	100.00%	4.81
3	321 NEW JERSEY AVE	Colonial	\$299,900.00	\$295,000.00	\$41,000.00	06/07/10	245	98.37%	7.20
4	1640 ANDREW ST	CapeCod/Cust	\$210,000.00	\$220,000.00	\$37,700.00	06/28/10	10	104.76%	5.84
5	511 CLUBHOUSE-10	OneFloor	\$199,000.00	\$185,000.00	\$32,900.00	06/30/10	37	92.96%	5.62
6	287 ST JOHNS PL	CapeCod	\$299,000.00	\$295,000.00	\$45,200.00	06/21/10	37	98.66%	6.53
7	492 TOURNAMENT DR	OneFloor	\$199,400.00	\$188,000.00	\$32,900.00	06/21/10	61	94.28%	5.71
8	1864 ARBOR LN	Colonial	\$339,000.00	\$350,000.00	\$56,500.00	06/28/10	18	103.24%	6.19
9	1247 BARBARA AVE	Colonial	\$188,100.00	\$170,300.00	\$45,400.00	06/02/10	189	90.54%	3.75
10	2645 JULIAT PL	SplitLev	\$214,500.00	\$207,000.00	\$47,000.00	06/14/10	56	96.50%	4.40
11	2579 DORIS AVE	SplitLev	\$399,900.00	\$390,000.00	\$61,300.00	06/23/10	15	97.52%	6.36
12	19 GROVE RD	Colonial	\$339,000.00	\$339,000.00	\$43,800.00	06/18/10	89	100.00%	7.74
13	1698 PORTER RD	Colonial	\$220,000.00	\$216,300.00	\$40,700.00	06/04/10	13	98.32%	5.31
14	1085 MOUNT VERNON RD	Colonial	\$389,900.00	\$370,000.00	\$53,500.00	06/21/10	53	94.90%	6.92
15	2555 HAWTHORNE AVE	CapeCod	\$324,900.00	\$315,000.00	\$46,600.00	06/09/10	122	96.95%	6.76
16	2523 HAWTHORNE AVE	Bi-Level	\$325,500.00	\$300,000.00	\$50,200.00	06/18/10	88	92.17%	5.98
17	2527 LESLIE ST	Det/SplitLev	\$359,900.00	\$350,000.00	\$50,300.00	06/21/10	69	97.25%	6.96
18	411 ROSEWOOD DR	TwnEndUn	\$319,000.00	\$276,450.00	\$50,800.00	06/23/10	159	86.66%	5.44
19	916 REDSPIRE DR	TwnIntUn	\$299,900.00	\$297,500.00	\$53,900.00	06/25/10	24	99.20%	5.52
20	2283 PERSHING RD	Cape/RanchExp	\$212,850.00	\$230,000.00	\$44,100.00	06/25/10	46	108.06%	5.22
21	2242 BALMORAL AVE	CapeCod	\$325,000.00	\$325,000.00	\$46,100.00	06/16/10	57	100.00%	7.05
22	2270 BALMORAL AVE	SplitLev	\$289,000.00	\$300,000.00	\$56,200.00	06/11/10	23	103.81%	5.34
23	1293 SHETLAND DR	CapeCod	\$245,000.00	\$235,000.00	\$41,400.00	06/16/10	0	95.92%	5.68
24	2173 KAY AVE	Colonial	\$299,000.00	\$260,000.00	\$51,800.00	06/30/10	10	86.96%	5.02
25	2021 STECHER AVE	Colonial	\$279,000.00	\$264,500.00	\$38,900.00	06/30/10	23	94.80%	6.80
26	2015 TYLER ST	CapeCod	\$229,000.00	\$229,000.00	\$37,400.00	06/30/10	47	100.00%	6.12
27	1298 DARTMOUTH TER	SplitLev	\$369,900.00	\$332,926.00	\$56,300.00	06/28/10	33	90.00%	5.91
28	1329 AMHERST AVE	CapeCod/Cust	\$319,000.00	\$315,000.00	\$46,400.00	06/15/10	12	98.75%	6.79
29	1326 AMHERST AVE	SplitLev	\$212,850.00	\$212,850.00	\$47,400.00	06/08/10	2	100.00%	4.49
30	1562 GREGORY AVE	CapeCod	\$229,900.00	\$200,000.00	\$45,000.00	06/08/10	47	86.99%	4.44

