

Durango Area Association of REALTORS®

2011 MLS Data 1st Quarter Statistical Release

The total residential properties sold in La Plata County were similar to 2008 & 2010 and significantly better than 2009. Prices adjusted by -2% in the comparison of last year's first quarter. The first quarter is always the lowest number of properties sold, and therefore the smallest sample size during the year, and precaution should be taken on projecting trends. Property activity remains strong in the second quarter with 118 properties in the County under/contract or closed as of April 14, 2011, with 34 properties under/contract or sold in the "Durango In-Town" category. A Reminder: Last year, first time homebuyers had an opportunity to take advantage of the \$8,000 tax credit, resulting in more difficult numbers to match.

LaPlata County Homes	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$309,900	\$275,600	\$302,500	\$296,500	-\$6,000	-2.0%
# Sold	135	79	132	126	-6	4.5%
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Durango In-Town Homes	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$370,000	\$404,000	\$346,500	\$325,000	-\$20,500	-14%
# Sold	21	9	17	20	3	17%
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Durango Country Homes	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$500,000	\$385,000	\$347,500	\$373,500	\$26,000	07%
# Sold	35	19	36	31	-5	-14%
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Durango Condos	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$229,000	\$250,750	\$267,000	\$227,450	-\$39,550	-15%
# Sold	44	10	39	28	-11	-28%
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Bayfield In-Town Homes	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$295,950	\$247,500	\$238,000	\$191,400	-\$46,600	-20%
# Sold	5	6	6	3	-3	-50%
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Bayfield Country Homes	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$284,000	\$257,000	\$311,000	\$198,425	-\$112,575	-36%
# Sold	10	17	12	12	0	00%
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Resort Condos	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$285,500	\$389,500	\$306,100	\$250,000	-\$56,100	-18%
# Sold	11	10	13	15	2	15%
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Land 1-10 Acres	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$84,125	\$115,000	\$115,000	\$195,000	\$80,000	70%
# Sold	4	6	5	5	0	00%
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Commercial/Income	2008	2009	2010	2011	'10 - '11 Change	% Change
Median	\$787,500	\$340,000	\$240,000	\$377,250	\$137,250	57%
# Sold	8	3	3	4	1	33%

For a more in depth analysis or further information on La Plata County area MLS Statistics please contact your local REALTOR®

• Commercial Lease is now being reported using monthly sold data. There will be inconsistencies from 2008 to 2009 due to the change of reporting style.

DISCLAIMER: This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS®, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.





STATISTICS

Quarter: 1st

DATES: 1/1/2011 - 3/31/2011

	Property Type	Average Price	Median Price	Total Volume	Number Sold	Avg. Days on Market	High Price	Low Price	Residential Sales *
IN TOWN HOMES									(La Plata County Only) **
1	Durango	\$405,055	\$325,000	\$8,101,100	20	191	\$921,700	\$200,000	Below \$100,000
2	Bayfield	\$192,700	\$191,400	\$578,100	3	195	\$214,200	\$172,500	7
3	Ignacio	\$239,900	\$239,900	\$239,900	1	634	\$239,900	\$239,900	
COUNTRY HOMES									
4	La Plata County Combined**	\$318,231	\$310,000	\$16,866,291	53	209	\$752,000	\$58,800	\$100,000 - \$149,999
5	Durango	\$369,174	\$373,500	\$11,444,400	31	192	\$752,000	\$100,000	7
6	Bayfield	\$217,287	\$198,425	\$2,607,451	12	216	\$370,000	\$58,800	
7	Ignacio	\$244,562	\$222,000	\$1,711,940	7	141	\$599,900	\$80,000	
8	Vallecito	\$367,500	\$390,000	\$1,102,500	3	518	\$465,000	\$247,500	\$150,000 - \$239,999
9	Durango Mountain Area	\$470,360	\$540,000	\$2,351,800	5	442	\$750,000	\$170,000	37
CONDO/TOWNHOMES									
10	Durango	\$271,616	\$227,450	\$7,605,271	28	202	\$505,000	\$129,000	
11	Bayfield	\$0	\$0	\$0	0	0	\$0	\$0	\$240,000 - \$499,999
12	Durango Mountain Area	\$327,250	\$250,000	\$4,908,750	15	526	\$675,000	\$57,750	54
FARM/RANCH									
13	La Plata County Combined**	\$0	\$0	\$0	0	0	\$0	\$0	\$500,000 - \$999,999
LAND (In Town)									
14	Durango	\$224,000	\$224,000	\$448,000	2	663	\$250,000	\$198,000	21
15	Bayfield	\$1,200,000	\$1,200,000	\$1,200,000	1	511	\$1,200,000	\$1,200,000	
16	Ignacio	\$0	\$0	\$0	0	0	\$0	\$0	
LAND (La Plata County Combined)**									1,000,000 +
17	Lots under 1 Acre	\$84,450	\$92,500	\$337,800	4	423	\$140,000	\$12,800	0
18	1 to 10 Acres	\$220,000	\$195,000	\$1,100,000	5	150	\$300,000	\$150,000	
19	10 to 34.99 Acres	\$0	\$0	\$0	0	0	\$0	\$0	TOTAL
20	35 Acres or More	\$351,250	\$282,500	\$1,405,000	4	524	\$625,000	\$215,000	126
21	Farm & Ranch	\$145,000	\$145,000	\$145,000	1	86	\$145,000	\$145,000	
22	Multi-Family	\$0	\$0	\$0	0	0	\$0	\$0	
23	Durango Mountain Area Land	\$110,000	\$110,000	\$110,000	1	111	\$110,000	\$110,000	
BUSINESS & INCOME (La Plata County Combined)**									
24	Business Opportunities	\$0	\$0	\$0	0	0	\$0	\$0	
25	Commercial/Income	\$421,875	\$377,250	\$1,687,500	4	376	\$740,000	\$193,000	
26	Commercial Land	\$3,300,000	\$3,300,000	\$3,300,000	1	245	\$3,300,000	\$3,300,000	
27	Commercial Lease	\$1,962	\$1,301	\$15,700	8	241	\$4,181	\$1,040	
28	Mobile/Modular - No Land	\$10,500	\$10,500	\$21,000	2	143	\$12,000	\$9,000	
29	Multi-Family	\$0	\$0	\$0	0	0	\$0	\$0	
FRACTIONAL & TIMESHARES									
30	1/8 Fractional - ALL RESORTS	\$89,950	\$89,950	\$89,950	1	995	\$89,950	\$89,950	
31	1/4 Fractional - ALL RESORTS	\$0	\$0	\$0	0	0	\$0	\$0	

NOTE: 1
Condo/Townhome sold
in San Juan County
CO.

La Plata County Combined statistics includes: (Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa, Vallecito) . The ALL RESORTS area has been renamed to DURANGO MOUNTAIN AREA and is all property north of and including Rockwood in LaPlata County. Disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

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1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

Durango In Town Homes												
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 405,055	\$ 412,276	\$ 388,944	\$ 379,640	\$ 467,830	\$ 459,950	\$ 333,791	\$ 300,299	\$ 310,701	\$ 264,031	\$ 211,589	\$ 244,551
Median Price	\$ 325,000	\$ 346,500	\$ 404,000	\$ 370,000	\$ 388,250	\$ 394,000	\$ 311,000	\$ 276,474	\$ 265,360	\$ 241,000	\$ 181,000	\$ 225,000
Total Volume	\$8,101,100	\$7,008,698	\$3,500,500	\$7,972,450	\$ 17,777,572	\$ 13,798,500	\$ 13,017,851	\$ 10,510,470	\$8,078,220	\$9,241,100	\$4,443,372	\$4,401,912
Number Sold	20	17	9	21	38	30	39	35	26	35	21	18
Avg. Days on Market	191	247	184	140	187	213	136	137	94	167	110	53
High Price	\$ 921,700	\$ 930,000	\$ 533,000	\$ 645,000	\$1,260,000	\$ 980,000	\$ 688,000	\$ 667,500	\$1,133,000	\$ 590,000	\$ 357,211	\$ 455,000
Low Price	\$ 200,000	\$ 240,500	\$ 237,500	\$ 251,000	\$ 230,000	\$ 218,000	\$ 130,000	\$ 195,000	\$ 96,500	\$ 109,000	\$ 125,500	\$ 115,000
Percent Change from Previous Year												
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-2%	6%	2%	-19%	2%	38%	11%	-3%	18%	25%	-13%	
Median Price	-6%	-14%	9%	-5%	-1%	27%	12%	4%	10%	33%	-20%	
Total Volume	16%	100%	-56%	-55%	29%	6%	24%	30%	-13%	108%	1%	
Number Sold	18%	89%	-57%	-45%	27%	-23%	11%	35%	-26%	67%	17%	
Avg. Days on Market	-23%	34%	31%	-25%	-12%	57%	-1%	46%	-44%	52%	108%	
High Price	-1%	74%	-17%	-49%	29%	42%	3%	-41%	92%	65%	-21%	
Low Price	-17%	1%	-5%	9%	6%	68%	-33%	102%	-11%	-13%	9%	
Bayfield In Town Homes												
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 192,700	\$ 242,416	\$ 242,666	\$ 295,300	\$ 269,891	\$ 262,392	\$ 225,125	\$ 218,000	\$ 122,250	\$ 131,207	\$ 135,163	\$ 109,071
Median Price	\$ 191,400	\$ 238,000	\$ 247,500	\$ 295,000	\$ 261,950	\$ 280,000	\$ 212,750	\$ 230,000	\$ 126,500	\$ 131,625	\$ 140,500	\$ 100,000
Total Volume	\$ 578,100	\$1,454,500	\$1,456,000	\$1,476,500	\$3,778,484	\$3,411,100	\$ 900,500	\$ 654,000	\$ 489,000	\$ 393,620	\$1,081,300	\$ 763,500
Number Sold	3	6	6	5	14	13	4	3	4	3	8	7
Avg. Days on Market	195	199	72	163	160	103	123	74	84	118	261	238
High Price	\$ 214,200	\$ 367,000	\$ 300,000	\$ 450,000	\$ 417,327	\$ 349,000	\$ 300,000	\$ 239,000	\$ 148,000	\$ 137,000	\$ 183,000	\$ 157,500
Low Price	\$ 172,500	\$ 162,500	\$ 190,000	\$ 213,000	\$ 205,000	\$ 181,500	\$ 175,000	\$ 185,000	\$ 88,000	\$ 124,995	\$ 60,000	\$ 77,000
Percent Change from Previous Year												
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-21%	0%	-18%	9%	3%	17%	3%	78%	-7%	-3%	24%	
Median Price	-20%	-4%	-16%	13%	-6%	32%	-8%	82%	-4%	-6%	41%	
Total Volume	-60%	0%	-1%	-61%	11%	279%	38%	34%	24%	-64%	42%	
Number Sold	-50%	0%	20%	-64%	8%	225%	33%	-25%	33%	-63%	14%	
Avg. Days on Market	-2%	176%	-56%	2%	55%	-16%	66%	-12%	-29%	-55%	10%	
High Price	-42%	22%	-33%	8%	20%	16%	26%	61%	8%	-25%	16%	
Low Price	6%	-14%	-11%	4%	13%	4%	-5%	110%	-30%	108%	-22%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

	Ignacio In Town Homes											
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 239,900	\$ 161,000	\$ 209,000	\$ -	\$ -	\$ 213,000	\$ 87,600	\$ 115,500	\$ 68,000	\$ -	\$ 69,900	\$ 86,667
Median Price	\$ 239,900	\$ 161,000	\$ 209,000	\$ -	\$ -	\$ 213,000	\$ 87,600	\$ 90,000	\$ 68,000	\$ -	\$ 69,900	\$ 85,000
Total Volume	\$ 239,900	\$ 322,000	\$ 209,000	\$ -	\$ -	\$ 213,000	\$ 87,600	\$ 346,500	\$ 136,000	\$ -	\$ 69,900	\$ 260,000
Number Sold	1	2	1	0	0	1	1	3	2	0	1	3
Avg. Days on Market	634	353	77	0	0	374	432	183	95	0	243	158
High Price	\$ 239,900	\$ 245,000	\$ 209,000	\$ -	\$ -	\$ 213,000	\$ 87,600	\$ 216,000	\$ 76,000	\$ -	\$ 69,900	\$ 107,000
Low Price	\$ 239,900	\$ 77,000	\$ 209,000	\$ -	\$ -	\$ 213,000	\$ 87,600	\$ 40,000	\$ 60,000	\$ -	\$ 69,900	\$ 68,000
	Percent Change from Previous Year											
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	49%	-23%	#DIV/0!		-100%	143%	-24%	70%		-100%	-19%	
Median Price	49%	-23%	#DIV/0!		-100%	143%	-3%	32%		-100%	-18%	
Total Volume	-25%	54%	#DIV/0!		-100%	143%	-75%	155%		-100%	-73%	
Number Sold	-50%	100%	#DIV/0!		-100%	0%	-67%	50%		-100%	-67%	
Avg. Days on Market	80%	358%	#DIV/0!		-100%	-13%	136%	93%		-100%	54%	
High Price	-2%	17%	#DIV/0!		-100%	143%	-59%	184%		-100%	-35%	
Low Price	212%	-63%	#DIV/0!		-100%	143%	119%	-33%		-100%	3%	
	Country Homes - La Plata County Combined											
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 318,231	\$ 424,875	\$ 392,298	\$ 459,404	\$ 412,624	\$ 425,990	\$ 318,961	\$ 303,818	\$ 277,681	\$ 311,318	\$ 224,069	\$ 278,825
Median Price	\$ 310,000	\$ 342,000	\$ 284,300	\$ 379,000	\$ 328,000	\$ 345,000	\$ 266,450	\$ 225,950	\$ 240,000	\$ 245,000	\$ 189,500	\$ 168,500
Total Volume	\$ 16,866,291	\$ 22,518,400	\$ 16,476,552	\$ 21,592,000	\$ 34,247,846	\$ 42,173,070	\$ 32,533,996	\$ 28,558,931	\$ 17,771,600	\$ 23,660,190	\$ 15,236,700	\$ 20,354,210
Number Sold	53	53	42	47	83	99	102	94	64	76	68	73
Avg. Days on Market	209	204	217	233	192	184	188	182	172	155	181	240
High Price	\$ 752,000	\$2,100,000	\$1,275,000	\$1,450,000	\$1,235,000	\$2,000,000	\$1,550,000	\$1,437,750	\$1,000,000	\$2,750,000	\$1,000,000	\$2,000,000
Low Price	\$ 58,800	\$ 47,500	\$ 140,000	\$ 61,500	\$ 55,000	\$ 86,900	\$ 52,000	\$ 92,000	\$ 67,500	\$ 80,100	\$ 68,000	\$ 45,000
	Percent Change from Previous Year											
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-25%	8%	-15%	11%	-3%	34%	5%	9%	-11%	39%	-20%	
Median Price	-9%	20%	-25%	16%	-5%	29%	18%	-6%	-2%	29%	12%	
Total Volume	-25%	37%	-24%	-37%	-19%	30%	14%	61%	-25%	55%	-25%	
Number Sold	0%	26%	-11%	-43%	-16%	-3%	9%	47%	-16%	12%	-7%	
Avg. Days on Market	2%	-6%	-7%	21%	4%	-2%	3%	6%	11%	-14%	-25%	
High Price	-64%	65%	-12%	17%	-38%	29%	8%	44%	-64%	175%	-50%	
Low Price	24%	-66%	128%	12%	-37%	67%	-43%	36%	-16%	18%	51%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

Country Homes - Durango

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 369,174	\$ 474,402	\$ 538,436	\$ 518,620	\$ 461,341	\$ 468,956	\$ 361,795	\$ 381,927	\$ 339,687	\$ 359,343	\$ 283,115	\$ 344,579
Median Price	\$ 373,500	\$ 347,500	\$ 385,000	\$ 500,000	\$ 423,000	\$ 378,500	\$ 284,000	\$ 315,000	\$ 307,450	\$ 269,900	\$ 277,000	\$ 190,500
Total Volume	\$ 11,444,400	\$ 17,078,500	\$ 10,230,297	\$ 18,151,700	\$ 21,221,696	\$ 30,951,100	\$ 19,898,700	\$ 17,186,700	\$ 12,908,100	\$ 19,045,200	\$ 11,041,500	\$ 15,161,460
Number Sold	31	36	19	35	46	66	55	45	38	53	39	44
Avg. Days on Market	192	176	223	247	182	175	187	202	167	169	208	247
High Price	\$ 752,000	\$ 2,100,000	\$ 1,275,000	\$ 1,450,000	\$ 1,235,000	\$ 2,000,000	\$ 1,550,000	\$ 1,437,750	\$ 1,000,000	\$ 2,750,000	\$ 1,000,000	\$ 2,000,000
Low Price	\$ 100,000	\$ 47,500	\$ 150,000	\$ 180,000	\$ 55,000	\$ 166,000	\$ 52,000	\$ 10,200	\$ 95,000	\$ 80,100	\$ 108,000	\$ 45,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-22%	-12%	4%	12%	-2%	30%	-5%	12%	-5%	27%	-18%	
Median Price	7%	-10%	-23%	18%	12%	33%	-10%	2%	14%	-3%	45%	
Total Volume	-33%	67%	-44%	-14%	-31%	56%	16%	33%	-32%	72%	-27%	
Number Sold	-14%	89%	-46%	-24%	-30%	20%	22%	18%	-28%	36%	-11%	
Avg. Days on Market	9%	-21%	-10%	36%	4%	-6%	-7%	21%	-1%	-19%	-16%	
High Price	-64%	65%	-12%	17%	-38%	29%	8%	44%	-64%	175%	-50%	
Low Price	111%	-68%	-17%	227%	-67%	219%	410%	-89%	19%	-26%	140%	

Country Homes - Bayfield

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 217,287	\$ 328,908	\$ 290,950	\$ 276,630	\$ 366,928	\$ 410,209	\$ 273,908	\$ 242,070	\$ 200,286	\$ 207,000	\$ 141,515	\$ 187,952
Median Price	\$ 198,425	\$ 311,000	\$ 257,000	\$ 284,000	\$ 269,850	\$ 332,159	\$ 240,000	\$ 205,800	\$ 175,000	\$ 206,000	\$ 139,450	\$ 135,000
Total Volume	\$ 2,607,451	\$ 3,946,900	\$ 4,946,155	\$ 2,766,300	\$ 8,439,350	\$ 7,383,769	\$ 9,586,780	\$ 7,988,326	\$ 4,206,000	\$ 4,139,990	\$ 2,830,300	\$ 3,947,000
Number Sold	12	12	17	10	23	18	35	33	21	20	20	21
Avg. Days on Market	216	240	233	127	217	248	183	152	187	118	120	224
High Price	\$ 370,000	\$ 530,000	\$ 515,000	\$ 525,000	\$ 1,175,000	\$ 1,650,000	\$ 700,000	\$ 710,000	\$ 430,000	\$ 405,000	\$ 207,500	\$ 62,500
Low Price	\$ 58,800	\$ 214,000	\$ 170,000	\$ 61,500	\$ 160,000	\$ 178,000	\$ 82,500	\$ 110,000	\$ 90,000	\$ 117,000	\$ 68,750	\$ 70,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-34%	13%	5%	-25%	-11%	50%	13%	21%	-3%	46%	-25%	
Median Price	-36%	21%	-10%	5%	-19%	38%	17%	18%	-15%	48%	3%	
Total Volume	-34%	-20%	79%	-67%	14%	-23%	20%	90%	2%	46%	-28%	
Number Sold	0%	-29%	70%	-57%	28%	-49%	6%	57%	5%	0%	-5%	
Avg. Days on Market	-10%	3%	83%	-41%	-13%	36%	20%	-19%	58%	-2%	-46%	
High Price	-30%	3%	-2%	-55%	-29%	136%	-1%	65%	6%	95%	232%	
Low Price	-73%	26%	176%	-62%	-10%	116%	-25%	22%	-23%	70%	-2%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

Country Homes - Durango Mountain Area (used to be RESORTS)

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1						
Average Price	\$ 470,360	\$1,300,000	\$ 105,000	\$ 787,000	\$ 427,500	\$2,243,000						
Median Price	\$ 540,000	\$1,300,000	\$ 105,000	\$ 787,000	\$ 317,500	\$2,243,000						
Total Volume	\$2,351,800	\$1,300,000	\$ 105,000	\$1,574,000	\$1,710,000	\$2,243,000						
Number Sold	5	1	1	2	4	1						
Avg. Days on Market	442	230	196	410	341	147						
High Price	\$ 750,000	\$1,300,000	\$ 105,000	\$ 899,000	\$ 825,000	\$2,243,000						
Low Price	\$ 170,000	\$1,300,000	\$ 105,000	\$ 675,000	\$ 250,000	\$2,243,000						
	Percent Change from Previous Year											
	2011	2010	2009	2008	2007	2006						
Average Price	-64%	1138%	-87%	84%	-81%	#DIV/0!						
Median Price	-58%	1138%	-87%	148%	-86%	#DIV/0!						
Total Volume	81%	1138%	-93%	-8%	-24%	#DIV/0!						
Number Sold	400%	0%	-50%	-50%	300%	#DIV/0!						
Avg. Days on Market	92%	17%	-52%	20%	132%	#DIV/0!						
High Price	-42%	1138%	-88%	9%	-63%	#DIV/0!						
Low Price	-87%	1138%	-84%	170%	-89%	#DIV/0!						

