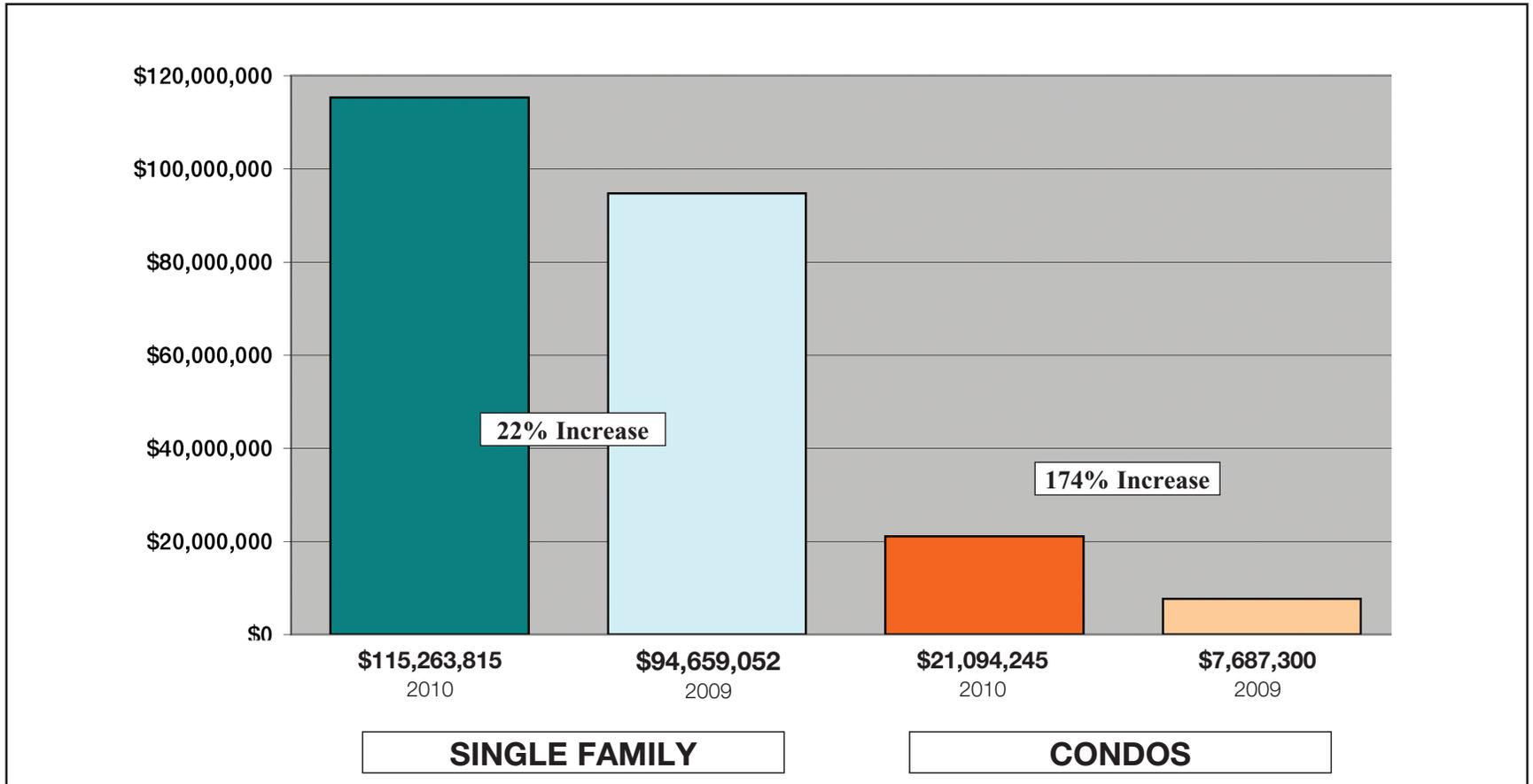


LAKE TAHOE

SALES VOLUME 2010 vs 2009

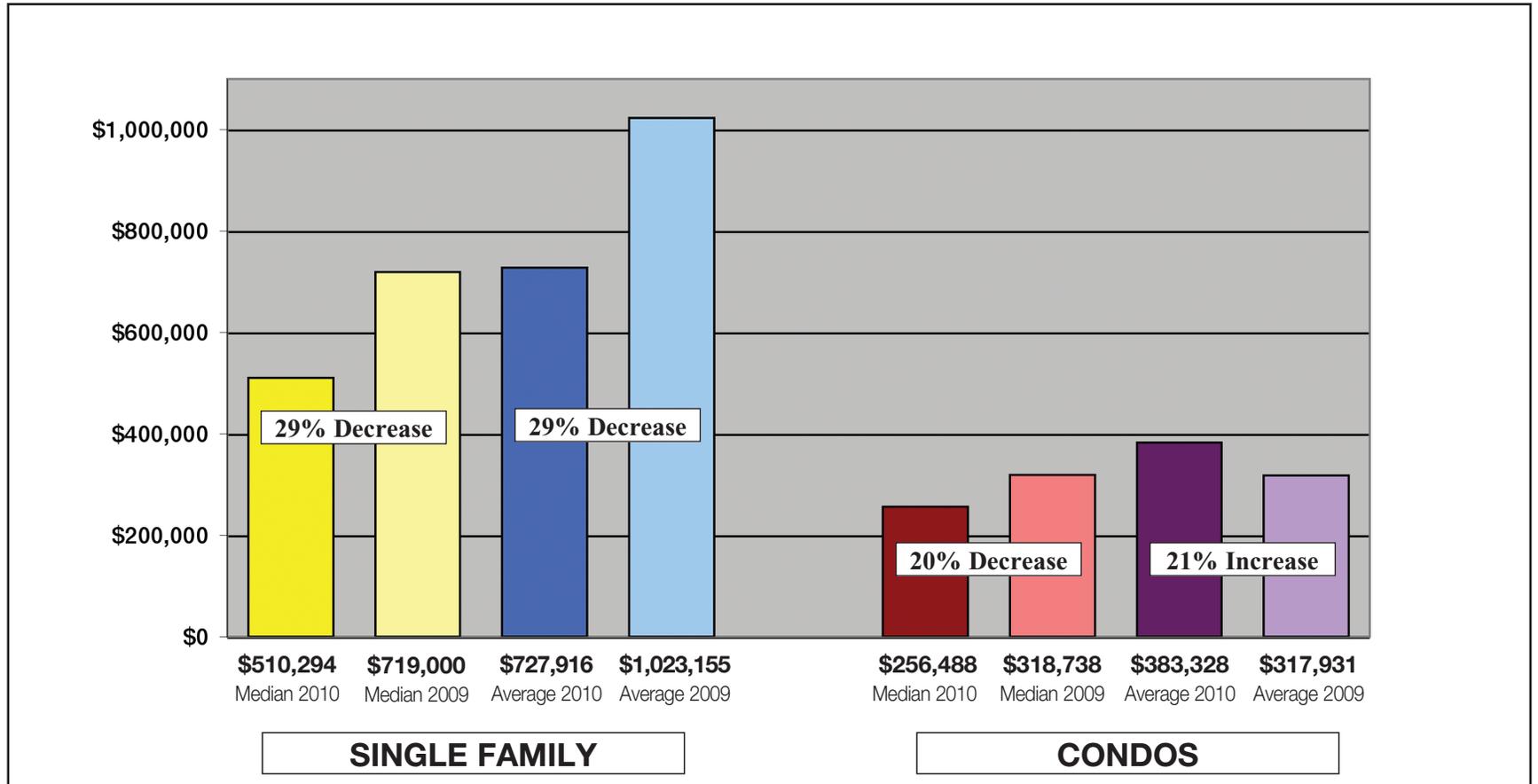
January 1 thru March 31