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31	216 PARKSIDE DR	Colonial,	\$489,900.00	\$450,000.00	\$58,800.00	06/01/10	92	91.86%	7.65
32	1214 FRANCYNE WAY	HalfDupl	\$296,900.00	\$295,000.00	\$46,200.00	06/30/10	12	99.36%	6.39
33	1133 CALDWELL AVE	CapeCod	\$242,000.00	\$246,000.00	\$46,600.00	06/29/10	10	101.65%	5.28
34	716 PINWOOD RD	CapeCod	\$259,900.00	\$247,500.00	\$41,100.00	06/30/10	12	95.23%	6.02
35	2740 ACADEMY RD	SplitLev	\$308,000.00	\$283,000.00	\$49,200.00	06/28/10	13	91.88%	5.75
36	2739 SPRUCE ST	Colonial	\$240,000.00	\$225,000.00	\$42,800.00	06/17/10	35	93.75%	5.26
37	811 MEEKER RD	SplitLev	\$364,000.00	\$348,000.00	\$50,200.00	06/07/10	17	95.60%	6.93
38	836 SAVITT PL	SplitLev	\$359,000.00	\$353,000.00	\$46,100.00	06/30/10	86	98.33%	7.66
39	405 BURROUGHS TER	Aframe/Cape/Cust	\$279,900.00	\$285,000.00	\$44,400.00	06/07/10	11	101.82%	6.42
40	453 CLARK PL	Col/Cape/Cust	\$429,900.00	\$410,000.00	\$62,300.00	06/24/10	13	95.37%	6.58
41	652 LEHIGH AVE	SplitLev,	\$309,900.00	\$290,000.00	\$42,100.00	06/30/10	39	93.58%	6.89
42	604 WINCHESTER AVE	SplitLev	\$329,900.00	\$317,000.00	\$54,000.00	06/30/10	39	96.09%	5.87
43	113 REIMAR CT	Bi-Level/RanchRas	\$499,999.00	\$471,000.00	\$77,200.00	06/16/10	70	94.20%	6.10
44	732 GREEN LN	TwnIntUn	\$399,000.00	\$380,000.00	\$61,800.00	06/14/10	30	95.24%	6.15
45	719 PALISADE RD	Colonial	\$469,900.00	\$470,000.00	\$54,300.00	06/14/10	30	100.02%	8.66
46	587 SALEM RD	Colonial	\$340,000.00	\$347,000.00	\$51,900.00	06/04/10	49	102.06%	6.69
47	357 DOGWOOD DR	Colonial	\$339,800.00	\$329,000.00	\$52,400.00	06/18/10	42	96.82%	6.28
48	331 DOGWOOD DR	Colonial	\$329,800.00	\$325,000.00	\$47,300.00	06/30/10	21	98.54%	6.87
49	483 THOREAU TER	Colonial/Cust	\$395,500.00	\$385,000.00	\$53,200.00	06/17/10	28	97.35%	7.24
50	498 THOREAU TER	CapeCod,	\$339,000.00	\$339,000.00	\$52,500.00	06/11/10	23	100.00%	6.46
51	1014 BLACKBERRY LN	SplitLev	\$349,900.00	\$330,000.00	\$53,800.00	06/22/10	32	94.31%	6.13
52	457 WINTHROP RD	Colonial	\$349,900.00	\$330,000.00	\$47,400.00	06/25/10	93	94.31%	6.96
53	616 CARLYLE PL	Colonial/AFrame	\$394,900.00	\$385,000.00	\$43,200.00	06/03/10	33	97.49%	8.91
54	764 SALEM RD	SplitLev	\$279,000.00	\$277,000.00	\$51,400.00	06/23/10	23	99.28%	5.39
55	633 DUQUESNE TER	ColonialCust	\$429,900.00	\$407,500.00	\$59,100.00	06/29/10	75	94.79%	6.90
56	275 DELAWARE AVE	CapeCod	\$284,900.00	\$290,000.00	\$41,300.00	06/25/10	68	101.79%	7.02
57	245 DELAWARE AVE	CapeCod	\$328,850.00	\$250,000.00	\$47,500.00	06/24/10	16	76.02%	5.26
58	963 VALLEY ST	TwnEndUn	\$296,000.00	\$280,000.00	\$38,500.00	06/01/10	105	94.59%	7.27
AVERAGES			\$315,380.16	\$303,945.28			59	96.52%	6.28