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

Condo/Townhomes - Durango

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 271,616	\$ 273,664	\$ 251,846	\$ 255,163	\$ 338,738	\$ 296,966	\$ 268,943	\$ 257,098	\$ 158,257	\$ 173,578	\$ 115,426	\$ 150,132
Median Price	\$ 227,450	\$ 267,000	\$ 250,750	\$ 229,000	\$ 332,450	\$ 282,900	\$ 254,180	\$ 248,500	\$ 140,000	\$ 163,700	\$ 117,000	\$ 132,250
Total Volume	\$ 7,605,271	\$ 10,672,900	\$ 2,518,463	\$ 11,227,189	\$8,807,200	\$8,612,014	\$ 18,557,090	\$ 11,312,333	\$4,589,455	\$5,207,349	\$2,885,650	\$1,501,320
Number Sold	28	39	10	44	26	29	69	44	29	30	25	10
Avg. Days on Market	202	270	305	141	253	215	296	278	147	165	138	158
High Price	\$ 505,000	\$ 417,500	\$ 385,000	\$ 585,000	\$1,000,000	\$ 599,000	\$ 751,070	\$ 526,000	\$ 371,555	\$ 340,000	\$ 209,900	\$ 269,900
Low Price	\$ 129,000	\$ 94,000	\$ 159,000	\$ 132,660	\$ 125,000	\$ 119,500	\$ 46,500	\$ 74,400	\$ 58,000	\$ 63,250	\$ 37,000	\$ 84,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-1%	9%	-1%	-25%	14%	10%	5%	62%	-9%	50%	-23%	
Median Price	-15%	6%	9%	-31%	18%	11%	2%	78%	-14%	40%	-12%	
Total Volume	-29%	324%	-78%	27%	2%	-54%	64%	146%	-12%	80%	92%	
Number Sold	-28%	290%	-77%	69%	-10%	-58%	57%	52%	-3%	20%	150%	
Avg. Days on Market	-25%	-11%	116%	-44%	18%	-27%	6%	89%	-11%	20%	-13%	
High Price	21%	8%	-34%	-42%	67%	-20%	43%	42%	9%	62%	-22%	
Low Price	37%	-41%	20%	6%	5%	157%	-38%	28%	-8%	71%	-56%	

Condo/Townhomes - Bayfield

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1							
Average Price	\$ -	\$ 210,750	\$ -	\$ 227,562	\$ 225,408							
Median Price	\$ -	\$ 210,750	\$ -	\$ 227,562	\$ 228,070							
Total Volume	\$ -	\$ 421,500	\$ -	\$ 455,125	\$1,127,043							
Number Sold	0	2	0	2	5							
Avg. Days on Market	0	538	0	142	329							
High Price	\$ -	\$ 219,500	\$ -	\$ 228,625	\$ 242,895							
Low Price	\$ -	\$ 202,000	\$ -	\$ 226,500	\$ 212,500							

Percent Change from Previous Year

	2011	2010	2009	2008	2007							
Average Price	-100%	#DIV/0!	-100%	1%	#DIV/0!							
Median Price	-100%	#DIV/0!	-100%	0%	#DIV/0!							
Total Volume	-100%	#DIV/0!	-100%	-60%	#DIV/0!							
Number Sold	-100%	#DIV/0!	-100%	-60%	#DIV/0!							
Avg. Days on Market	-100%	#DIV/0!	-100%	-57%	#DIV/0!							
High Price	-100%	#DIV/0!	-100%	-6%	#DIV/0!							
Low Price	-100%	#DIV/0!	-100%	7%	#DIV/0!							

1st Quarter Trends

COLOR CODE **DURANGO** **BAYFIELD** **IGNACIO** **VALLECITO** LaPlata Co. Dgo Mtn Area

Condo/Townhomes - Durango Mountain Area (used to be RESORTS)

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 327,250	\$ 363,373	\$ 396,027	\$ 437,952	\$ 340,146	\$ 360,313	\$ 205,689	\$ 160,645	\$ 104,415	\$ 232,500	\$ 113,250	\$ 138,000
Median Price	\$ 250,000	\$ 306,100	\$ 389,500	\$ 285,000	\$ 187,500	\$ 301,500	\$ 94,500	\$ 158,000	\$ 73,000	\$ 115,500	\$ 104,000	\$ 135,000
Total Volume	\$4,908,750	\$4,723,850	\$3,960,277	\$4,817,480	\$4,421,900	\$8,647,514	\$9,667,380	\$3,212,900	\$3,550,103	\$3,720,000	\$1,585,500	\$1,242,000
Number Sold	15	13	10	11	13	24	47	20	34	16	14	9
Avg. Days on Market	526	423	301	286	167	210	199	271	365	175	176	513
High Price	\$ 675,000	\$1,102,500	\$ 799,900	\$ 935,000	\$1,170,000	\$1,603,193	\$ 726,180	\$ 405,000	\$ 294,000	\$1,900,000	\$ 237,500	\$ 280,000
Low Price	\$ 57,750	\$ 32,750	\$ 60,000	\$ 75,000	\$ 110,000	\$ 61,000	\$ 14,000	\$ 16,500	\$ 27,500	\$ 33,000	\$ 35,000	\$ 20,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-10%	-8%	-10%	29%	-6%	75%	28%	54%	-55%	105%	-18%	
Median Price	-18%	-21%	37%	52%	-38%	219%	-40%	116%	-37%	11%	-23%	
Total Volume	4%	19%	-18%	9%	-49%	-11%	201%	-9%	-5%	135%	28%	
Number Sold	15%	30%	-9%	-15%	-46%	-49%	135%	-41%	113%	14%	56%	
Avg. Days on Market	24%	41%	5%	71%	-20%	6%	-27%	-26%	109%	-1%	-66%	
High Price	-39%	38%	-14%	-20%	-27%	121%	79%	38%	-85%	700%	-15%	
Low Price	76%	-45%	-20%	-32%	80%	336%	-15%	-40%	-17%	-6%	75%	

**La Plata County Combined statistics includes: Durango, Bayfield, Ignacio, All Resorts and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. RESORTS

	1/8 Share Fractional - Durango Mountain Area									
	2011 Q1	2010 Q1	2009 Q1	2008 Q1						
Average Price	\$ 89,950	\$ -	\$ 194,304	\$ -						
Median Price	\$ 89,950	\$ -	\$ 159,900	\$ -						
Total Volume	\$ 89,950	\$ -	\$ 971,520	\$ -						
Number Sold	1	0	5	0						
Avg. Days on Market	995	0	287	0						
High Price	\$ 89,950	\$ -	\$ 309,900	\$ -						
Low Price	\$ 89,950	\$ -	\$ 143,910	\$ -						
	Percent Change from Previous Year									
	2011	2010	2009	2008						
Average Price	#DIV/0!	-100%	#DIV/0!							
Median Price	#DIV/0!	-100%	#DIV/0!							
Total Volume	#DIV/0!	-100%	#DIV/0!							
Number Sold	#DIV/0!	-100%	#DIV/0!							
Avg. Days on Market	#DIV/0!	-100%	#DIV/0!							
High Price	#DIV/0!	-100%	#DIV/0!							
Low Price	#DIV/0!	-100%	#DIV/0!							

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. RESORTS

1/4 Share Fractional - Durango Mountain Area											
	2011 Q1	2010 Q1	2009 Q1	2008 Q1							
Average Price	\$ -	\$ -	\$ -	\$ -							
Median Price	\$ -	\$ -	\$ -	\$ -							
Total Volume	\$ -	\$ -	\$ -	\$ -							
Number Sold	0	0	0	0							
Avg. Days on Market	0	0	0	0							
High Price	\$ -	\$ -	\$ -	\$ -							
Low Price	\$ -	\$ -	\$ -	\$ -							
Percent Change from Previous Year											
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001
Average Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
Median Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
High Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							
	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!							

**La Plata County Combined statistics includes: Durango, Bayfield, Ignacio, All Resorts and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect

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1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Farm/Ranch (La Plata County Combined)										
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1				
Average Price	\$ -	\$ 250,000	\$ 5,415,000	\$ -	\$ 1,421,666	\$ -				
Median Price	\$ -	\$ 250,000	\$ 5,415,000	\$ -	\$ 540,000	\$ -				
Total Volume	\$ -	\$ 250,000	\$ 10,830,000	\$ -	\$ 4,265,000	\$ -				
Number Sold	0	1	2	0	3	0				
Avg. Days on Market	0	1009	98	0	279	0				
High Price	\$ -	\$ 250,000	\$ 10,320,000	\$ -	\$ 3,400,000	\$ -				
Low Price	\$ -	\$ 250,000	\$ 510,000	\$ -	\$ 325,000	\$ -				
89950										
	2011	2010	2009	2008	2007					
Average Price	-100%	-95%	#DIV/0!	-100%	#DIV/0!					
Median Price	-100%	-95%	#DIV/0!	-100%	#DIV/0!					
Total Volume	-100%	-98%	#DIV/0!	-100%	#DIV/0!					
Number Sold	-100%	-50%	#DIV/0!	-100%	#DIV/0!					
Avg. Days on Market	-100%	930%	#DIV/0!	-100%	#DIV/0!					
High Price	-100%	-98%	#DIV/0!	-100%	#DIV/0!					
Low Price	-100%	-51%	#DIV/0!	-100%	#DIV/0!					
Land (InTown) Durango										
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	
Average Price	\$ 224,000	\$ 87,500	\$ -	\$ 237,500	\$ 270,750	\$ 194,135	\$ 167,000	\$ 125,488	\$ 133,886	
Median Price	\$ 224,000	\$ 87,500	\$ -	\$ 237,500	\$ 265,000	\$ 169,000	\$ 167,000	\$ 109,300	\$ 109,075	
Total Volume	\$ 448,000	\$ 175,000	\$ -	\$ 237,500	\$ 1,083,000	\$ 2,717,900	\$ 167,000	\$ 1,003,900	\$ 6,426,518	
Number Sold	2	2	0	1	4	14	1	8	48	
Avg. Days on Market	663	288	0	120	608	201	447	307	179	
High Price	\$ 250,000	\$ 110,000	\$ -	\$ 237,500	\$ 348,000	\$ 389,000	\$ 167,000	\$ 205,000	\$ 372,500	
Low Price	\$ 198,000	\$ 65,000	\$ -	\$ 237,500	\$ 205,000	\$ 147,000	\$ 167,000	\$ 97,600	\$ 70,000	
Percent Change from Previous Year										
	2011	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	156%	#DIV/0!	-100%	-12%	39%	16%	33%	-6%		
Median Price	156%	#DIV/0!	-100%	-10%	57%	1%	53%	0%		
Total Volume	156%	#DIV/0!	-100%	-78%	-60%	1527%	-83%	-84%		
Number Sold	0%	#DIV/0!	-100%	-75%	-71%	1300%	-88%	-83%		
Avg. Days on Market	130%	#DIV/0!	-100%	-80%	202%	-55%	46%	72%		
High Price	127%	#DIV/0!	-100%	-32%	-11%	133%	-19%	-45%		
Low Price	205%	#DIV/0!	-100%	16%	39%	-12%	71%	39%		

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (In Town) Bayfield										
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	
Average Price	\$ 1,200,000	\$ -	\$ 49,900	\$ 62,966	\$ 72,000	\$ 61,412	\$ 68,667	\$ 50,200	\$ 30,800	
Median Price	\$ 1,200,000	\$ -	\$ 49,900	\$ 64,900	\$ 72,000	\$ 61,750	\$ 75,000	\$ 49,000	\$ 28,000	
Total Volume	\$ 1,200,000	\$ -	\$ 49,900	\$ 188,900	\$ 72,000	\$ 982,600	\$ 206,000	\$ 257,000	\$ 154,000	
Number Sold	1	0	1	3	1	16	3	5	5	
Avg. Days on Market	511	0	617	239	519	186	383	220	100	
High Price	\$ 1,200,000	\$ -	\$ 49,900	\$ 69,000	\$ 72,000	\$ 64,900	\$ 79,000	\$ 55,000	\$ 60,000	
Low Price	\$ 1,200,000	\$ -	\$ 49,900	\$ 55,000	\$ 72,000	\$ 57,600	\$ 52,000	\$ 49,000	\$ 15,500	
Percent Change from Previous Year										
	2011	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	-100%	-21%	-13%	17%	-11%	37%	63%		
Median Price	#DIV/0!	-100%	-23%	-10%	17%	-18%	53%	75%		
Total Volume	#DIV/0!	-100%	-74%	162%	-93%	377%	-20%	67%		
Number Sold	#DIV/0!	-100%	-67%	200%	-94%	433%	-40%	0%		
Avg. Days on Market	#DIV/0!	-100%	158%	-54%	179%	-51%	74%	120%		
High Price	#DIV/0!	-100%	-28%	-4%	11%	-18%	44%	-8%		
Low Price	#DIV/0!	-100%	-9%	-24%	25%	11%	6%	216%		
Land (In Town) Ignacio										
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	
Average Price	\$ -	\$ -	\$ -	\$ -	\$ 63,365	\$ -	\$ -	\$ 50,000	\$ -	
Median Price	\$ -	\$ -	\$ -	\$ -	\$ 63,395	\$ -	\$ -	\$ 50,000	\$ -	
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ 126,730	\$ -	\$ -	\$ 50,000	\$ -	
Number Sold	0	0	0	0	2	0	0	1	0	
Avg. Days on Market	0	0	0	0	304	0	0	62	0	
High Price	\$ -	\$ -	\$ -	\$ -	\$ 71,730	\$ -	\$ -	\$ 50,000	\$ -	
Low Price	\$ -	\$ -	\$ -	\$ -	\$ 55,000	\$ -	\$ -	\$ 50,000	\$ -	
Percent Change from Previous Year										
	2011	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
Median Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
High Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			
Low Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%			-100%			

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) Lots Under 1 Acre

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 84,450	\$ 30,000	\$ 23,000	\$ 136,250	\$ 137,200	\$ 162,942	\$ 142,144	\$ 127,993	\$ 56,971	\$ 35,076	\$ 79,657	\$ 58,929
Median Price	\$ 92,500	\$ 30,000	\$ 23,000	\$ 136,250	\$ 165,000	\$ 180,000	\$ 129,000	\$ 151,200	\$ 44,500	\$ 30,000	\$ 59,000	\$ 65,000
Total Volume	\$ 337,800	\$ 30,000	\$ 23,000	\$ 272,500	\$ 686,000	\$ 1,140,600	\$ 1,279,300	\$ 1,919,900	\$ 968,500	\$ 596,300	\$ 1,194,853	\$ 1,826,810
Number Sold	4	1	1	2	5	7	9	15	17	17	15	31
Avg. Days on Market	423	337	41	315	213	360	336	205	133	455	350	186
High Price	\$ 140,000	\$ 30,000	\$ 23,000	\$ 150,000	\$ 212,000	\$ 325,000	\$ 260,000	\$ 246,000	\$ 125,000	\$ 103,000	\$ 159,000	\$ 135,000
Low Price	\$ 12,800	\$ 30,000	\$ 23,000	\$ 122,500	\$ 50,000	\$ 3,600	\$ 59,000	\$ 21,000	\$ 17,000	\$ 8,000	\$ 19,000	\$ 2,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	182%	30%	-83%	-1%	-16%	15%	11%	125%	62%	-56%	35%	
Median Price	208%	30%	-83%	-17%	-8%	40%	-15%	240%	48%	-49%	-9%	
Total Volume	1026%	30%	-92%	-60%	-40%	-11%	-33%	98%	62%	-50%	-35%	
Number Sold	300%	0%	-50%	-60%	-29%	-22%	-40%	-12%	0%	13%	-52%	
Avg. Days on Market	26%	722%	-87%	48%	-41%	7%	64%	54%	-71%	30%	88%	
High Price	367%	30%	-85%	-29%	-35%	25%	6%	97%	21%	-35%	18%	
Low Price	-57%	30%	-81%	145%	1289%	-94%	181%	24%	113%	-58%	850%	