LAKE TAHOE

MEDIAN & AVERAGE PRICE 2010 vs 2009

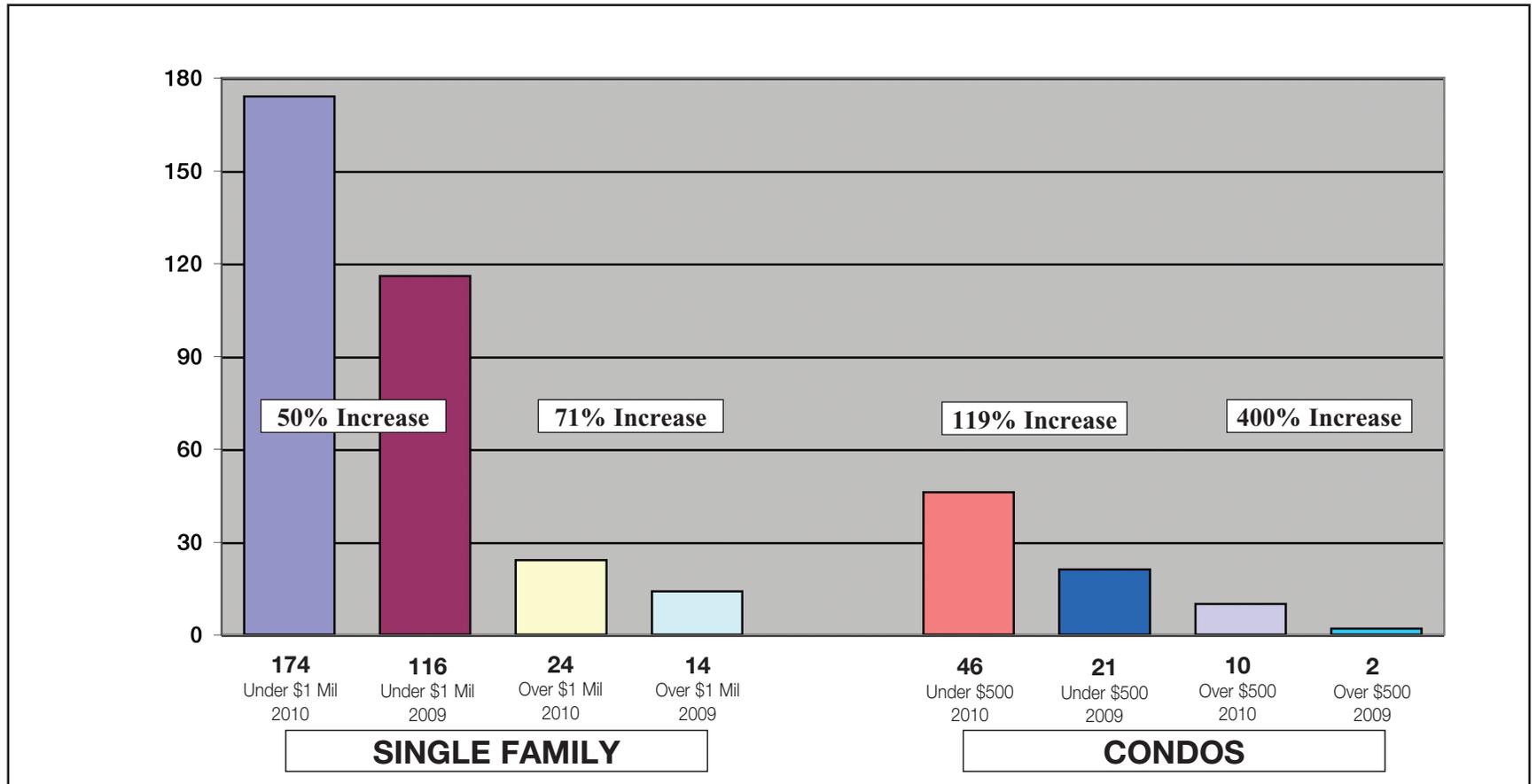
January 1 thru March 31



LAKE TAHOE

UNITS SOLD 2010 vs 2009

January 1 thru March 31



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FIRST QUARTER REVIEW 2010 vs 2009