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Average Days on Market	59
Average List Price	\$315,380
Average Sale Price	\$303,945
% of List Price to Sale Price	96.52%
Sales Price to Assessed Value Ratio	6.28
# of Units for the Month	58





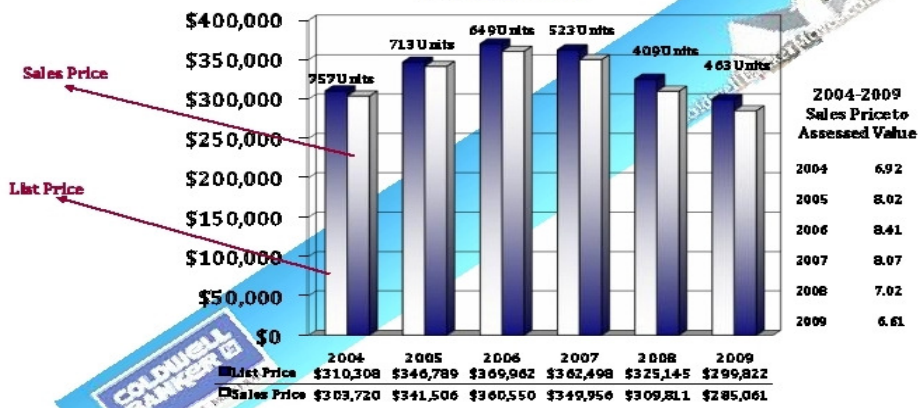
RESIDENTIAL BROKERAGE

Union 2010 Year To Date Market Trends

	January	February	March	April	May	June	July	August	September	October	November	December	YTD AVG
Average List Price	\$297,984	\$324,505	\$321,930	\$275,651	\$289,625	\$315,380							\$304,179
Average Sale Price	\$287,129	\$309,533	\$307,000	\$264,130	\$279,304	\$303,945							\$291,840
Days on Market	91	124	112	101	90	59							96
% of List Price to Sales Price	96.80%	95.51%	95.28%	95.74%	96.55%	96.52%							96.07%
Sales Price to Assessed Value	6.16	6.62	6.67	6.27	6.41	6.28							6.40
# Units Sold	28	15	27	39	28	58							195

Union Market Averages 2004-2009

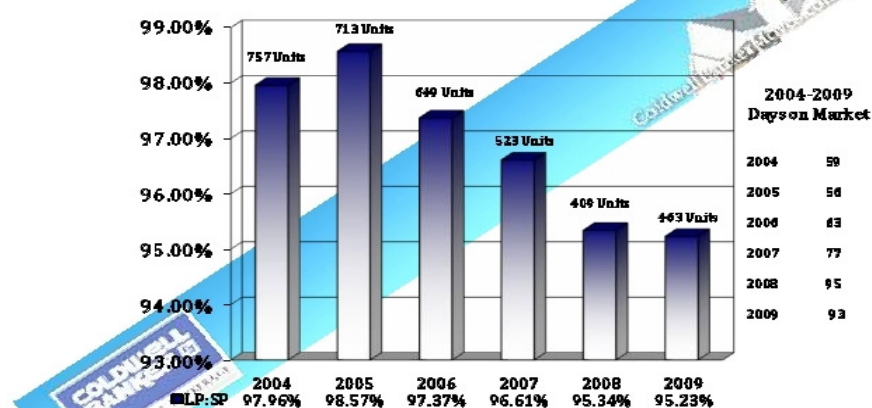
LIST PRICE & SALES PRICE AND SALES PRICE TO ASSESSED VALUE RATIO



As reported by the Garden State Multiple Listing Service Information deemed reliable but not guaranteed.

Union Market Averages 2004-2009

PERCENTAGE OF LIST PRICE TO SALES PRICE & DAYS ON MARKET



As reported by the Garden State Multiple Listing Service Information deemed reliable but not guaranteed.