Land (La Plata County Combined) Under 10 Acres

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 220,000	\$ 113,300	\$ 150,158	\$ 114,312	\$ 172,361	\$ 159,197	\$ 136,140	\$ 88,939	\$ 72,512	\$ 76,683	\$ 57,529	\$ 87,900
Median Price	\$ 195,000	\$ 115,000	\$ 115,000	\$ 84,125	\$ 160,500	\$ 150,000	\$ 118,500	\$ 58,000	\$ 51,500	\$ 47,000	\$ 52,823	\$ 72,000
Total Volume	\$ 1,100,000	\$ 566,500	\$ 900,950	\$ 457,250	\$ 3,102,500	\$ 3,820,750	\$ 4,084,185	\$ 2,935,000	\$ 3,118,000	\$ 2,530,545	\$ 3,336,702	\$ 4,131,305
Number Sold	5	5	6	4	18	24	30	33	43	33	58	47
Avg. Days on Market	150	401	493	469	184	169	192	172	357	323	431	328
High Price	\$ 300,000	\$ 139,000	\$ 280,000	\$ 249,000	\$ 425,000	\$ 350,000	\$ 365,000	\$ 311,200	\$ 350,000	\$ 310,000	\$ 260,000	\$ 450,000
Low Price	\$ 150,000	\$ 87,500	\$ 63,450	\$ 40,000	\$ 51,500	\$ 42,500	\$ 23,000	\$ 5,400	\$ 6,500	\$ 5,000	\$ 3,000	\$ 7,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	94%	-25%	31%	-34%	8%	17%	53%	23%	-5%	33%	-35%	
Median Price	70%	0%	37%	-48%	7%	27%	104%	13%	10%	-11%	-27%	
Total Volume	94%	-37%	97%	-85%	-19%	-6%	39%	-6%	23%	-24%	-19%	
Number Sold	0%	-17%	50%	-78%	-25%	-20%	-9%	-23%	30%	-43%	23%	
Avg. Days on Market	-63%	-19%	5%	155%	9%	-12%	12%	-52%	11%	-25%	31%	
High Price	116%	-50%	12%	-41%	21%	-4%	17%	-11%	13%	19%	-42%	
Low Price	71%	38%	59%	-22%	21%	85%	326%	-17%	30%	67%	-57%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) 10 to 34.99 Acres

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ -	\$ -	\$ -	\$ 57,900	\$ 93,000	\$ 402,250	\$ 139,920	\$ 132,313	\$ 127,680	\$ 116,944	\$ 124,377	\$ 141,000
Median Price	\$ -	\$ -	\$ -	\$ 57,900	\$ 25,000	\$ 332,500	\$ 160,000	\$ 152,500	\$ 125,000	\$ 93,000	\$ 95,000	\$ 147,000
Total Volume	\$ -	\$ -	\$ -	\$ 57,900	\$ 279,000	\$ 1,609,000	\$ 699,600	\$ 793,875	\$ 368,400	\$ 1,052,500	\$ 1,616,900	\$ 564,000
Number Sold	0	0	0	1	3	4	5	6	5	9	13	4
Avg. Days on Market	0	0	0	175	708	267	353	241	196	104	324	300
High Price	\$ -	\$ -	\$ -	\$ 57,900	\$ 240,000	\$ 915,000	\$ 255,000	\$ 180,000	\$ 215,000	\$ 235,000	\$ 725,000	\$ 209,000
Low Price	\$ -	\$ -	\$ -	\$ 57,900	\$ 14,000	\$ 29,000	\$ 45,000	\$ 18,000	\$ 42,000	\$ 47,000	\$ 3,000	\$ 61,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	#DIV/0!	-100%	-38%	-77%	187%	6%	4%	9%	-6%	-12%	
Median Price	#DIV/0!	#DIV/0!	-100%	132%	-92%	108%	5%	22%	34%	-2%	-35%	
Total Volume	#DIV/0!	#DIV/0!	-100%	-79%	-83%	130%	-12%	115%	-65%	-35%	187%	
Number Sold	#DIV/0!	#DIV/0!	-100%	-67%	-25%	-20%	-17%	20%	-44%	-31%	225%	
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	-75%	165%	-24%	46%	23%	88%	-68%	8%	
High Price	#DIV/0!	#DIV/0!	-100%	-76%	-74%	259%	42%	-16%	-9%	-68%	247%	
Low Price	#DIV/0!	#DIV/0!	-100%	314%	-52%	-36%	150%	-57%	-11%	1467%	-95%	

Land (La Plata County Combined) 35 Acres +

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 351,250	\$ 253,875	\$ 471,250	\$ 724,500	\$ 292,857	\$ 406,600	\$ 462,875	\$ 250,673	\$ 277,850	\$ 316,162	\$ 224,613	\$ 112,511
Median Price	\$ 282,500	\$ 220,000	\$ 517,500	\$ 216,500	\$ 125,000	\$ 187,500	\$ 272,500	\$ 189,500	\$ 170,700	\$ 133,250	\$ 150,000	\$ 69,700
Total Volume	\$ 1,405,000	\$ 1,523,251	\$ 1,885,000	\$ 2,898,000	\$ 2,050,000	\$ 6,099,000	\$ 6,480,250	\$ 2,757,400	\$ 7,224,088	\$ 3,161,619	\$ 3,144,586	\$ 1,575,150
Number Sold	4	6	4	4	7	15	14	11	26	10	14	14
Avg. Days on Market	524	257	412	457	195	492	649	388	502	323	153	433
High Price	\$ 625,000	\$ 582,000	\$ 565,000	\$ 2,400,000	\$ 845,000	\$ 1,600,000	\$ 1,600,000	\$ 680,000	\$ 700,000	\$ 1,500,000	\$ 775,000	\$ 315,000
Low Price	\$ 215,000	\$ 117,500	\$ 285,000	\$ 65,000	\$ 69,500	\$ 105,000	\$ 70,000	\$ 30,000	\$ 55,000	\$ 55,000	\$ 25,000	\$ 11,500

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	38%	-46%	-35%	147%	-28%	-12%	85%	-10%	-12%	41%	100%	
Median Price	28%	-57%	139%	73%	-33%	-31%	44%	11%	28%	-11%	115%	
Total Volume	-8%	-19%	-35%	41%	-66%	-6%	135%	-62%	128%	1%	100%	
Number Sold	-33%	50%	0%	-43%	-53%	7%	27%	-58%	160%	-29%	0%	
Avg. Days on Market	104%	-38%	-10%	134%	-60%	-24%	67%	-23%	55%	111%	-65%	
High Price	7%	3%	-76%	184%	-47%	0%	135%	-3%	-53%	94%	146%	
Low Price	83%	-59%	338%	-6%	-34%	50%	133%	-45%	0%	120%	117%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) Durango Mountain Area

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1						
Average Price	\$ 110,000	\$ -	\$ -	\$ 459,380	\$ 305,230	\$ 349,880						
Median Price	\$ 110,000	\$ -	\$ -	\$ 475,000	\$ 247,500	\$ 324,900						
Total Volume	\$ 110,000	\$ -	\$ -	\$ 4,593,800	\$ 3,052,300	\$ 3,498,800						
Number Sold	1	0	0	10	10	10						
Avg. Days on Market	111	0	0	326	488	246						
High Price	\$ 110,000	\$ -	\$ -	\$ 795,000	\$ 635,000	\$ 550,000						
Low Price	\$ 110,000	\$ -	\$ -	\$ 165,000	\$ 150,000	\$ 229,500						

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006						
Average Price	#DIV/0!	#DIV/0!	-100%	51%	-13%							
Median Price	#DIV/0!	#DIV/0!	-100%	92%	-24%							
Total Volume	#DIV/0!	#DIV/0!	-100%	51%	-13%							
Number Sold	#DIV/0!	#DIV/0!	-100%	0%	0%							
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	-33%	98%							
High Price	#DIV/0!	#DIV/0!	-100%	25%	15%							
Low Price	#DIV/0!	#DIV/0!	-100%	10%	-35%							

Business & Income (La Plata County Combined) Business Opportunities

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ -	\$ -	\$ 365,000	\$ 49,900	\$ -	\$ 708,324	\$ -	\$ 75,000	\$ 38,667	\$ 238,750	\$ 48,333	\$ 102,000
Median Price	\$ -	\$ -	\$ 365,000	\$ 49,900	\$ -	\$ 442,500	\$ -	\$ 75,000	\$ 30,000	\$ 65,000	\$ 35,000	\$ 102,500
Total Volume	\$ -	\$ -	\$ 730,000	\$ 49,900	\$ -	\$ 5,666,594	\$ -	\$ 150,000	\$ 116,000	\$ 955,000	\$ 145,000	\$ 204,000
Number Sold	0	0	2	1	0	8	0	2	3	4	3	2
Avg. Days on Market	0	0	187	166	0	408	0	189	597	415	169	280
High Price	\$ -	\$ -	\$ 530,000	\$ 49,900	\$ -	\$ 2,412,500	\$ -	\$ 125,000	\$ 60,000	\$ 790,000	\$ 90,000	\$ 136,000
Low Price	\$ -	\$ -	\$ 200,000	\$ 49,900	\$ -	\$ 141,600	\$ -	\$ 25,000	\$ 26,000	\$ 35,000	\$ 20,000	\$ 68,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	631%	#DIV/0!	-100%		-100%	94%	-84%	394%	-53%	
Median Price	#DIV/0!	-100%	631%	#DIV/0!	-100%		-100%	150%	-54%	86%	-66%	
Total Volume	#DIV/0!	-100%	1363%	#DIV/0!	-100%		-100%	29%	-88%	559%	-29%	
Number Sold	#DIV/0!	-100%	100%	#DIV/0!	-100%		-100%	-33%	-25%	33%	50%	
Avg. Days on Market	#DIV/0!	-100%	13%	#DIV/0!	-100%		-100%	-68%	44%	146%	-40%	
High Price	#DIV/0!	-100%	962%	#DIV/0!	-100%		-100%	108%	-92%	778%	-34%	
Low Price	#DIV/0!	-100%	301%	#DIV/0!	-100%		-100%	-4%	-26%	75%	-71%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Income

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 421,875	\$ 168,166	\$ 740,833	\$ 688,963	\$ 1,066,939	\$ 735,872	\$ 427,571	\$ 637,464	\$ 287,083	\$ 1,093,056	\$ 339,800	\$ 339,375
Median Price	\$ 377,250	\$ 240,000	\$ 340,000	\$ 787,500	\$ 645,000	\$ 315,000	\$ 263,975	\$ 407,500	\$ 262,500	\$ 650,000	\$ 445,000	\$ 287,500
Total Volume	\$ 1,687,500	\$ 504,500	\$ 2,222,500	\$ 5,511,707	\$ 14,937,157	\$ 8,094,594	\$ 7,696,272	\$ 8,924,500	\$ 1,722,500	\$ 9,837,500	\$ 1,699,000	\$ 2,715,000
Number Sold	4	3	3	8	14	11	18	14	6	9	5	8
Avg. Days on Market	376	268	158	180	171	369	287	169	365	176	667	394
High Price	\$ 740,000	\$ 260,000	\$ 1,562,500	\$ 1,175,707	\$ 4,875,000	\$ 2,412,500	\$ 1,985,000	\$ 2,050,000	\$ 600,000	\$ 3,250,000	\$ 580,000	\$ 795,000
Low Price	\$ 193,000	\$ 45,000	\$ 320,000	\$ 107,000	\$ 218,000	\$ 141,600	\$ 112,000	\$ 190,000	\$ 127,500	\$ 255,000	\$ 58,000	\$ 140,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	151%	-77%	8%	-35%	45%	72%	-33%	122%	-74%	222%	0%	
Median Price	57%	-29%	-57%	22%	105%	19%	-35%	55%	-60%	46%	55%	
Total Volume	234%	-77%	-60%	-63%	85%	5%	-14%	418%	-82%	479%	-37%	
Number Sold	33%	0%	-63%	-43%	27%	-39%	29%	133%	-33%	80%	-38%	
Avg. Days on Market	40%	70%	-12%	5%	-54%	29%	70%	-54%	107%	-74%	69%	
High Price	185%	-83%	33%	-76%	102%	22%	33%	242%	-82%	460%	-27%	
Low Price	329%	-86%	199%	-51%	54%	26%	-41%	49%	-50%	340%	-59%	

Business & Income (La Plata County Combined) Commercial Land

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 421,875	\$ -	\$ 320,000	\$ 938,333	\$ -	\$ -	\$ -	\$ 308,333	\$ 385,000	\$ 420,333	\$ -	\$ 590,000
Median Price	\$ 377,250	\$ -	\$ 320,000	\$ 7,050,000	\$ -	\$ -	\$ -	\$ 355,000	\$ 385,000	\$ 175,000	\$ -	\$ 590,000
Total Volume	\$ 1,687,500	\$ -	\$ 320,000	\$ 2,815,000	\$ -	\$ -	\$ -	\$ 925,000	\$ 385,000	\$ 1,261,000	\$ -	\$ 590,000
Number Sold	4	0	1	3	0	0	0	3	1	3	0	1
Avg. Days on Market	376	0	49	370	0	0	0	494	54	207	0	347
High Price	\$ 740,000	\$ -	\$ 320,000	\$ 1,450,000	\$ -	\$ -	\$ -	\$ 375,000	\$ 385,000	\$ 965,000	\$ -	\$ 590,000
Low Price	\$ 193,000	\$ -	\$ 320,000	\$ 315,000	\$ -	\$ -	\$ -	\$ 195,000	\$ 385,000	\$ 121,000	\$ -	\$ 590,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	-66%	#DIV/0!			-100%	-20%	-8%		-100%	
Median Price	#DIV/0!	-100%	-95%	#DIV/0!			-100%	-8%	120%		-100%	
Total Volume	#DIV/0!	-100%	-89%	#DIV/0!			-100%	140%	-69%		-100%	
Number Sold	#DIV/0!	-100%	-67%	#DIV/0!			-100%	200%	-67%		-100%	
Avg. Days on Market	#DIV/0!	-100%	-87%	#DIV/0!			-100%	815%	-74%		-100%	
High Price	#DIV/0!	-100%	-78%	#DIV/0!			-100%	-3%	-60%		-100%	
Low Price	#DIV/0!	-100%	2%	#DIV/0!			-100%	-49%	218%		-100%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Lease NOTE: As of 1st quarter for 2009 we will now be reporting Monthly lease information.												
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 1,962	\$ 1,749	\$ 5,021	\$ 7,955,500	\$ 13,448	\$ 4,500	\$ -	\$ 78,000	\$ -	\$ 2,400	\$ -	\$ 143,000
Median Price	\$ 1,301	\$ 1,798	\$ 6,654	\$ 7,955,500	\$ 13,448	\$ 4,500	\$ -	\$ 78,000	\$ -	\$ 2,400	\$ -	\$ 143,000
Total Volume	\$ 15,700	\$ 5,248	\$ 25,107	\$ 15,911,000	\$ 26,896	\$ 4,500	\$ -	\$ 78,000	\$ -	\$ 4,800	\$ -	\$ 143,000
Number Sold	8	3	5	2	2	1	0	1	0	2	0	1
Avg. Days on Market	241	347	191	430	122	380	0	5	0	151	0	249
High Price	\$ 4,181	\$ 2,600	\$ 9,278	\$ 15,847,000	\$ 24,696	\$ 4,500	\$ -	\$ 78,000	\$ -	\$ 3,500	\$ -	\$ 143,000
Low Price	\$ 1,040	\$ 850	\$ 750	\$ 64,000	\$ 2,200	\$ 4,500	\$ -	\$ 78,000	\$ -	\$ 1,300	\$ -	\$ 143,000

Percent Change from Previous Year												
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	12%	-65%	-100%	59057%	199%		-100%		-100%		-100%	
Median Price	-28%	-73%	-100%	59057%	199%		-100%		-100%		-100%	
Total Volume	199%	-79%	-100%	59057%	498%		-100%		-100%		-100%	
Number Sold	167%	-40%	150%	0%	100%		-100%		-100%		-100%	
Avg. Days on Market	-31%	82%	-56%	252%	-68%		-100%		-100%		-100%	
High Price	61%	-72%	-100%	64068%	449%		-100%		-100%		-100%	
Low Price	22%	13%	-99%	2809%	-51%		-100%		-100%		-100%	

Business & Income (La Plata County Combined) Mobile/Modular - No Land												
	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ 10,500	\$ -	\$ 22,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 27,500	\$ 49,000	\$ 27,036
Median Price	\$ 10,500	\$ -	\$ 22,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 25,000	\$ 49,000	\$ 16,000
Total Volume	\$ 21,000	\$ -	\$ 45,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 82,500	\$ 49,000	\$ 189,250
Number Sold	2	0	2	0	0	0	0	0	1	3	1	7
Avg. Days on Market	143	0	196	0	0	0	0	0	71	113	376	98
High Price	\$ 12,000	\$ -	\$ 28,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 33,000	\$ 49,000	\$ 55,000
Low Price	\$ 9,000	\$ -	\$ 17,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 31,000	\$ 24,500	\$ 49,000	\$ 10,750

Percent Change from Previous Year												
	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	13%	-44%	81%	
Median Price	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	24%	-49%	206%	
Total Volume	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	-62%	68%	-74%	
Number Sold	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	-67%	200%	-86%	
Avg. Days on Market	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	-37%	-70%	284%	
High Price	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	-6%	-33%	-11%	
Low Price	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!			-100%	27%	-50%	356%	

1st Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Multi-Family

	2011 Q1	2010 Q1	2009 Q1	2008 Q1	2007 Q1	2006 Q1	2005 Q1	2004 Q1	2003 Q1	2002 Q1	2001 Q1	2000 Q1
Average Price	\$ -	\$ -	\$ -	\$ 825,000	\$ 292,500	\$ -	\$ 412,500	\$ 650,000	\$ 251,250	\$ -	\$ 302,450	\$ 202,600
Median Price	\$ -	\$ -	\$ -	\$ 825,000	\$ 292,500	\$ -	\$ 417,500	\$ 650,000	\$ 251,250	\$ -	\$ 302,450	\$ 220,000
Total Volume	\$ -	\$ -	\$ -	\$ 825,000	\$ 585,000	\$ -	\$ 1,237,500	\$ 650,000	\$ 502,500	\$ -	\$ 604,900	\$ 1,013,000
Number Sold	0	0	0	1	2	0	3	1	2	0	2	5
Avg. Days on Market	0	0	0	137	130	0	316	556	45	0	345	192
High Price	\$ -	\$ -	\$ -	\$ 825,000	\$ 330,000	\$ -	\$ 470,000	\$ 650,000	\$ 355,000	\$ -	\$ 375,000	\$ 255,000
Low Price	\$ -	\$ -	\$ -	\$ 825,000	\$ 255,000	\$ -	\$ 350,000	\$ 650,000	\$ 147,500	\$ -	\$ 229,900	\$ 114,000

Percent Change from Previous Year

	2011	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	#DIV/0!	-100%	182%		-100%	-37%	159%		-100%	49%	
Median Price	#DIV/0!	#DIV/0!	-100%	182%		-100%	-36%	159%		-100%	37%	
Total Volume	#DIV/0!	#DIV/0!	-100%	41%		-100%	90%	29%		-100%	-40%	
Number Sold	#DIV/0!	#DIV/0!	-100%	-50%		-100%	200%	-50%		-100%	-60%	
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	5%		-100%	-43%	1136%		-100%	80%	
High Price	#DIV/0!	#DIV/0!	-100%	150%		-100%	-28%	83%		-100%	47%	
Low Price	#DIV/0!	#DIV/0!	-100%	224%		-100%	-46%	341%		-100%	102%	

**La Plata County Combined statistics includes: Durango, Bayfield, Ignacio, All Resorts and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. RESORTS