January 1 thru March 31

SINGLE FAMILY

Lake Tahoe TOTALS - Single Family	2010	2009	%
Volume	\$115,263,815	\$94,659,052	22%
Units	198	130	52%
Median Price	\$510,294	\$719,000	-29%
Average Price	\$727,916	\$1,023,155	-29%
Units Under \$1 Mil	174	116	50%
Units Over \$1 Mil	24	14	71%

EAST SHORE- Single Family	2010	2009	%
Volume	\$16,811,150	\$15,837,310	6%
Units	19	15	27%
Median Price	\$485,000	\$520,000	-7%
Average Price	\$884,797	\$1,055,820	-16%
Units Under \$1 Mil	15	12	25%
Units Over \$1 Mil	4	3	33%

INCLINE - SF *Includes PUD's	2010	2009	%
Volume	\$32,156,500	\$32,725,450	-2%
Units	31	17	82%
Median Price	\$775,000	\$1,450,000	-47%
Average Price	\$1,037,306	\$1,925,026	-46%
Units Under \$1 Mil	18	11	64%
Units Over \$1 Mil	13	6	117%

*Includes PUD's

CONDOS

TOTALS - Condos	2010	2009	%
Volume	\$21,094,245	\$7,687,300	174%
Units	56	23	143%
Median Price	\$256,488	\$318,738	-20%
Average Price	\$383,328	\$317,931	21%
Units Under \$500	46	21	119%
Units Over \$500	10	2	400%

EAST SHORE- Condos	2010	2009	%
Volume	\$3,971,900	\$598,900	563%
Units	13	2	550%
Median Price	\$235,000	\$299,450	-22%
Average Price	\$305,530	\$299,450	2%
Units Under \$500	12	2	500%
Units Over \$500	1	0	100%

INCLINE - Condos	2010	2009	%
Volume	\$8,072,545	\$4,189,900	93%
Units	20	11	82%
Median Price	\$318,450	\$400,000	-20%
Average Price	\$403,627	\$380,900	6%
Units Under \$500	16	10	60%
Units Over \$500	4	1	300%

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FIRST QUARTER REVIEW 2010 vs 2009

January 1 thru March 31

SINGLE FAMILY

TAHOE CITY - Single Family	2010	2009	%
Volume	\$26,853,450	\$15,477,500	73%
Units	44	23	91%
Median Price	\$462,925	\$580,000	-20%
Average Price	\$610,305	\$703,522	-13%
Units Under \$1 Mil	38	20	90%
Units Over \$1 Mil	6	3	100%

SOUTH SHORE - Single Family	2010	2009	%
Volume	\$39,442,715	\$30,618,792	29%
Units	104	75	39%
Median Price	318,250	326,000	-2%
Average Price	379,257	408,251	-7%
Units Under \$1 Mil	103	73	41%
Units Over \$1 Mil	1	2	-50%

TRUCKEE - Single Family	2010	2009	%
Volume	\$69,615,650	\$53,974,000	29%
Units	111	77	44%
Median Price	\$515,000	\$550,000	-6%
Average Price	\$627,168	\$710,184	-12%
Units Under \$1 Mil	99	64	55%
Units Over \$1 Mil	12	13	-8%

*Not included in Lake Tahoe totals

CONDOS

TAHOE CITY - Condos	2010	2009	%
Volume	\$5,547,300	\$1,299,500	327%
Units	10	4	150%
Median Price	\$262,500	\$337,500	-22%
Average Price	\$554,730	\$324,875	71%
Units Under \$500	6	3	100%
Units Over \$500	4	1	300%

SOUTH SHORE - Condos	2010	2009	%
Volume	\$3,502,500	\$1,599,000	119%
Units	13	6	117%
Median Price	\$210,000	\$238,000	-12%
Average Price	\$269,423	\$266,500	1%
Units Under \$500	12	6	100%
Units Over \$500	1	0	100%

TRUCKEE - Condos	2010	2009	%
Volume	\$28,559,371	\$9,353,850	205%
Units	52	14	271%
Median Price	\$402,500	\$416,975	-3%
Average Price	\$549,218	\$688,132	-18%
Units Under \$500	36	9	300%
Units Over \$500	16	5	220%

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