Durango In Town Homes											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 364,994	\$ 363,126	\$ 468,436	\$ 429,815	\$ 511,262	\$ 388,096	\$ 310,636	\$ 288,661	\$ 265,988	\$ 250,644	\$ 224,150
Median Price	\$ 328,450	\$ 350,000	\$ 430,000	\$ 390,000	\$ 448,000	\$ 355,752	\$ 299,999	\$ 276,000	\$ 245,900	\$ 245,000	\$ 189,000
Total Volume	\$ 13,139,796	\$ 9,441,299	\$ 22,953,403	\$ 23,639,841	\$ 23,006,821	\$ 29,107,215	\$ 18,016,889	\$ 13,567,048	\$ 10,905,500	\$ 11,279,000	\$ 12,776,575
Number Sold	36	26	49	55	45	75	58	47	41	45	57
Avg. Days on Market	206	174	110	133	148	180	129	114	96	96	123
High Price	\$ 680,267	\$ 733,000	\$ 810,000	\$ 840,000	\$ 1,319,796	\$ 715,000	\$ 558,000	\$ 582,500	\$ 542,000	\$ 595,000	\$ 700,000
Low Price	\$ 204,000	\$ 190,000	\$ 280,000	\$ 272,000	\$ 290,000	\$ 118,200	\$ 117,500	\$ 115,000	\$ 105,000	\$ 119,100	\$ 107,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	1%	-22%	9%	-16%	32%	25%	8%	9%	6%	12%	
Median Price	-6%	-19%	10%	-13%	26%	19%	9%	12%	0%	30%	
Total Volume	39%	-59%	-3%	3%	-21%	62%	33%	24%	-3%	-12%	
Number Sold	38%	-47%	-11%	22%	-40%	29%	23%	15%	-9%	-21%	
Avg. Days on Market	18%	58%	-17%	-10%	-18%	40%	13%	19%	0%	-22%	
High Price	-7%	-10%	-4%	-36%	85%	28%	-4%	7%	-9%	-15%	
Low Price	7%	-32%	3%	-6%	145%	1%	2%	10%	-12%	11%	
Bayfield In Town Homes											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 241,255	\$ 270,510	\$ 292,082	\$ 286,266	\$ 290,025	\$ 249,679	\$ 169,963	\$ 162,000	\$ 129,917	\$ 146,766	\$ 125,875
Median Price	\$ 247,805	\$ 290,000	\$ 298,018	\$ 283,000	\$ 293,450	\$ 239,395	\$ 172,000	\$ 146,500	\$ 128,750	\$ 150,000	\$ 125,875
Total Volume	\$ 2,653,805	\$ 2,705,100	\$ 3,212,905	\$ 5,152,796	\$ 4,640,400	\$ 3,245,821	\$ 679,850	\$ 2,268,000	\$ 779,500	\$ 1,908,090	\$ 251,750
Number Sold	11	10	11	18	16	13	4	14	6	13	2
Avg. Days on Market	146	209	120	144	132	128	153	112	77	104	158
High Price	\$ 305,000	\$ 328,100	\$ 372,000	\$ 369,900	\$ 485,000	\$ 363,000	\$ 175,850	\$ 245,000	\$ 162,500	\$ 205,000	\$ 157,000
Low Price	\$ 180,100	\$ 127,000	\$ 210,000	\$ 185,000	\$ 160,000	\$ 174,500	\$ 160,000	\$ 107,000	\$ 89,000	\$ 92,440	\$ 94,750
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-11%	-7%	2%	-1%	16%	47%	5%	25%	-11%	17%	
Median Price	-15%	-3%	5%	-4%	23%	39%	17%	14%	-14%	19%	
Total Volume	-2%	-16%	-38%	11%	43%	377%	-70%	191%	-59%	658%	
Number Sold	10%	-9%	-39%	13%	23%	225%	-71%	133%	-54%	550%	
Avg. Days on Market	-30%	74%	-17%	9%	3%	-16%	37%	45%	-26%	-34%	
High Price	-7%	-12%	1%	-24%	34%	106%	-28%	51%	-21%	31%	
Low Price	42%	-40%	14%	16%	-8%	9%	50%	20%	-4%	-2%	

2nd Quarter Trends

	Ignacio In Town Homes										
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ -	\$ -	\$ -	\$ -	\$ 103,000	\$ 135,833	\$ 110,000	\$ 119,667	\$ 83,000	\$ -	\$ 63,250
Median Price	\$ -	\$ -	\$ -	\$ -	\$ 103,000	\$ 126,500	\$ 110,000	\$ 122,500	\$ 83,000	\$ -	\$ 63,250
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ 103,000	\$ 815,000	\$ 220,000	\$ 359,000	\$ 166,000	\$ -	\$ 126,500
Number Sold	0	0	0	0	1	6	2	3	2	0	2
Avg. Days on Market	0	0	0	0	20	119	116	107	171	0	183
High Price	\$ -	\$ -	\$ -	\$ -	\$ 103,000	\$ 195,000	\$ 115,000	\$ 128,500	\$ 110,000	\$ -	\$ 72,500
Low Price	\$ -	\$ -	\$ -	\$ -	\$ 103,000	\$ 50,000	\$ 105,000	\$ 108,000	\$ 56,000	\$ -	\$ 54,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-24%	23%	-8%	44%	#DIV/0!	-100%	
Median Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-19%	15%	-10%	48%	#DIV/0!	-100%	
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-87%	270%	-39%	116%	#DIV/0!	-100%	
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-83%	200%	-33%	50%	#DIV/0!	-100%	
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-83%	3%	8%	-37%	#DIV/0!	-100%	
High Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-47%	70%	-11%	17%	#DIV/0!	-100%	
Low Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	106%	-52%	-3%	93%	#DIV/0!	-100%	
	Country Homes - La Plata County Combined										
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 471,192	\$ 350,921	\$ 538,078	\$ 442,240	\$ 401,870	\$ 383,802	\$ 292,561	\$ 284,959	\$ 256,895	\$ 250,251	\$ 236,847
Median Price	\$ 313,652	\$ 289,000	\$ 385,000	\$ 379,000	\$ 345,250	\$ 291,000	\$ 262,750	\$ 224,500	\$ 223,450	\$ 206,000	\$ 215,000
Total Volume	\$ 33,454,663	\$ 21,055,308	\$ 43,046,255	\$ 51,299,900	\$ 65,102,985	\$ 69,468,242	\$ 39,788,333	\$ 31,630,484	\$ 30,313,586	\$ 34,034,216	\$ 25,105,810
Number Sold	71	60	80	116	166	171	136	111	118	136	106
Avg. Days on Market	248	204	208	151	180	173	159	183	182	173	198
High Price	\$ 45,750,000	\$ 2,200,000	\$ 7,100,000	\$ 1,795,000	\$ 1,850,000	\$ 2,837,500	\$ 750,000	\$ 2,000,000	\$ 965,000	\$ 2,925,000	\$ 895,000
Low Price	\$ 970,000	\$ 91,000	\$ 85,000	\$ 75,000	\$ 67,000	\$ 75,000	\$ 60,000	\$ 56,500	\$ 29,500	\$ 61,000	\$ 32,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	34%	-35%	22%	10%	5%	31%	3%	11%	3%	6%	
Median Price	9%	-25%	2%	10%	19%	11%	17%	0%	8%	-4%	
Total Volume	59%	-51%	-16%	-21%	-6%	75%	26%	4%	-11%	36%	
Number Sold	18%	-25%	-31%	-30%	-3%	26%	23%	-6%	-13%	28%	
Avg. Days on Market	22%	-2%	38%	-16%	4%	9%	-13%	1%	5%	-13%	
High Price	1980%	-69%	296%	-3%	-35%	278%	-63%	107%	-67%	227%	
Low Price	966%	7%	13%	12%	-11%	25%	6%	92%	-52%	91%	

2nd Quarter Trends

Country Homes - Durango											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 565,997	\$ 391,768	\$ 617,959	\$ 498,727	\$ 469,118	\$ 462,067	\$ 327,625	\$ 363,061	\$ 289,290	\$ 308,362	\$ 267,134
Median Price	\$ 380,500	\$ 323,500	\$ 495,000	\$ 431,500	\$ 415,000	\$ 369,900	\$ 290,000	\$ 314,000	\$ 235,000	\$ 250,000	\$ 238,500
Total Volume	\$ 28,299,852	\$ 16,454,258	\$ 34,605,705	\$ 35,409,650	\$ 44,566,235	\$ 51,751,518	\$ 23,588,983	\$ 39,573,634	\$ 23,721,800	\$ 24,360,566	\$ 21,103,620
Number Sold	50	42	56	71	95	112	72	109	82	79	79
Avg. Days on Market	293	219	209	155	185	189	141	167	183	203	198
High Price	\$ 4,575,000	\$ 2,200,000	\$ 7,100,000	\$ 1,795,000	\$ 1,850,000	\$ 2,837,500	\$ 750,000	\$ 1,625,000	\$ 965,000	\$ 2,925,000	\$ 895,000
Low Price	\$ 179,000	\$ 142,000	\$ 150,000	\$ 135,000	\$ 145,000	\$ 95,000	\$ 60,000	\$ 114,000	\$ 50,000	\$ 130,000	\$ 32,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	44%	-37%	24%	6%	2%	41%	-10%	26%	-6%	15%	
Median Price	18%	-35%	15%	4%	12%	28%	-8%	34%	-6%	5%	
Total Volume	72%	-52%	-2%	-21%	-14%	119%	-40%	67%	-3%	15%	
Number Sold	19%	-25%	-21%	-25%	-15%	56%	-34%	33%	4%	0%	
Avg. Days on Market	34%	5%	35%	-16%	-2%	34%	-16%	-9%	-10%	3%	
High Price	108%	-69%	296%	-3%	-35%	278%	-54%	68%	-67%	227%	
Low Price	26%	-5%	11%	-7%	53%	58%	-47%	128%	-62%	306%	
Country Homes - Bayfield											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 256,068	\$ 281,619	\$ 359,976	\$ 371,174	\$ 319,443	\$ 263,741	\$ 255,067	\$ 213,784	\$ 213,627	\$ 163,578	\$ 166,738
Median Price	\$ 200,000	\$ 245,000	\$ 284,000	\$ 365,000	\$ 279,000	\$ 254,000	\$ 219,000	\$ 192,500	\$ 178,500	\$ 143,000	\$ 139,900
Total Volume	\$ 2,816,753	\$ 3,661,050	\$ 6,389,550	\$ 11,506,400	\$ 14,374,950	\$ 11,686,324	\$ 11,478,000	\$ 7,268,650	\$ 4,699,786	\$ 7,033,850	\$ 2,834,550
Number Sold	11	13	19	31	45	45	45	34	22	43	17
Avg. Days on Market	160	187	136	139	137	117	191	122	157	129	233
High Price	\$ 630,000	\$ 515,000	\$ 1,050,000	\$ 929,000	\$ 800,000	\$ 539,000	\$ 635,500	\$ 450,000	\$ 610,000	\$ 333,000	\$ 362,000
Low Price	\$ 125,250	\$ 184,000	\$ 156,600	\$ 182,500	\$ 202,900	\$ 127,500	\$ 127,000	\$ 90,000	\$ 105,000	\$ 80,000	\$ 75,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-9%	-22%	-3%	16%	21%	3%	19%	0%	31%	-2%	
Median Price	-18%	-14%	-22%	31%	10%	16%	14%	8%	25%	2%	
Total Volume	-23%	-43%	-44%	-20%	23%	2%	58%	55%	-33%	148%	
Number Sold	-15%	-32%	-39%	-31%	0%	0%	32%	55%	-49%	153%	
Avg. Days on Market	-14%	38%	-2%	1%	17%	-39%	57%	-22%	22%	-45%	
High Price	22%	-51%	13%	16%	48%	-15%	41%	-26%	83%	-8%	
Low Price	-32%	17%	-14%	-10%	59%	0%	41%	-14%	31%	7%	

2nd Quarter Trends

	Country Homes - Resort										
	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2	
Average Price	\$ 577,250	\$ 425,000	\$ 225,000	\$ 651,433	\$ 427,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 5,877,250	\$ 450,000	\$ 225,000	\$ 575,000	\$ 427,500	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 1,154,500	\$ 425,000	\$ 225,000	\$ 1,954,300	\$ 855,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	2	1	1	3	2	0	0	0	0	0	0
Avg. Days on Market	193	109	241	414	162	0	0	0	0	0	0
High Price	\$ 700,000	\$ 425,000	\$ 225,000	\$ 820,000	\$ 540,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 454,500	\$ 425,000	\$ 225,000	\$ 559,300	\$ 315,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	36%	89%	-65%	52%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Median Price	1206%	100%	-61%	35%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Total Volume	172%	89%	-88%	129%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Number Sold	100%	0%	-67%	50%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Avg. Days on Market	77%	-55%	-42%	156%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
High Price	65%	89%	-73%	52%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Low Price	7%	89%	-60%	78%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
	Condo/Townhomes - Durango										
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 287,123	\$ 306,692	\$ 275,991	\$ 265,257	\$ 309,205	\$ 300,505	\$ 218,910	\$ 160,030	\$ 150,243	\$ 143,535	\$ 127,717
Median Price	\$ 273,750	\$ 287,500	\$ 235,220	\$ 259,700	\$ 259,500	\$ 274,500	\$ 197,500	\$ 142,000	\$ 149,000	\$ 128,500	\$ 125,000
Total Volume	\$ 12,633,431	\$ 10,734,224	\$ 13,247,606	\$ 10,610,283	\$ 18,243,120	\$ 21,035,371	\$ 12,915,697	\$ 8,161,507	\$ 4,807,766	\$ 6,315,530	\$ 4,980,980
Number Sold	44	35	48	40	59	70	59	51	32	44	39
Avg. Days on Market	251	209	185	194	237	279	147	156	144	100	108
High Price	\$ 555,000	\$ 700,000	\$ 550,000	\$ 600,000	\$ 767,500	\$ 805,910	\$ 519,000	\$ 408,484	\$ 285,021	\$ 415,000	\$ 295,000
Low Price	\$ 117,000	\$ 153,000	\$ 143,115	\$ 108,000	\$ 149,900	\$ 55,000	\$ 66,000	\$ 38,000	\$ 75,000	\$ 13,500	\$ 51,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-6%	11%	4%	-14%	3%	37%	37%	7%	5%	12%	
Median Price	-5%	22%	-9%	0%	-5%	39%	39%	-5%	16%	3%	
Total Volume	18%	-19%	25%	-42%	-13%	63%	58%	70%	-24%	27%	
Number Sold	26%	-27%	20%	-32%	-16%	19%	16%	59%	-27%	13%	
Avg. Days on Market	20%	13%	-5%	-18%	-15%	90%	-6%	8%	44%	-7%	
High Price	-21%	27%	-8%	-22%	-5%	55%	27%	43%	-31%	41%	
Low Price	-24%	7%	33%	-28%	173%	-17%	74%	-49%	456%	-74%	

2nd Quarter Trends

Condo/Townhomes - Bayfield											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 203,000	\$ 208,000	\$ -	\$ 196,450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 203,000	\$ 208,000	\$ -	\$ 196,450	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 203,000	\$ 208,000	\$ -	\$ 392,900	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	1	1	0	2	0	0	0	0	0	0	0
Avg. Days on Market	30	48	0	220	0	0	0	0	0	0	0
High Price	\$ 203,000	\$ 208,000	\$ -	\$ 202,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 203,000	\$ 208,000	\$ -	\$ 190,900	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-2%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Median Price	-2%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Total Volume	-2%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Number Sold	0%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Avg. Days on Market	-38%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
High Price	-2%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Low Price	-2%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!
Condo/Townhomes - Resort											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 467,212	\$ 388,500	\$ 215,636	\$ 275,581	\$ 437,750	\$ 200,400	\$ 162,101	\$ 147,962	\$ 225,244	\$ 114,662	\$ 122,274
Median Price	\$ 387,613	\$ 172,500	\$ 143,000	\$ 183,750	\$ 178,000	\$ 161,500	\$ 105,000	\$ 116,500	\$ 141,000	\$ 85,000	\$ 89,500
Total Volume	\$ 4,672,127	\$ 2,331,000	\$ 2,372,000	\$ 4,409,300	\$ 10,068,252	\$ 5,611,200	\$ 2,755,720	\$ 5,474,595	\$ 4,054,400	\$ 1,949,250	\$ 2,323,200
Number Sold	10	6	11	16	23	28	17	37	18	17	19
Avg. Days on Market	475	226	151	184	242	156	148	255	195	163	432
High Price	\$ 850,000	\$ 1,075,000	\$ 550,000	\$ 750,000	\$ 1,401,118	\$ 592,800	\$ 779,720	\$ 782,000	\$ 803,200	\$ 287,500	\$ 425,000
Low Price	\$ 63,000	\$ 91,000	\$ 67,500	\$ 66,500	\$ 60,000	\$ 22,500	\$ 53,000	\$ 16,000	\$ 28,000	\$ 11,250	\$ 25,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	20%	80%	-22%	-37%	118%	24%	10%	-34%	96%	-6%	
Median Price	125%	21%	-22%	3%	10%	54%	-10%	-17%	66%	-5%	
Total Volume	100%	-2%	-46%	-56%	79%	104%	-50%	35%	108%	-16%	
Number Sold	67%	-45%	-31%	-30%	-18%	65%	-54%	106%	6%	-11%	
Avg. Days on Market	110%	50%	-18%	-24%	55%	5%	-42%	31%	20%	-62%	
High Price	-21%	95%	-27%	-46%	136%	-24%	0%	-3%	179%	-32%	
Low Price	-31%	35%	2%	11%	167%	-58%	231%	-43%	149%	-55%	

**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Igancio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

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2008 Year To Date(1st and 2nd Quarter)										
	Durango Town	In-Bayfield Town	In-LaPlata Cntry. Combined	Durango Country	Bayfield Country	Resort	Durango Condos	Bayfield Condos	Resort Condos	
Average Price	\$ 369,765	\$ 260,068	\$ 367,959	\$ 437,451	\$ 286,906	\$ 265,000	\$ 294,504	\$ 208,000	\$ 393,204	
Median Price	\$ 355,000	\$ 267,500	\$ 288,300	\$ 360,000	\$ 249,950	\$ 265,000	\$ 270,000	\$ 208,000	\$ 232,500	
Total Volume	\$ 12,941,799	\$ 4,161,100	\$ 37,531,860	\$ 26,684,555	\$ 8,607,205	\$ 530,000	\$ 13,252,687	\$ 208,000	\$ 6,291,277	
Number Sold	35	16	102	61	30	2	45	1	16	
Avg. Days on Market	176	157	210	220	213	152	231	48	272	
High Price	\$ 733,000	\$ 328,100	\$ 2,200,000	\$ 2,200,000	\$ 515,000	\$ 425,000	\$ 700,000	\$ 208,000	\$ 1,075,000	
Low Price	\$ 190,000	\$ 127,000	\$ 91,000	\$ 142,000	\$ 170,000	\$ 105,000	\$ 153,000	\$ 208,000	\$ 60,000	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. RESORTS

				1/8 Share Fractional - RESORT						
	2010 Q2	2009 Q2	2008 Q2							
Average Price	\$ 279,900	\$ 279,900	\$ 787,000							
Median Price	\$ 279,900	\$ 279,900	\$ 787,000							
Total Volume	\$ 279,900	\$ 559,800	\$1,574,000							
Number Sold	1	2	2							
Avg. Days on Market	451	390	410							
High Price	\$ 279,900	\$ 279,900	\$ 899,000							
Low Price	\$ 279,900	\$ 279,900	\$ 675,000							
				Percent Change from Previous Year						
	2010	2009	2008							
Average Price	0%	-64%	#DIV/0!							
Median Price	0%	-64%	#DIV/0!							
Total Volume	-50%	-64%	#DIV/0!							
Number Sold	-50%	0%	#DIV/0!							
Avg. Days on Market	16%	-5%	#DIV/0!							
High Price	0%	-69%	#DIV/0!							
Low Price	0%	-59%	#DIV/0!							
				1/4 Share Fractional - Resort						
	2010 Q2	2009 Q2	2008 Q2							
Average Price	\$ -	\$ -	\$ 437,952							
Median Price	\$ -	\$ -	\$ 285,000							
Total Volume	\$ -	\$ -	\$4,817,480							
Number Sold	0	0	11							
Avg. Days on Market	0	0	286							
High Price	\$ -	\$ -	\$ 935,000							
Low Price	\$ -	\$ -	\$ 75,000							
				Percent Change from Previous Year						
	2010	2009	2008							
Average Price	#DIV/0!	-100%	#DIV/0!							
Median Price	#DIV/0!	-100%	#DIV/0!							
Total Volume	#DIV/0!	-100%	#DIV/0!							
Number Sold	#DIV/0!	-100%	#DIV/0!							
Avg. Days on Market	#DIV/0!	-100%	#DIV/0!							
High Price	#DIV/0!	-100%	#DIV/0!							
Low Price	#DIV/0!	-100%	#DIV/0!							
<p>**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.</p>										
<p>* Residential Sales now reflect</p>										
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2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	Farm/Ranch (La Plata County Combined)								
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2				
Average Price	\$ 765,000	\$ 4,552,000	\$ 448,000	\$ -	\$ -				
Median Price	\$ 765,000	\$ 4,552,000	\$ 448,000	\$ -	\$ -				
Total Volume	\$ 765,000	\$ 4,552,000	\$ 448,000	\$ -	\$ -				
Number Sold	1	1	1	0	0				
Avg. Days on Market	57	366	355	0	0				
High Price	\$ 765,000	\$ 4,552,000	\$ 448,000	\$ -	\$ -				
Low Price	\$ 765,000	\$ 4,552,000	\$ 448,000	\$ -	\$ -				
	Percent Change from Previous Year								
	2010	2009	2008	2007					
Average Price	-83%	916%	#DIV/0!	#DIV/0!					
Median Price	-83%	916%	#DIV/0!	#DIV/0!					
Total Volume	-83%	916%	#DIV/0!	#DIV/0!					
Number Sold	0%	0%	#DIV/0!	#DIV/0!					
Avg. Days on Market	-84%	3%	#DIV/0!	#DIV/0!					
High Price	-83%	916%	#DIV/0!	#DIV/0!					
Low Price	-83%	916%	#DIV/0!	#DIV/0!					
	Land (InTown) Durango								
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	
Average Price	\$ 135,000	\$ 375,000	\$ 425,000	\$ 1,205,500	\$ 201,833	\$ 489,247	\$ 299,264	\$ -	
Median Price	\$ 135,000	\$ 375,000	\$ 475,000	\$ 281,000	\$ 192,000	\$ 200,000	\$ 223,250	\$ -	
Total Volume	\$ 270,000	\$ 750,000	\$ 1,275,000	\$ 4,822,000	\$ 1,211,000	\$ 1,467,770	\$ 3,591,170	\$ -	
Number Sold	2	2	3	4	6	3	12	0	
Avg. Days on Market	654	505	356	115	155	236	341	0	
High Price	\$ 155,000	\$ 600,000	\$ 540,000	\$ 4,100,000	\$ 245,000	\$ 1,069,770	\$ 1,300,000	\$ -	
Low Price	\$ 115,000	\$ 150,000	\$ 260,000	\$ 160,000	\$ 175,000	\$ 198,000	\$ 120,000	\$ -	
	Percent Change from Previous Year								
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	-64%	-12%	-65%	497%	-59%	63%	#DIV/0!		
Median Price	-64%	-21%	69%	46%	-4%	-10%	#DIV/0!		
Total Volume	-64%	-41%	-74%	298%	-17%	-59%	#DIV/0!		
Number Sold	0%	-33%	-25%	-33%	100%	-75%	#DIV/0!		
Avg. Days on Market	30%	42%	210%	-26%	-34%	-31%	#DIV/0!		
High Price	-74%	11%	-87%	1573%	-77%	-18%	#DIV/0!		
Low Price	-23%	-42%	63%	-9%	-12%	65%	#DIV/0!		

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	<i>Land (In Town) Bayfield</i>								
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	
Average Price	\$ 75,000	\$ 350,000	\$ 61,825	\$ 49,900	\$ 69,909	\$ 57,667	\$ 61,730	\$ -	
Median Price	\$ 80,000	\$ 350,000	\$ 62,450	\$ 49,900	\$ 65,400	\$ 52,000	\$ 68,000	\$ -	
Total Volume	\$ 225,000	\$ 350,000	\$ 247,300	\$ 99,800	\$ 769,000	\$ 346,000	\$ 308,648	\$ -	
Number Sold	3	1	4	2	11	6	5	0	
Avg. Days on Market	258	19	333	446	192	501	117	0	
High Price	\$ 101,000	\$ 350,000	\$ 69,900	\$ 49,900	\$ 99,000	\$ 76,000	\$ 51,000	\$ -	
Low Price	\$ 44,000	\$ 350,000	\$ 52,500	\$ 49,900	\$ 62,900	\$ 52,000	\$ 70,648	\$ -	
	<i>Percent Change from Previous Year</i>								
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	-79%	466%	24%	-29%	21%	-7%	#DIV/0!		
Median Price	-77%	460%	25%	-24%	26%	-24%	#DIV/0!		
Total Volume	-36%	42%	148%	-87%	122%	12%	#DIV/0!		
Number Sold	200%	-75%	100%	-82%	83%	20%	#DIV/0!		
Avg. Days on Market	1258%	-94%	-25%	132%	-62%	328%	#DIV/0!		
High Price	-71%	401%	40%	-50%	30%	49%	#DIV/0!		
Low Price	-87%	567%	5%	-21%	21%	-26%	#DIV/0!		
	<i>Land (In Town) Ignacio</i>								
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	
Average Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	
Median Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	
Number Sold	0	0	0	0	0	0	1	0	
Avg. Days on Market	0	0	0	0	0	0	62	0	
High Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	
Low Price	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 50,000	\$ -	
	<i>Percent Change from Previous Year</i>								
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
Median Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
High Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	
Low Price	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

<i>Land (La Plata County Combined) Lots Under 1 Acre</i>											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 128,662	\$ 27,833	\$ 339,070	\$ 134,200	\$ 127,746	\$ 129,863	\$ 105,269	\$ 40,993	\$ 54,882	\$ 41,675	\$ 47,268
Median Price	\$ 99,950	\$ 24,000	\$ 378,716	\$ 136,500	\$ 100,000	\$ 129,900	\$ 72,950	\$ 28,500	\$ 43,900	\$ 44,250	\$ 33,200
Total Volume	\$ 1,029,300	\$ 83,500	\$ 1,017,210	\$ 1,342,000	\$ 1,660,700	\$ 2,467,400	\$ 2,526,450	\$ 573,900	\$ 2,030,650	\$ 750,150	\$ 1,039,895
Number Sold	8	3	3	10	13	19	24	14	37	18	22
Avg. Days on Market	249	350	26	138	180	151	161	134	197	431	175
High Price	\$ 338,000	\$ 35,500	\$ 399,494	\$ 300,000	\$ 273,500	\$ 335,000	\$ 325,000	\$ 105,000	\$ 219,000	\$ 119,000	\$ 214,900
Low Price	\$ 60,000	\$ 24,000	\$ 239,000	\$ 21,000	\$ 49,500	\$ 27,500	\$ 15,750	\$ 9,000	\$ 8,500	\$ 1,600	\$ 6,900
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	362%	-92%	153%	5%	-2%	23%	157%	-25%	32%	-12%	
Median Price	316%	-94%	177%	37%	-23%	78%	156%	-35%	-1%	33%	
Total Volume	1133%	-92%	-24%	-19%	-33%	-2%	340%	-72%	171%	-28%	
Number Sold	167%	0%	-70%	-23%	-32%	-21%	71%	-62%	106%	-18%	
Avg. Days on Market	-29%	1246%	-81%	-23%	19%	-6%	20%	-32%	-54%	146%	
High Price	852%	-91%	33%	10%	-18%	3%	210%	-52%	84%	-45%	
Low Price	150%	-90%	1038%	-58%	80%	75%	75%	6%	431%	-77%	
<i>Land (La Plata County Combined) Under 10 Acres</i>											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 134,350	\$ 170,833	\$ 204,890	\$ 225,255	\$ 185,917	\$ 133,706	\$ 90,783	\$ 65,980	\$ 76,888	\$ 41,675	\$ 71,677
Median Price	\$ 123,750	\$ 160,000	\$ 160,000	\$ 182,750	\$ 110,000	\$ 65,200	\$ 49,250	\$ 40,000	\$ 49,000	\$ 44,250	\$ 40,000
Total Volume	\$ 1,343,500	\$ 1,025,000	\$ 3,073,362	\$ 4,054,600	\$ 3,160,600	\$ 6,417,900	\$ 3,812,899	\$ 3,496,950	\$ 4,920,850	\$ 750,150	\$ 4,372,300
Number Sold	10	6	15	18	17	48	42	53	64	18	61
Avg. Days on Market	216	341	158	344	203	178	175	193	294	431	284
High Price	\$ 295,000	\$ 255,000	\$ 413,000	\$ 927,500	\$ 640,000	\$ 1,100,000	\$ 1,000,000	\$ 475,000	\$ 700,000	\$ 119,000	\$ 360,000
Low Price	\$ 20,000	\$ 126,500	\$ 50,000	\$ 60,000	\$ 63,000	\$ 27,750	\$ 6,000	\$ 5,000	\$ 7,000	\$ 1,600	\$ 6,500
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-21%	-17%	-9%	21%	39%	47%	38%	-14%	84%	-42%	
Median Price	-23%	0%	-12%	66%	69%	32%	23%	-18%	11%	11%	
Total Volume	31%	-67%	-24%	28%	-51%	68%	9%	-29%	556%	-83%	
Number Sold	67%	-60%	-17%	6%	-65%	14%	-21%	-17%	256%	-70%	
Avg. Days on Market	-37%	116%	-54%	69%	14%	2%	-9%	-34%	-32%	52%	
High Price	16%	-38%	-55%	45%	-42%	10%	111%	-32%	488%	-67%	
Low Price	-84%	153%	-17%	-5%	127%	363%	20%	-29%	338%	-75%	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

<i>Land (La Plata County Combined) 10 to 34.99 Acres</i>											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 59,000	\$ 71,500	\$ 175,750	\$ 201,950	\$ 248,166	\$ 243,923	\$ 169,000	\$ 339,553	\$ 130,204	\$ 128,290	\$ 128,503
Median Price	\$ 59,000	\$ 42,500	\$ 107,500	\$ 192,500	\$ 242,000	\$ 188,000	\$ 179,000	\$ 87,950	\$ 128,500	\$ 98,750	\$ 98,500
Total Volume	\$ 59,000	\$ 214,500	\$ 1,054,500	\$ 807,800	\$ 744,500	\$ 3,171,000	\$ 1,183,000	\$ 5,432,850	\$ 1,692,650	\$ 1,282,900	\$ 1,413,535
Number Sold	1	3	6	4	3	13	7	16	13	10	11
Avg. Days on Market	36	453	245	147	349	326	313	221	339	514	519
High Price	\$ 59,000	\$ 149,000	\$ 550,000	\$ 302,800	\$ 310,000	\$ 850,000	\$ 300,000	\$ 3,800,000	\$ 340,000	\$ 315,000	\$ 304,110
Low Price	\$ 59,000	\$ 23,000	\$ 24,500	\$ 120,000	\$ 192,500	\$ 76,000	\$ 100,000	\$ 25,000	\$ 26,250	\$ 39,900	\$ 45,900
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-17%	-59%	-13%	-19%	2%	44%	-50%	161%	1%	0%	
Median Price	39%	-60%	-44%	-20%	29%	5%	104%	-32%	30%	0%	
Total Volume	-72%	-80%	31%	9%	-77%	168%	-78%	221%	32%	-9%	
Number Sold	-67%	-50%	50%	33%	-77%	86%	-56%	23%	30%	-9%	
Avg. Days on Market	-92%	85%	67%	-58%	7%	4%	42%	-35%	-34%	-1%	
High Price	-60%	-73%	82%	-2%	-64%	183%	-92%	1018%	8%	4%	
Low Price	157%	-6%	-80%	-38%	153%	-24%	300%	-5%	-34%	-13%	
<i>Land (La Plata County Combined) 35 Acres +</i>											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 303,250	\$ 260,142	\$ 747,250	\$ 305,697	\$ 297,535	\$ 411,996	\$ 173,065	\$ 126,412	\$ 228,195	\$ 164,567	\$ 254,530
Median Price	\$ 220,000	\$ 200,000	\$ 750,000	\$ 192,523	\$ 250,000	\$ 230,000	\$ 157,500	\$ 70,000	\$ 150,000	\$ 144,000	\$ 160,300
Total Volume	\$ 1,213,000	\$ 1,821,000	\$ 2,989,000	\$ 1,834,183	\$ 4,463,030	\$ 11,123,899	\$ 2,595,970	\$ 3,160,300	\$ 4,792,100	\$ 2,468,500	\$ 4,327,015
Number Sold	4	7	4	6	15	27	15	25	21	15	17
Avg. Days on Market	467	378	283	517	407	276	214	304	461	372	440
High Price	\$ 605,000	\$ 549,000	\$ 1,150,000	\$ 763,000	\$ 875,000	\$ 4,250,000	\$ 652,070	\$ 530,000	\$ 975,000	\$ 465,000	\$ 850,000
Low Price	\$ 168,000	\$ 129,000	\$ 339,000	\$ 140,000	\$ 297,535	\$ 40,000	\$ 35,000	\$ 19,900	\$ 32,000	\$ 70,000	\$ 47,500
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	17%	-65%	144%	3%	-28%	138%	37%	-45%	39%	-35%	
Median Price	10%	-73%	290%	-23%	9%	46%	125%	-53%	4%	-10%	
Total Volume	-33%	-39%	63%	-59%	-60%	329%	-18%	-34%	94%	-43%	
Number Sold	-43%	75%	-33%	-60%	-44%	80%	-40%	19%	40%	-12%	
Avg. Days on Market	24%	34%	-45%	27%	47%	29%	-30%	-34%	24%	-15%	
High Price	10%	-52%	51%	-13%	-79%	552%	23%	-46%	110%	-45%	
Low Price	30%	-62%	142%	-53%	644%	14%	76%	-38%	-54%	47%	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) Resort											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2						
Average Price	\$ 164,450	\$ -	\$ 135,950	\$ 347,000	\$ 676,076						
Median Price	\$ 164,450	\$ -	\$ 135,950	\$ 347,000	\$ 279,900						
Total Volume	\$ 328,900	\$ -	\$ 271,900	\$ 694,000	\$ 8,789,000						
Number Sold	2	0	2	2	13						
Avg. Days on Market	58	0	376	554	263						
High Price	\$ 229,000	\$ -	\$ 137,000	\$ 475,000	\$ 5,000,000						
Low Price	\$ 99,900	\$ -	\$ 134,900	\$ 219,000	\$ 100,000						
Percent Change from Previous Year											
	2010	2009	2008	2007	2006						
Average Price	#DIV/0!	-100%	-61%	-49%							
Median Price	#DIV/0!	-100%	-61%	24%							
Total Volume	#DIV/0!	-100%	-61%	-92%							
Number Sold	#DIV/0!	-100%	0%	-85%							
Avg. Days on Market	#DIV/0!	-100%	-32%	111%							
High Price	#DIV/0!	-100%	-71%	-91%							
Low Price	#DIV/0!	-100%	-38%	119%							
Business & Income (La Plata County Combined) Business Opportunities											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 35,000	\$ -	\$ 135,000	\$ 745,000	\$ 1,602,337	\$ 234,061	\$ 227,087	\$ 109,667	\$ 57,290	\$ 63,250	\$ 324,000
Median Price	\$ 35,000	\$ -	\$ 165,000	\$ 745,000	\$ 1,134,851	\$ 234,061	\$ 280,000	\$ 79,000	\$ 62,500	\$ 63,250	\$ 320,000
Total Volume	\$ 35,000	\$ -	\$ 405,000	\$ 745,000	\$ 12,818,703	\$ 468,122	\$ 1,135,437	\$ 329,000	\$ 171,871	\$ 126,500	\$ 1,620,000
Number Sold	1	0	3	1	8	2	5	3	3	2	5
Avg. Days on Market	20	0	380	36	275	193	195	145	327	106	159
High Price	\$ 35,000	\$ -	\$ 165,000	\$ 745,000	\$ 3,950,000	\$ 298,122	\$ 399,900	\$ 205,000	\$ 92,371	\$ 110,000	\$ 840,000
Low Price	\$ 35,000	\$ -	\$ 75,000	\$ 745,000	\$ 250,000	\$ 170,000	\$ 71,537	\$ 45,000	\$ 17,000	\$ 16,500	\$ 50,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	-82%	-54%	585%	3%	107%	91%	-9%	-80%	
Median Price	#DIV/0!	-100%	-78%	-34%	385%	-16%	254%	26%	-1%	-80%	
Total Volume	#DIV/0!	-100%	-46%	-94%	2638%	-59%	245%	91%	36%	-92%	
Number Sold	#DIV/0!	-100%	200%	-88%	300%	-60%	67%	0%	50%	-60%	
Avg. Days on Market	#DIV/0!	-100%	956%	-87%	42%	-1%	34%	-56%	208%	-33%	
High Price	#DIV/0!	-100%	-78%	-81%	1225%	-25%	95%	122%	-16%	-87%	
Low Price	#DIV/0!	-100%	-90%	198%	47%	138%	59%	165%	3%	-67%	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Income											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 539,236	\$ 1,147,500	\$ 809,000	\$ 458,750	\$ 472,221	\$ 662,954	\$ 959,490	\$ 476,530	\$ 657,167	\$ 400,125	\$ 975,000
Median Price	\$ 481,972	\$ 1,147,500	\$ 410,000	\$ 335,000	\$ 335,000	\$ 475,000	\$ 480,000	\$ 335,000	\$ 480,000	\$ 337,500	\$ 632,500
Total Volume	\$ 2,156,945	\$ 2,295,000	\$ 4,045,000	\$ 2,752,500	\$ 7,083,325	\$ 8,618,400	\$ 9,594,900	\$ 4,765,300	\$ 7,886,000	\$ 3,201,000	\$ 5,850,000
Number Sold	4	2	5	6	15	13	10	10	12	8	6
Avg. Days on Market	311	312	421	224	510	259	281	214	371	401	145
High Price	\$ 950,000	\$ 1,295,000	\$ 2,000,000	\$ 1,300,000	\$ 1,481,000	\$ 1,625,000	\$ 4,450,000	\$ 1,300,000	\$ 1,700,000	\$ 900,000	\$ 2,830,000
Low Price	\$ 243,000	\$ 1,000,000	\$ 200,000	\$ 189,500	\$ 137,500	\$ 127,000	\$ 149,900	\$ 80,000	\$ 150,000	\$ 115,000	\$ 220,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-53%	42%	76%	-3%	-29%	-31%	101%	-27%	64%	-59%	
Median Price	-58%	180%	22%	0%	-29%	-1%	43%	-30%	42%	-47%	
Total Volume	-6%	-43%	47%	-61%	-18%	-10%	101%	-40%	146%	-45%	
Number Sold	100%	-60%	-17%	-60%	15%	30%	0%	-17%	50%	33%	
Avg. Days on Market	0%	-26%	88%	-56%	97%	-8%	31%	-42%	-7%	177%	
High Price	-27%	-35%	54%	-12%	-9%	-63%	242%	-24%	89%	-68%	
Low Price	-76%	400%	6%	38%	8%	-15%	87%	-47%	30%	-48%	
Business & Income (La Plata County Combined) Commercial Land											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ -	\$ -	\$ -	\$ 797,500	\$ 458,000	\$ 436,935	\$ 223,250	\$ 91,250	\$ 303,758	\$ 644,450	\$ 175,250
Median Price	\$ -	\$ -	\$ -	\$ 797,500	\$ 458,000	\$ 405,780	\$ 178,500	\$ 91,250	\$ 121,000	\$ 644,450	\$ 160,000
Total Volume	\$ -	\$ -	\$ -	\$ 1,595,000	\$ 916,000	\$ 2,621,610	\$ 1,786,000	\$ 182,500	\$ 2,126,308	\$ 1,288,900	\$ 701,000
Number Sold	0	0	0	2	2	6	8	2	7	2	4
Avg. Days on Market	0	0	0	359	117	649	888	185	213	230	291
High Price	\$ -	\$ -	\$ -	\$ 1,290,000	\$ 600,000	\$ 880,000	\$ 575,000	\$ 95,000	\$ 1,332,308	\$ 1,190,000	\$ 222,000
Low Price	\$ -	\$ -	\$ -	\$ 305,000	\$ 316,000	\$ 190,000	\$ 130,000	\$ 87,500	\$ 30,000	\$ 98,900	\$ 159,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	#DIV/0!	-100%	74%	5%	96%	145%	-70%	-53%	268%	
Median Price	#DIV/0!	#DIV/0!	-100%	74%	13%	127%	96%	-25%	-81%	303%	
Total Volume	#DIV/0!	#DIV/0!	-100%	74%	-65%	47%	879%	-91%	65%	84%	
Number Sold	#DIV/0!	#DIV/0!	-100%	0%	-67%	-25%	300%	-71%	250%	-50%	
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	207%	-82%	-27%	380%	-13%	-7%	-21%	
High Price	#DIV/0!	#DIV/0!	-100%	115%	-32%	53%	505%	-93%	12%	436%	
Low Price	#DIV/0!	#DIV/0!	-100%	-3%	66%	46%	49%	192%	-70%	-38%	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Lease											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 1,955	\$ 4,449	\$ 49,981	\$ 57,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
Median Price	\$ 2,117	\$ 4,449	\$ 24,696	\$ 57,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
Total Volume	\$ 7,823	\$ 8,898	\$ 249,906	\$ 57,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
Number Sold	4	2	5	1	0	0	0	0	0	0	1
Avg. Days on Market	294	188	100	264	0	0	0	0	0	0	30
High Price	\$ 2,520	\$ 5,398	\$ 185,540	\$ 57,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
Low Price	\$ 1,068	\$ 3,500	\$ 900	\$ 57,600	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 70,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-56%	-91%	-13%								
Median Price	-52%	-82%	-57%								
Total Volume	-12%	-96%	334%								
Number Sold	100%	-60%	400%								
Avg. Days on Market	56%	88%	-62%								
High Price	-53%	-97%	222%								
Low Price	-69%	289%	-98%								
Business & Income (La Plata County Combined) Mobile/Modular - No Land											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ 39,750	\$ -	\$ -	\$ 49,000	\$ 38,735	\$ 27,667	\$ 26,250	\$ 23,670	\$ 29,557	\$ 23,500	\$ 28,752
Median Price	\$ 39,750	\$ -	\$ -	\$ 49,000	\$ 38,735	\$ 28,000	\$ 26,250	\$ 17,250	\$ 27,000	\$ 23,500	\$ 26,000
Total Volume	\$ 79,500	\$ -	\$ -	\$ 49,000	\$ 77,470	\$ 83,000	\$ 52,500	\$ 236,700	\$ 206,900	\$ 47,000	\$ 86,256
Number Sold	2	0	0	1	2	3	2	10	7	2	3
Avg. Days on Market	63	0	0	70	108	303	371	87	123	183	241
High Price	\$ 57,000	\$ -	\$ -	\$ 49,000	\$ 44,900	\$ 30,000	\$ 27,000	\$ 85,000	\$ 45,900	\$ 33,500	\$ 40,000
Low Price	\$ 22,500	\$ -	\$ -	\$ 49,000	\$ 32,570	\$ 25,000	\$ 25,500	\$ 6,000	\$ 4,000	\$ 13,500	\$ 20,256
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	#DIV/0!	-100%	27%	40%	5%	11%	-20%	26%	-18%	
Median Price	#DIV/0!	#DIV/0!	-100%	27%	38%	7%	52%	-36%	15%	-10%	
Total Volume	#DIV/0!	#DIV/0!	-100%	-37%	-7%	58%	-78%	14%	340%	-46%	
Number Sold	#DIV/0!	#DIV/0!	-100%	-50%	-33%	50%	-80%	43%	250%	-33%	
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	-35%	-64%	-18%	326%	-29%	-33%	-24%	
High Price	#DIV/0!	#DIV/0!	-100%	9%	50%	11%	-68%	85%	37%	-16%	
Low Price	#DIV/0!	#DIV/0!	-100%	50%	30%	-2%	325%	50%	-70%	-33%	

2nd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Multi-Family											
	2010 Q2	2009 Q2	2008 Q2	2007 Q2	2006 Q2	2005 Q2	2004 Q2	2003 Q2	2002 Q2	2001 Q2	2000 Q2
Average Price	\$ -	\$ -	\$ 396,333	\$ -	\$ 425,000	\$ 422,230	\$ 406,400	\$ 150,100	\$ 249,500	\$ 225,833	\$ 350,000
Median Price	\$ -	\$ -	\$ 475,000	\$ -	\$ 425,000	\$ 389,000	\$ 400,000	\$ 103,000	\$ 249,500	\$ 220,000	\$ 227,500
Total Volume	\$ -	\$ -	\$ 1,189,000	\$ -	\$ 425,000	\$ 1,266,690	\$ 2,032,000	\$ 750,500	\$ 499,000	\$ 677,500	\$ 1,052,500
Number Sold	0	0	3	0	1	3	5	5	2	3	3
Avg. Days on Market	0	0	153	0	59	129	117	162	34	108	72
High Price	\$ -	\$ -	\$ 525,000	\$ -	\$ 425,000	\$ 459,000	\$ 555,000	\$ 245,000	\$ 253,000	\$ 307,500	\$ 650,000
Low Price	\$ -	\$ -	\$ 189,000	\$ -	\$ 425,000	\$ 382,690	\$ 260,000	\$ 60,000	\$ 246,000	\$ 150,000	\$ 175,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	#DIV/0!		1%	4%	171%	-40%	10%	-35%	
Median Price	#DIV/0!	-100%	#DIV/0!		9%	-3%	288%	-59%	13%	-3%	
Total Volume	#DIV/0!	-100%	#DIV/0!		-66%	-38%	171%	50%	-26%	-36%	
Number Sold	#DIV/0!	-100%	#DIV/0!		-67%	-40%	0%	150%	-33%	0%	
Avg. Days on Market	#DIV/0!	-100%	#DIV/0!		-54%	10%	-28%	376%	-69%	50%	
High Price	#DIV/0!	-100%	#DIV/0!		-7%	-17%	127%	-3%	-18%	-53%	
Low Price	#DIV/0!	-100%	#DIV/0!		11%	47%	333%	-76%	64%	-14%	
**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.											
* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.											
This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.											

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

	Durango In Town Homes										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 373,614	\$ 434,472	\$ 436,531	\$ 453,279	\$ 460,844	\$ 455,291	\$ 373,612	\$ 336,817	\$ 248,643	\$246,154	\$239,563
Median Price	\$ 325,000	\$ 409,000	\$ 394,900	\$ 460,000	\$ 436,050	\$ 392,000	\$ 303,545	\$ 290,000	\$ 241,900	\$208,000	\$195,500
Total Volume	\$ 10,834,819	\$ 11,730,770	\$ 15,278,599	\$ 19,944,300	\$ 19,816,294	\$ 31,870,400	\$ 27,273,654	\$ 14,483,149	\$ 16,161,819	\$ 10,092,300	\$ 11,499,000
Number Sold	29	27	35	44	43	70	73	43	65	41	48
Avg. Days on Market	194	213	148	133	132	101	124	105	87	102	114
High Price	\$ 970,000	\$ 900,000	\$ 900,000	\$ 1,253,500	\$ 730,000	\$ 1,775,000	\$ 988,900	\$ 767,500	\$ 550,000	\$536,000	\$575,000
Low Price	\$ 100,000	\$ 200,000	\$ 255,000	\$ 220,000	\$ 290,000	\$ 85,000	\$ 93,000	\$ 18,000	\$ 79,000	\$111,500	\$125,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-14%	0%	-4%	-2%	1%	22%	11%	35%	1%	3%	
Median Price	-20.54%	4%	-14%	5%	11%	29%	5%	20%	16%	6%	
Total Volume	-8%	-23%	-23%	1%	-38%	17%	88%	-10%	60%	-12%	
Number Sold	7.41%	-23%	-20%	2%	-39%	-4%	70%	-34%	59%	-15%	
Avg. Days on Market	-9%	44%	11%	1%	31%	-19%	18%	21%	-15%	-11%	
High Price	8%	0%	-28%	72%	-59%	79%	29%	40%	3%	-7%	
Low Price	-50%	-22%	16%	-24%	241%	-9%	417%	-77%	-29%	-11%	
	Bayfield In Town Homes										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 238,867	\$ 246,541	\$ 331,733	\$ 282,300	\$ 306,440	\$ 249,027	\$ 190,192	\$ 183,994	\$ 141,144	\$154,483	\$130,900
Median Price	\$ 245,000	\$ 242,573	\$ 320,000	\$ 260,700	\$ 306,000	\$ 269,900	\$ 199,000	\$ 189,000	\$ 150,500	\$148,950	\$125,000
Total Volume	\$ 2,627,539	\$ 3,698,128	\$ 4,976,000	\$ 2,258,400	\$ 3,064,400	\$ 5,727,635	\$ 2,472,500	\$ 3,127,900	\$ 1,411,435	\$ 1,853,800	\$654,500
Number Sold	11	15	15	8	10	23	13	17	10	12	5
Avg. Days on Market	143	157	108	115	139	101	93	96	91	123	103
High Price	\$ 305,000	\$ 295,900	\$ 465,000	\$ 396,000	\$ 380,000	\$ 345,000	\$ 275,000	\$ 263,000	\$ 207,900	\$200,000	\$175,000
Low Price	\$ 169,900	\$ 202,400	\$ 239,000	\$ 220,000	\$ 232,000	\$ 107,000	\$ 78,500	\$ 118,000	\$ 70,000	\$114,000	\$ 82,500
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-3.11%	-26%	18%	-8%	23%	31%	3%	30%	-9%	18%	
Median Price	1.00%	-24%	23%	-15%	13%	36%	5%	26%	1%	19%	
Total Volume	-28.95%	-26%	120%	-26%	-46%	132%	-21%	122%	-24%	183%	
Number Sold	-26.67%	0%	88%	-20%	-57%	77%	-24%	70%	-17%	140%	
Avg. Days on Market	-8.92%	45%	-6%	-17%	38%	9%	-3%	5%	-26%	19%	
High Price	3.08%	-36%	17%	4%	10%	25%	5%	27%	4%	14%	
Low Price	-16.06%	-15%	9%	-5%	117%	36%	-33%	69%	-39%	38%	

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

Ignacio In Town Homes											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 193,000	\$ 150,000	\$ 197,333	\$ -	\$ 158,315	\$ 85,000	\$ 137,500	\$ 100,000	\$ -	\$165,000	\$107,000
Median Price	\$ 193,000	\$ 150,000	\$ 210,000	\$ -	\$ 158,315	\$ 85,000	\$ 137,500	\$ 100,000	\$ -	\$165,000	\$107,000
Total Volume	\$ 193,000	\$ 150,000	\$ 592,000	\$ -	\$ 316,630	\$ 85,000	\$ 137,500	\$ 100,000	\$ -	\$165,000	\$107,000
Number Sold	1	1	3	0	2	1	1	1	0	1	1
Avg. Days on Market	205	176	85	0	56	69	86	104	0	126	176
High Price	\$ 193,000	\$ 150,000	\$ 215,000	\$ -	\$ 173,630	\$ 85,000	\$ 137,500	\$ 100,000	\$ -	\$165,000	\$107,000
Low Price	\$ 193,000	\$ 150,000	\$ 167,000	\$ -	\$ 143,000	\$ 85,000	\$ 137,500	\$ 100,000	\$ -	\$165,000	\$107,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	29%	-24%	#DIV/0!	-100%	86%	-38%	38%	#DIV/0!	-100%	54%	
Median Price	29%	-29%	#DIV/0!	-100%	86%	-38%	38%	#DIV/0!	-100%	54%	
Total Volume	29%	-75%	#DIV/0!	-100%	273%	-38%	38%	#DIV/0!	-100%	54%	
Number Sold	0%	-67%	#DIV/0!	-100%	100%	0%	0%	#DIV/0!	-100%	0%	
Avg. Days on Market	16%	107%	#DIV/0!	-100%	-19%	-20%	-17%	#DIV/0!	-100%	-28%	
High Price	29%	-30%	#DIV/0!	-100%	104%	-38%	38%	#DIV/0!	-100%	54%	
Low Price	29%	-10%	#DIV/0!	-100%	68%	-38%	38%	#DIV/0!	-100%	54%	
Country Homes - La Plata County Combined											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 410,996	\$ 377,180	\$ 422,881	\$ 459,286	\$ 429,347	\$ 377,962	\$ 316,544	\$ 316,219	\$ 344,463	\$241,081	\$241,457
Median Price	\$ 352,500	\$ 300,000	\$ 367,800	\$ 379,450	\$ 341,500	\$ 325,000	\$ 260,000	\$ 272,500	\$ 252,500	\$235,000	\$189,900
Total Volume	\$ 28,769,750	\$ 27,907,663	\$ 33,407,615	\$ 56,033,000	\$ 54,527,149	\$ 68,789,115	\$ 54,762,147	\$ 51,227,584	\$ 40,646,703	\$ 31,340,600	\$ 63,986,140
Number Sold	70	74	79	122	127	182	173	162	118	130	265
Avg. Days on Market	186	192	164	150	130	142	166	155	140	154	172
High Price	\$ 1,350,000	\$ 1,825,000	\$ 1,375,000	\$ 2,425,000	\$ 2,100,000	\$ 1,500,000	\$ 3,250,000	\$ 1,625,000	\$ 4,565,726	\$850,000	\$ 3,250,000
Low Price	\$ 40,000	\$ 120,000	\$ 112,500	\$ 88,000	\$ 55,000	\$ 65,000	\$ 45,000	\$ 85,000	\$ 70,000	\$ 45,000	\$ 10,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	9%	-11%	-8%	7%	14%	19%	0%	-8%	43%	0%	
Median Price	18%	-18%	-3%	11%	5%	25%	-5%	8%	7%	24%	
Total Volume	3%	-16%	-40%	3%	-21%	26%	7%	26%	30%	-51%	
Number Sold	-5%	-6%	-35%	-4%	-30%	5%	7%	37%	-9%	-51%	
Avg. Days on Market	-3%	17%	9%	15%	-8%	-14%	7%	11%	-9%	-10%	
High Price	-26%	33%	-43%	15%	40%	-54%	100%	-64%	437%	-74%	
Low Price	-67%	7%	28%	60%	-15%	44%	-47%	21%	56%	350%	

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

	Country Homes - Durango										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 451,733	\$ 453,563	\$ 495,402	\$ 532,361	\$ 502,008	\$ 440,849	\$ 375,745	\$ 363,061	\$ 390,218	\$278,111	\$318,094
Median Price	\$ 387,375	\$ 389,000	\$ 442,000	\$ 444,500	\$ 449,900	\$ 410,000	\$ 318,750	\$ 314,000	\$ 307,000	\$249,500	\$235,000
Total Volume	\$ 24,393,600	\$ 19,956,775	\$ 24,770,115	\$ 36,200,600	\$ 42,168,749	\$ 47,170,877	\$ 36,822,971	\$ 39,573,634	\$ 28,095,674	\$ 23,083,200	\$ 34,672,225
Number Sold	54	44	50	68	84	107	98	109	72	83	109
Avg. Days on Market	182	246	175	149	135	171	169	167	131	154	160
High Price	\$ 1,350,000	\$ 1,825,000	\$ 1,375,000	\$ 2,425,000	\$ 2,100,000	\$ 1,500,000	\$ 3,250,000	\$ 1,625,000	\$ 4,565,726	\$850,000	\$ 3,250,000
Low Price	\$ 40,000	\$ 130,000	\$ 220,000	\$ 146,000	\$ 122,000	\$ 65,000	\$ 105,500	\$ 114,000	\$ 70,000	\$ 45,000	\$ 78,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-0.40%	-8%	-7%	6%	14%	17%	3%	-7%	40%	-13%	
Median Price	-0.42%	-12%	-1%	-1%	10%	29%	2%	2%	23%	6%	
Total Volume	22.23%	-19%	-32%	-14%	-11%	28%	-7%	41%	22%	-33%	
Number Sold	22.73%	-12%	-26%	-19%	-21%	9%	-10%	51%	-13%	-24%	
Avg. Days on Market	-26.02%	41%	17%	10%	-21%	1%	1%	27%	-15%	-4%	
High Price	-26.03%	33%	-43%	15%	40%	-54%	100%	-64%	437%	-74%	
Low Price	-69.23%	-41%	51%	20%	88%	-38%	-7%	63%	56%	-42%	
	Country Homes - Bayfield										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 322,377	\$ 243,725	\$ 317,973	\$ 369,628	\$ 307,060	\$ 293,414	\$ 262,828	\$ 213,784	\$ 285,969	\$187,163	\$191,444
Median Price	\$ 295,000	\$ 224,000	\$ 278,000	\$ 312,000	\$ 280,000	\$ 272,000	\$ 228,000	\$ 192,500	\$ 175,000	\$175,000	\$175,000
Total Volume	\$ 3,546,150	\$ 4,874,500	\$ 6,041,500	\$ 15,524,400	\$ 7,676,500	\$ 14,377,288	\$ 13,404,239	\$ 7,268,650	\$ 8,865,029	\$ 5,053,400	\$ 6,892,000
Number Sold	11	20	19	42	25	49	51	34	31	27	36
Avg. Days on Market	220	118	122	136	128	104	140	122	151	134	190
High Price	\$ 660,000	\$ 485,000	\$ 636,000	\$ 940,000	\$ 725,000	\$ 668,000	\$ 777,500	\$ 450,000	\$ 3,000,000	\$330,000	\$562,000
Low Price	\$ 138,000	\$ 120,000	\$ 112,500	\$ 189,000	\$ 155,000	\$ 105,000	\$ 137,500	\$ 90,000	\$ 92,500	\$ 94,000	\$103,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	32.27%	-23%	-14%	20%	5%	12%	23%	-25%	53%	-2%	
Median Price	31.70%	-19%	-11%	11%	3%	19%	18%	10%	0%	0%	
Total Volume	-27.25%	-19%	-61%	102%	-47%	7%	84%	-18%	75%	-27%	
Number Sold	-45.00%	5%	-55%	68%	-49%	-4%	50%	10%	15%	-25%	
Avg. Days on Market	86.44%	-3%	-10%	6%	23%	-26%	15%	-19%	13%	-29%	
High Price	36.08%	-24%	-32%	30%	9%	-14%	73%	-85%	809%	-41%	
Low Price	15.00%	7%	-40%	22%	48%	-24%	53%	-3%	-2%	-9%	

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

Country Homes - Durango Mountain Area											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 1,337,250	\$ 1,213,666	\$ 372,500	\$ 987,200	\$ 756,500	\$ 502,500	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 1,337,250	\$ 1,036,000	\$ 372,500	\$ 578,000	\$ 756,500	\$ 580,000	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 2,674,500	\$ 3,641,000	\$ 372,500	\$ 4,936,000	\$ 1,513,000	\$ 2,512,500	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	2	3	1	5	2	5	0	0	0	0	0
Avg. Days on Market	170	202	580	354	292	337	0	0	0	0	0
High Price	\$ 2,450,000	\$ 1,650,000	\$ 372,500	\$ 2,500,000	\$ 1,000,000	\$ 650,000	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 224,500	\$ 955,000	\$ 372,500	\$ 285,000	\$ 513,000	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	10%	226%	-62%	30%	51%	#DIV/0!					
Median Price	29%	178%	-36%	-24%	30%	#DIV/0!					
Total Volume	-27%	877%	-92%	226%	-40%	#DIV/0!					
Number Sold	-33%	200%	-80%	150%	-60%	#DIV/0!					
Avg. Days on Market	-16%	-65%	64%	21%	-13%	#DIV/0!					
High Price	48%	343%	-85%	150%	54%	#DIV/0!					
Low Price	-76%	156%	31%	-44%	71%	#DIV/0!					
Condo/Townhomes - Durango											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 293,294	\$ 254,703	\$ 261,320	\$ 276,397	\$ 285,881	\$ 277,535	\$ 227,279	\$ 160,030	\$ 156,418	\$141,074	\$130,769
Median Price	\$ 269,500	\$ 248,000	\$ 226,200	\$ 230,000	\$ 266,500	\$ 252,500	\$ 189,900	\$ 142,000	\$ 148,000	\$111,500	\$120,000
Total Volume	\$ 10,265,300	\$ 5,348,770	\$ 17,769,777	\$ 20,729,783	\$ 12,578,781	\$ 21,647,804	\$ 10,682,100	\$ 8,161,507	\$ 4,848,943	\$ 5,925,100	\$ 5,230,765
Number Sold	35	21	68	75	44	78	47	51	31	42	40
Avg. Days on Market	206	239	177	90	239	240	104	156	165	145	113
High Price	\$ 535,000	\$ 449,000	\$ 720,000	\$ 670,000	\$ 499,000	\$ 691,188	\$ 500,000	\$ 408,484	\$ 375,000	\$430,000	\$284,000
Low Price	\$ 132,500	\$ 115,000	\$ 110,000	\$ 104,500	\$ 105,000	\$ 85,000	\$ 73,100	\$ 38,000	\$ 62,500	\$ 13,500	\$ 52,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	15.15%	-3%	-5%	-3%	3%	22%	42%	2%	11%	8%	
Median Price	8.67%	10%	-2%	-14%	6%	33%	34%	-4%	33%	-7%	
Total Volume	91.92%	-70%	-14%	65%	-42%	103%	31%	68%	-18%	13%	
Number Sold	66.67%	-69%	-9%	70%	-44%	66%	-8%	65%	-26%	5%	
Avg. Days on Market	-13.81%	35%	97%	-62%	0%	131%	-33%	-5%	14%	28%	
High Price	19.15%	-38%	7%	34%	-28%	38%	22%	9%	-13%	51%	
Low Price	15.22%	5%	5%	0%	24%	16%	92%	-39%	363%	-74%	

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

Condo/Townhomes - Bayfield											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 150,875	\$ -	\$ 250,487	\$ 223,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 150,875	\$ -	\$ 250,487	\$ 223,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 301,750	\$ -	\$ 500,975	\$ 223,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	2	0	2	1	0	0	0	0	0	0	0
Avg. Days on Market	113	0	170	995	0	0	0	0	0	0	0
High Price	\$ 161,750	\$ -	\$ 255,975	\$ 223,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 140,000	\$ -	\$ 245,000	\$ 223,000	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	12%	#DIV/0!							
Median Price	#DIV/0!	-100%	12%	#DIV/0!							
Total Volume	#DIV/0!	-100%	125%	#DIV/0!							
Number Sold	#DIV/0!	-100%	100%	#DIV/0!							
Avg. Days on Market	#DIV/0!	-100%	-83%	#DIV/0!							
High Price	#DIV/0!	-100%	15%	#DIV/0!							
Low Price	#DIV/0!	-100%	10%	#DIV/0!							
Condo/Townhomes - Durango Mountain Area											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 346,245	\$ 316,695	\$ 465,263	\$ 332,583	\$ 286,397	\$ 222,081	\$ 155,536	\$ 147,962	\$ 192,011	\$121,627	\$101,122
Median Price	\$ 205,000	\$ 208,000	\$ 285,000	\$ 177,750	\$ 252,500	\$ 168,500	\$ 158,500	\$ 116,500	\$ 92,000	\$ 97,500	\$ 87,000
Total Volume	\$ 4,847,440	\$ 7,284,000	\$ 5,117,900	\$ 6,984,249	\$ 5,155,150	\$ 11,992,401	\$ 4,043,925	\$ 5,474,595	\$ 4,416,250	\$ 3,648,800	\$ 2,325,800
Number Sold	14	23	11	21	18	54	26	37	23	30	23
Avg. Days on Market	464	194	195	283	153	184	147	255	273	293	219
High Price	\$ 1,150,000	\$ 1,300,000	\$ 1,370,500	\$ 1,800,000	\$ 760,000	\$ 965,000	\$ 360,000	\$ 782,000	\$ 830,000	\$405,000	\$187,000
Low Price	\$ 40,000	\$ 65,000	\$ 50,000	\$ 72,500	\$ 70,000	\$ 35,000	\$ 29,000	\$ 16,000	\$ 12,500	\$ 29,500	\$ 30,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	9.33%	-32%	40%	16%	29%	43%	5%	-23%	58%	20%	
Median Price	-1.44%	-27%	60%	-30%	50%	6%	36%	27%	-6%	12%	
Total Volume	-33.45%	42%	-27%	35%	-57%	197%	-26%	24%	21%	57%	
Number Sold	-39.13%	109%	-48%	17%	-67%	108%	-30%	61%	-23%	30%	
Avg. Days on Market	139.18%	-1%	-31%	85%	-17%	25%	-42%	-7%	-7%	34%	
High Price	-11.54%	-5%	-24%	137%	-21%	168%	-54%	-6%	105%	117%	
Low Price	-38.46%	30%	-31%	4%	100%	21%	81%	28%	-58%	-2%	

**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. The ALL RESORTS area has been renamed to DURANGO MOUNTAIN AREA and is all property north of and including Rockwood in LaPlata County. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.

3rd Quarter Trends

COLOR CODE

DURANGO

BAYFIELD

IGNACIO

VALLECITO

LaPlata Co.

Dgo. Mtn. Area

2009 Year To Date (1st, 2nd and 3rd Quarter)

	Durango In-Town	Bayfield In-Town	LaPlata Cntry. Combined	Durango Country	Bayfield Country	Drgo. Mtn. Area	Durango Condos	Bayfield Condos	Drgo Mtn Area Condos
Average Price	\$ 377,845	\$ 240,565	\$ 436,818	\$ 498,371	\$ 303,229	\$ 1,025,800	\$ 284,505	\$ 185,250	\$ 384,957
Median Price	\$ 330,042	\$ 242,000	\$ 341,000	\$ 379,875	\$ 246,250	\$ 700,000	\$ 267,500	\$ 202,000	\$ 295,000
Total Volume	\$ 30,983,313	\$ 6,735,844	\$ 84,712,813	\$ 69,771,952	\$ 10,309,803	\$ 5,129,000	\$ 33,571,631	\$ 926,250	\$ 14,243,417
Number Sold	82	28	194	140	34	5	118	5	37
Avg. Days on Market	210	156	214	220	208	191	244	266	452
High Price	\$ 970,000	\$ 367,000	\$ 4,575,000	\$ 4,575,000	\$ 660,000	\$ 2,450,000	\$ 555,000	\$ 219,500	\$ 1,150,000
Low Price	\$ 100,000	\$ 162,500	\$ 40,000	\$ 40,000	\$ 125,250	\$ 224,500	\$ 94,000	\$ 140,000	\$ 32,750

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

				1/8 Share Fractional - Durango Mountain Area						
	2010 Q3	2009 Q3	2008 Q3							
Average Price	\$ 95,950	\$ 279,900	\$ 151,718							
Median Price	\$ 95,950	\$ 279,900	\$ 149,900							
Total Volume	\$ 191,900	\$ 279,900	\$1,668,900							
Number Sold	2	1	11							
Avg. Days on Market	844	484	152							
High Price	\$ 95,950	\$ 279,900	\$ 199,900							
Low Price	\$ 95,950	\$ 279,900	\$ 119,900							
				Percent Change from Previous Year						
	2010	2009	2008							
Average Price	-66%	84%	#DIV/0!							
Median Price	-65.72%	87%	#DIV/0!							
Total Volume	-31%	-83%	#DIV/0!							
Number Sold	100.00%	-91%	#DIV/0!							
Avg. Days on Market	74%	218%	#DIV/0!							
High Price	-66%	40%	#DIV/0!							
Low Price	-66%	133%	#DIV/0!							
				1/4 Share Fractional - Durango Mountain Area						
	2010 Q3	2009 Q3	2008 Q3							
Average Price	\$ -	\$ -	\$ -							
Median Price	\$ -	\$ -	\$ -							
Total Volume	\$ -	\$ -	\$ -							
Number Sold	0	0	0							
Avg. Days on Market	0	0	0							
High Price	\$ -	\$ -	\$ -							
Low Price	\$ -	\$ -	\$ -							
				Percent Change from Previous Year						
	2010	2009	2008							
Average Price	#DIV/0!	#DIV/0!	#DIV/0!							
Median Price	#DIV/0!	#DIV/0!	#DIV/0!							
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!							
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!							
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!							
High Price	#DIV/0!	#DIV/0!	#DIV/0!							
Low Price	#DIV/0!	#DIV/0!	#DIV/0!							

**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect

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3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	Farm/Ranch (La Plata County Combined)									
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3					
Average Price	2011 Q1	\$ 6,780,000	\$ 950,000	\$ 1,498,750	\$ 822,500					
Median Price	\$ 89,950	\$ 6,780,000	\$ 950,000	\$ 800,000	\$ 550,000					
Total Volume	\$ 89,950	\$ 6,780,000	\$ 950,000	\$ 5,995,000	\$ 2,467,500					
Number Sold	89950	1	1	4	3					
Avg. Days on Market	1	139	100	127	105					
High Price	\$ 995	\$ 6,780,000	\$ 950,000	\$ 4,080,000	\$ 1,425,000					
Low Price	\$ 89,950	\$ 6,780,000	\$ 950,000	\$ 315,000	\$ 492,500					
						89950				
	2010	2009	2008	2007						
Average Price	#VALUE!	614%	-37%	82%						
Median Price	-99%	614%	19%	45%						
Total Volume	-98.67%	614%	-84%	143%						
Number Sold	8994900%	0%	-75%	33%						
Avg. Days on Market	-99.28%	39%	-21%	21%						
High Price	-100%	614%	-77%	186%						
Low Price	-99%	614%	202%	-36%						
	Land (InTown) Durango									
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3		
Average Price	\$ 283,500	\$ 95,000	\$ -	\$ 200,000	\$ 256,975	\$ 201,428	\$ 389,916	\$ -		
Median Price	\$ -	\$ 95,000	\$ -	\$ 200,000	\$ 251,500	\$ 181,000	\$ 290,765	\$ -		
Total Volume	\$ -	\$ 95,000	\$ -	\$ 400,000	\$ 1,027,900	\$ 1,410,000	\$ 2,729,415	\$ -		
Number Sold	0	1	0	2	4	7	7	0		
Avg. Days on Market	0	864	0	240000	256	705	353	0		
High Price	\$ -	\$ 95,000	\$ -	\$ 205,000	\$ 340,000	\$ 310,000	\$ 1,150,000	\$ -		
Low Price	\$ -	\$ 95,000	\$ -	\$ 195,000	\$ 184,900	\$ 135,000	\$ 136,500	\$ -		
						0				
	2010	2009	2008	2007	2006	2005	2004	2003		
Average Price	198%	#DIV/0!	-100%	-22%	28%	-48%	#DIV/0!			
Median Price	-100.00%	#DIV/0!	-100%	-20%	39%	-38%	#DIV/0!			
Total Volume	-100.00%	#DIV/0!	-100%	-61%	-27%	-48%	#DIV/0!			
Number Sold	-100.00%	#DIV/0!	-100%	-50%	-43%	0%	#DIV/0!			
Avg. Days on Market	-100.00%	#DIV/0!	-100%	93650%	-64%	100%	#DIV/0!			
High Price	-100.00%	#DIV/0!	-100%	-40%	10%	-73%	#DIV/0!			
Low Price	-100.00%	#DIV/0!	-100%	5%	37%	-1%	#DIV/0!			

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (In Town) Bayfield									
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	
Average Price	\$ 48,000	\$ -	\$ -	\$ 123,100	\$ 73,716	\$ 61,248	\$ 54,991	\$ -	
Median Price	\$ 48,000	\$ -	\$ -	\$ 123,100	\$ 69,900	\$ 59,100	\$ 57,000	\$ -	
Total Volume	\$ 96,000	\$ -	\$ -	\$ 246,200	\$ 884,600	\$ 2,756,200	\$ 1,924,700	\$ -	
Number Sold	2	0	0	2	12	45	35	0	
Avg. Days on Market	242	0	0	698	429	60	404	0	
High Price	\$ 56,000	\$ -	\$ -	\$ 190,000	\$ 127,500	\$ 77,000	\$ 89,000	\$ -	
Low Price	\$ 40,000	\$ -	\$ -	\$ 56,200	\$ 65,000	\$ 57,600	\$ 43,000	\$ -	
Percent Change from Previous Year									
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	#DIV/0!	-100%	67%	20%	11%	#DIV/0!		
Median Price	#DIV/0!	#DIV/0!	-100%	76%	18%	4%	#DIV/0!		
Total Volume	#DIV/0!	#DIV/0!	-100%	-72%	-68%	43%	#DIV/0!		
Number Sold	#DIV/0!	#DIV/0!	-100%	-83%	-73%	29%	#DIV/0!		
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	63%	615%	-85%	#DIV/0!		
High Price	#DIV/0!	#DIV/0!	-100%	49%	66%	-13%	#DIV/0!		
Low Price	#DIV/0!	#DIV/0!	-100%	-14%	13%	34%	#DIV/0!		
Land (In Town) Ignacio									
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	
Average Price	\$ -	\$ -	\$ -	\$ -	\$ 173,630	\$ -	\$ -	\$ -	
Median Price	\$ -	\$ -	\$ -	\$ -	\$ 173,630	\$ -	\$ -	\$ -	
Total Volume	\$ -	\$ -	\$ -	\$ -	\$ 173,630	\$ -	\$ -	\$ -	
Number Sold	0	0	0	0	1	0	0	0	
Avg. Days on Market	0	0	0	0	46	0	0	0	
High Price	\$ -	\$ -	\$ -	\$ -	\$ 173,630	\$ -	\$ -	\$ -	
Low Price	\$ -	\$ -	\$ -	\$ -	\$ 173,630	\$ -	\$ -	\$ -	
Percent Change from Previous Year									
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Median Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
High Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Low Price	#DIV/0!	#DIV/0!	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	Land (La Plata County Combined) Lots Under 1 Acre										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 68,950	\$ 204,960	\$ 87,180	\$ 86,142	\$ 91,923	\$ 128,269	\$ 94,508	\$ 84,296	\$ 53,706	\$ 45,575	\$ 56,355
Median Price	\$ 68,950	\$ 159,900	\$ 60,000	\$ 67,000	\$ 56,000	\$ 59,200	\$ 77,000	\$ 42,000	\$ 43,000	\$ 39,400	\$ 60,750
Total Volume	\$ 137,900	\$ 1,024,800	\$ 435,900	\$ 603,000	\$ 1,195,000	\$ 4,232,900	\$ 2,173,692	\$ 1,095,850	\$ 859,300	\$ 1,458,400	\$ 1,127,100
Number Sold	2	5	5	7	13	33	23	13	16	32	20
Avg. Days on Market	94	367	181	202	117	234	151	267	136	232	211
High Price	\$ 116,900	\$ 400,000	\$ 225,000	\$ 180,000	\$ 195,000	\$ 447,500	\$ 26,000	\$ 269,000	\$ 118,500	\$ 145,000	\$ 95,000
Low Price	\$ 21,000	\$ 78,900	\$ 23,000	\$ 51,000	\$ 22,000	\$ 20,000	\$ 22,000	\$ 8,500	\$ 7,000	\$ 3,000	\$ 24,900
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-66%	135%	1%	-6%	-28%	36%	12%	57%	18%	-19%	
Median Price	-56.88%	167%	-10%	20%	-5%	-23%	83%	-2%	9%	-35%	
Total Volume	-86.54%	135%	-28%	-50%	-72%	95%	98%	28%	-41%	29%	
Number Sold	-60.00%	0%	-29%	-46%	-61%	43%	77%	-19%	-50%	60%	
Avg. Days on Market	-74.39%	103%	-10%	73%	-50%	55%	-43%	96%	-41%	10%	
High Price	-70.78%	78%	25%	-8%	-56%	1621%	-90%	127%	-18%	53%	
Low Price	-73.38%	243%	-55%	132%	10%	-9%	159%	21%	133%	-88%	
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 142,942	\$ 245,200	\$ 231,000	\$ 156,932	\$ 188,799	\$ 129,024	\$ 65,095	\$ 97,644	\$ 74,429	\$ 76,765	\$ 126,505
Median Price	\$ 70,000	\$ 265,000	\$ 197,500	\$ 111,500	\$ 158,500	\$ 80,000	\$ 42,000	\$ 53,000	\$ 55,000	\$ 48,500	\$ 61,500
Total Volume	\$ 1,000,600	\$ 1,961,600	\$ 2,130,000	\$ 4,080,250	\$ 6,041,599	\$ 7,354,399	\$ 2,017,950	\$ 7,811,550	\$ 3,349,300	\$ 5,603,845	\$ 7,210,810
Number Sold	7	8	10	26	32	57	31	80	45	73	57
Avg. Days on Market	174	221	306	102	190	161	209	247	220	304	316
High Price	\$ 395,000	\$ 586,000	\$ 519,000	\$ 439,000	\$ 700,000	\$ 500,000	\$ 260,000	\$ 780,000	\$ 395,000	\$ 745,000	\$ 750,000
Low Price	\$ 18,100	\$ 26,500	\$ 35,000	\$ 50,000	\$ 35,000	\$ 7,000	\$ 17,000	\$ 2,800	\$ 3,500	\$ 4,000	\$ 5,250
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-42%	6%	47%	-17%	46%	98%	-33%	31%	-3%	-39%	
Median Price	-73.58%	34%	77%	-30%	98%	90%	-21%	-4%	13%	-21%	
Total Volume	-48.99%	-8%	-48%	-32%	-18%	264%	-74%	133%	-40%	-22%	
Number Sold	-12.50%	-20%	-62%	-19%	-44%	84%	-61%	78%	-38%	28%	
Avg. Days on Market	-21.27%	-28%	200%	-46%	18%	-23%	-15%	12%	-28%	-4%	
High Price	-32.59%	13%	18%	-37%	40%	92%	-67%	97%	-47%	-1%	
Low Price	-31.70%	-24%	-30%	43%	400%	-59%	507%	-20%	-13%	-24%	

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) 10 to 34.99 Acres											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 40,000	\$ -	\$ 196,500	\$ 167,878	\$ 174,000	\$ 252,833	\$ 157,981	\$ 238,813	\$ 111,143	\$ 133,833	\$ 124,000
Median Price	\$ 40,000	\$ -	\$ 40,000	\$ 475,000	\$ 202,000	\$ 224,500	\$ 127,450	\$ 180,500	\$ 86,000	\$ 145,000	\$ 92,000
Total Volume	\$ 40,000	\$ -	\$ 589,500	\$ 1,175,150	\$ 870,000	\$ 3,034,000	\$ 1,263,850	\$ 1,910,500	\$ 778,000	\$ 803,000	\$ 2,108,000
Number Sold	1	0	3	7	5	12	8	8	7	6	17
Avg. Days on Market	69	0	160	268	93	152	380	170	270	191	202
High Price	\$ 40,000	\$ -	\$ 526,500	\$ 250,000	\$ 260,000	\$ 580,000	\$ 300,000	\$ 525,000	\$ 207,000	\$ 195,000	\$ 500,000
Low Price	\$ 40,000	\$ -	\$ 23,000	\$ 76,900	\$ 25,000	\$ 65,000	\$ 10,000	\$ 42,500	\$ 50,000	\$ 56,000	\$ 12,100
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	17%	-4%	-31%	60%	-34%	115%	-17%	8%	
Median Price	#DIV/0!	-100%	-92%	135%	-10%	76%	-29%	110%	-41%	58%	
Total Volume	#DIV/0!	-100%	-50%	35%	-71%	140%	-34%	146%	-3%	-62%	
Number Sold	#DIV/0!	-100%	-57%	40%	-58%	50%	0%	14%	17%	-65%	
Avg. Days on Market	#DIV/0!	-100%	-40%	188%	-39%	-60%	124%	-37%	41%	-5%	
High Price	#DIV/0!	-100%	111%	-4%	-55%	93%	-43%	154%	6%	-61%	
Low Price	#DIV/0!	-100%	-70%	208%	-62%	550%	-76%	-15%	-11%	363%	
Land (La Plata County Combined) 35 Acres +											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 133,765	\$ 227,333	\$ 263,500	\$ 399,250	\$ 338,431	\$ 263,892	\$ 294,357	\$ 158,217	\$ 281,975	\$ 230,122	\$ 188,166
Median Price	\$ 70,545	\$ 225,000	\$ 157,500	\$ 405,000	\$ 276,840	\$ 175,000	\$ 180,000	\$ 107,000	\$ 187,500	\$ 192,500	\$ 169,000
Total Volume	\$ 401,295	\$ 682,000	\$ 1,317,500	\$ 4,791,000	\$ 5,753,340	\$ 3,694,500	\$ 6,770,200	\$ 4,271,850	\$ 5,639,500	\$ 3,221,709	\$ 3,010,650
Number Sold	3	3	5	12	17	14	23	27	20	14	16
Avg. Days on Market	113	144	287	471	229	691	325	345	450	305	314
High Price	\$ 278,250	\$ 245,000	\$ 615,000	\$ 950,000	\$ 800,000	\$ 590,000	\$ 2,000,000	\$ 650,000	\$ 1,400,000	\$ 650,000	\$ 430,000
Low Price	\$ 52,500	\$ 212,000	\$ 105,000	\$ 67,000	\$ 83,000	\$ 50,000	\$ 40,000	\$ 39,900	\$ 53,000	\$ 25,000	\$ 54,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-41%	-14%	-34%	18%	28%	-10%	86%	-44%	23%	22%	
Median Price	-69%	43%	-61%	46%	58%	-3%	68%	-43%	-3%	14%	
Total Volume	-41%	-48%	-73%	-17%	56%	-45%	58%	-24%	75%	7%	
Number Sold	0%	-40%	-58%	-29%	21%	-39%	-15%	35%	43%	-13%	
Avg. Days on Market	-22%	-50%	-39%	106%	-67%	113%	-6%	-23%	48%	-3%	
High Price	14%	-60%	-35%	19%	36%	-71%	208%	-54%	115%	51%	
Low Price	-75%	102%	57%	-19%	66%	25%	0%	-25%	112%	-54%	

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	Land (La Plata County Combined) Durango Mountain Area										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3					
Average Price	\$ 85,625	\$ 339,000	\$ 311,750	\$ 383,842	\$ 387,333	\$ 857,375					
Median Price	\$ 85,625	\$ 339,000	\$ 298,500	\$ 422,000	\$ 412,500	\$ 235,000					
Total Volume	\$ 171,250	\$ 339,000	\$ 1,247,000	\$ 2,686,900	\$ 4,648,000	\$ 6,859,000					
Number Sold	2	1	4	7	12	8					
Avg. Days on Market	213	1187	584	592	385	282					
High Price	\$ 92,750	\$ 339,000	\$ 465,000	\$ 492,000	\$ 555,000	\$ 5,000,000					
Low Price	\$ 78,500	\$ 339,000	\$ 185,000	\$ 230,000	\$ 180,000	\$ 160,000					
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006						
Average Price	-75%	9%	-19%	-1%	-55%						
Median Price	-75%	14%	-29%	2%	76%						
Total Volume	-49%	-73%	-54%	-42%	-32%						
Number Sold	100%	-75%	-43%	-42%	50%						
Avg. Days on Market	-82%	103%	-1%	54%	37%						
High Price	-73%	-27%	-5%	-11%	-89%						
Low Price	-77%	83%	-20%	28%	13%						
	Business & Income (La Plata County Combined) Business Opportunities										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 28,000	\$ 384,733	\$ 260,000	\$ 45,000	\$ 45,980	\$ -	\$ 35,000	\$ 35,000	\$ 100,000	\$ 40,000	\$ -
Median Price	\$ 28,000	\$ 384,733	\$ 260,000	\$ 45,000	\$ 42,000	\$ -	\$ 35,000	\$ 35,000	\$ 100,000	\$ 40,000	\$ -
Total Volume	\$ 28,000	\$ 739,466	\$ 260,000	\$ 90,000	\$ 229,900	\$ -	\$ 35,000	\$ 70,000	\$ 200,000	\$ 40,000	\$ -
Number Sold	1	2	1	2	5	0	1	2	2	1	0
Avg. Days on Market	119	441	44	144	115	0	141	196	90	299	0
High Price	\$ 28,000	\$ 475,000	\$ 260,000	\$ 55,000	\$ 60,000	\$ -	\$ 35,000	\$ 47,000	\$ 115,000	\$ 40,000	\$ -
Low Price	\$ 28,000	\$ 294,466	\$ 260,000	\$ 35,000	\$ 33,000	\$ -	\$ 35,000	\$ 23,000	\$ 85,000	\$ 40,000	\$ -
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-93%	48%	478%	-2%	#DIV/0!	-100%	0%	-65%	150%		
Median Price	-92.72%	48%	478%	7%	#DIV/0!	-100%	0%	-65%	150%		
Total Volume	-96.21%	184%	189%	-61%	#DIV/0!	-100%	-50%	-65%	400%		
Number Sold	-50.00%	100%	-50%	-60%	#DIV/0!	-100%	-50%	0%	100%		
Avg. Days on Market	-73.02%	902%	-69%	25%	#DIV/0!	-100%	-28%	118%	-70%		
High Price	-94.11%	83%	373%	-8%	#DIV/0!	-100%	-26%	-59%	188%		
Low Price	-90.49%	13%	643%	6%	#DIV/0!	-100%	52%	-73%	113%		

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

	Business & Income (La Plata County Combined) Commercial Income										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 750,000	\$ 1,520,000	\$ 914,000	\$ 872,500	\$ 700,987	\$ 705,140	\$ 592,875	\$ 793,750	\$ 484,228	\$ 398,400	\$ 260,833
Median Price	\$ 700,000	\$ 1,520,000	\$ 417,500	\$ 872,500	\$ 485,000	\$ 332,450	\$ 522,500	\$ 615,000	\$ 370,000	\$ 240,000	\$ 177,500
Total Volume	\$ 2,250,000	\$ 1,520,000	\$ 5,484,000	\$ 1,745,000	\$ 5,607,900	\$ 7,051,400	\$ 4,743,000	\$ 3,175,000	\$ 2,905,365	\$ 1,992,000	\$ 1,565,000
Number Sold	3	1	6	2	8	10	8	4	6	5	6
Avg. Days on Market	501	53	143	85	137	141	199	456	407	460	194
High Price	\$ 1,150,000	\$ 1,520,000	\$ 2,650,000	\$ 1,195,000	\$ 1,485,000	\$ 2,200,000	\$ 1,845,000	\$ 1,775,000	\$ 915,000	\$ 1,060,000	\$ 750,000
Low Price	\$ 400,000	\$ 1,520,000	\$ 164,000	\$ 550,000	\$ 158,000	\$ 159,000	\$ 121,000	\$ 170,000	\$ 260,365	\$ 120,000	\$ 125,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-50.66%	66%	5%	24%	-1%	19%	-25%	64%	22%	53%	
Median Price	-53.95%	264%	-52%	80%	46%	-36%	-15%	66%	54%	35%	
Total Volume	48.03%	-72%	214%	-69%	-20%	49%	49%	9%	46%	27%	
Number Sold	200.00%	-83%	200%	-75%	-20%	25%	100%	-33%	20%	-17%	
Avg. Days on Market	845.28%	-63%	68%	-38%	-3%	-29%	-56%	12%	-12%	137%	
High Price	-24.34%	-43%	122%	-20%	-33%	19%	4%	94%	-14%	41%	
Low Price	-73.68%	827%	-70%	248%	-1%	31%	-29%	-35%	117%	-4%	
	Business & Income (La Plata County Combined) Commercial Land										
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 304,500	\$ -	\$ 2,613,000	\$ 1,139,333	\$ 217,312	\$ -	\$ 465,000	\$ 149,063	\$ 807,246	\$ 108,000	\$ 1,388,000
Median Price	\$ 304,500	\$ -	\$ 2,613,000	\$ 1,375,000	\$ 225,500	\$ -	\$ 465,000	\$ 110,000	\$ 482,500	\$ 108,000	\$ 1,176,000
Total Volume	\$ 609,000	\$ -	\$ 2,613,000	\$ 3,418,000	\$ 869,250	\$ -	\$ 930,000	\$ 1,192,500	\$ 4,843,477	\$ 108,000	\$ 5,562,000
Number Sold	2	0	1	3	4	0	2	8	6	1	4
Avg. Days on Market	1061	0	100	254	1052	0	230	480	912	96	214
High Price	\$ 350,000	\$ -	\$ 2,613,000	\$ 1,750,000	\$ 255,000	\$ -	\$ 700,000	\$ 525,000	\$ 2,737,477	\$ 108,000	\$ 3,000,000
Low Price	\$ 259,000	\$ -	\$ 2,615,000	\$ 293,000	\$ 163,250	\$ -	\$ 230,000	\$ 8,500	\$ 116,000	\$ 108,000	\$ 200,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	129%	424%	#DIV/0!	-100%	212%	-82%	647%	-92%	
Median Price	#DIV/0!	-100%	90%	510%	#DIV/0!	-100%	323%	-77%	347%	-91%	
Total Volume	#DIV/0!	-100%	-24%	293%	#DIV/0!	-100%	-22%	-75%	4385%	-98%	
Number Sold	#DIV/0!	-100%	-67%	-25%	#DIV/0!	-100%	-75%	33%	500%	-75%	
Avg. Days on Market	#DIV/0!	-100%	-61%	-76%	#DIV/0!	-100%	-52%	-47%	850%	-55%	
High Price	#DIV/0!	-100%	49%	586%	#DIV/0!	-100%	33%	-81%	2435%	-96%	
Low Price	#DIV/0!	-100%	792%	79%	#DIV/0!	-100%	2606%	-93%	7%	-46%	

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Lease											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 1,503	\$ 2,095	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -
Median Price	\$ 1,500	\$ 2,095	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -
Total Volume	\$ 10,525	\$ 4,191	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -
Number Sold	7	2	1	0	0	0	0	0	0	1	0
Avg. Days on Market	134	346	25	0	0	0	0	0	0	77	0
High Price	\$ 2,500	\$ 2,858	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -
Low Price	\$ 400	\$ 1,333	\$ 1,350	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 2,200	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-28%	55%	#DIV/0!								
Median Price	-28%	55%	#DIV/0!								
Total Volume	151%	210%	#DIV/0!								
Number Sold	250%	100%	#DIV/0!								
Avg. Days on Market	-61%	1284%	#DIV/0!								
High Price	-13%	112%	#DIV/0!								
Low Price	-70%	-1%	#DIV/0!								
Business & Income (La Plata County Combined) Mobile/Modular - No Land											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ 28,933	\$ -	\$ 17,000	\$ 40,500	\$ -	\$ 32,260	\$ 45,000	\$ 31,969	\$ 31,667	\$ 31,083	\$ 49,440
Median Price	\$ 29,900	\$ -	\$ 17,000	\$ 40,500	\$ -	\$ 46,000	\$ 45,000	\$ 31,250	\$ 32,250	\$ 22,250	\$ 20,000
Total Volume	\$ 86,800	\$ -	\$ 17,000	\$ 40,500	\$ -	\$ 161,300	\$ 45,000	\$ 255,750	\$ 190,000	\$ 186,500	\$ 247,200
Number Sold	3	0	1	1	0	5	1	8	6	6	5
Avg. Days on Market	328	0	417	57	0	120	102	99	140	248	165
High Price	\$ 39,900	\$ -	\$ 17,000	\$ 40,500	\$ -	\$ 49,500	\$ 45,000	\$ 49,500	\$ 47,500	\$ 80,000	\$ 169,900
Low Price	\$ 17,000	\$ -	\$ 17,000	\$ 40,500	\$ -	\$ 4,800	\$ 45,000	\$ 17,000	\$ 11,000	\$ 17,000	\$ 10,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	-58%	#DIV/0!	-100%	-28%	41%	1%	2%	-37%	
Median Price	#DIV/0!	-100%	-58%	#DIV/0!	-100%	2%	44%	-3%	45%	11%	
Total Volume	#DIV/0!	-100%	-58%	#DIV/0!	-100%	258%	-82%	35%	2%	-25%	
Number Sold	#DIV/0!	-100%	0%	#DIV/0!	-100%	400%	-88%	33%	0%	20%	
Avg. Days on Market	#DIV/0!	-100%	632%	#DIV/0!	-100%	18%	3%	-29%	-44%	50%	
High Price	#DIV/0!	-100%	-58%	#DIV/0!	-100%	10%	-9%	4%	-41%	-53%	
Low Price	#DIV/0!	-100%	-58%	#DIV/0!	-100%	-89%	165%	55%	-35%	70%	

3rd Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Multi-Family											
	2010 Q3	2009 Q3	2008 Q3	2007 Q3	2006 Q3	2005 Q3	2004 Q3	2003 Q3	2002 Q3	2001 Q3	2000 Q3
Average Price	\$ -	\$ -	\$ 467,500	\$ 678,950	\$ 460,000	\$ -	\$ 327,117	\$ 456,333	\$ 346,917	\$ -	\$ 163,250
Median Price	\$ -	\$ -	\$ 467,500	\$ 678,950	\$ 460,000	\$ -	\$ 317,750	\$ 425,000	\$ 273,750	\$ -	\$ 163,250
Total Volume	\$ -	\$ -	\$ 935,000	\$ 1,357,900	\$ 460,000	\$ -	\$ 1,962,701	\$ 1,369,000	\$ 2,081,500	\$ -	\$ 326,500
Number Sold	0	0	2	2	1	0	6	3	6	0	2
Avg. Days on Market	0	0	208	75	106	0	175	88	377	0	86
High Price	\$ -	\$ -	\$ 470,000	\$ 1,022,900	\$ 460,000	\$ -	\$ 455,000	\$ 595,000	\$ 625,000	\$ -	\$ 191,500
Low Price	\$ -	\$ -	\$ 465,000	\$ 335,000	\$ 460,000	\$ -	\$ 235,001	\$ 349,000	\$ 160,000	\$ -	\$ 135,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	-31%	48%	#DIV/0!	-100%	-28%	32%	#DIV/0!	-100%	
Median Price	#DIV/0!	-100%	-31%	48%	#DIV/0!	-100%	-25%	55%	#DIV/0!	-100%	
Total Volume	#DIV/0!	-100%	-31%	195%	#DIV/0!	-100%	43%	-34%	#DIV/0!	-100%	
Number Sold	#DIV/0!	-100%	0%	100%	#DIV/0!	-100%	100%	-50%	#DIV/0!	-100%	
Avg. Days on Market	#DIV/0!	-100%	177%	-29%	#DIV/0!	-100%	99%	-77%	#DIV/0!	-100%	
High Price	#DIV/0!	-100%	-54%	122%	#DIV/0!	-100%	-24%	-5%	#DIV/0!	-100%	
Low Price	#DIV/0!	-100%	39%	-27%	#DIV/0!	-100%	-33%	118%	#DIV/0!	-100%	
**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Valleco. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.											
* Residential Sales now reflect now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.											
This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.											

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo. Mtn. Area

Durango In Town Homes											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 418,392	\$ 458,157	\$ 428,528	\$ 429,542	\$ 455,343	\$ 382,780	\$ 370,665	\$ 297,376	\$ 276,995	\$ 264,811	\$ 259,256
Median Price	\$ 374,650	\$ 387,450	\$ 382,900	\$ 374,950	\$ 413,875	\$ 350,000	\$ 319,900	\$ 274,500	\$ 252,000	\$ 238,750	\$ 187,500
Total Volume	\$ 11,715,000	\$ 15,577,355	\$ 8,999,100	\$ 11,168,100	\$ 15,937,009	\$ 15,694,000	\$ 18,162,600	\$ 12,192,436	\$ 57,892,056	\$ 10,592,452	\$ 8,296,200
Number Sold	28	34	21	26	35	41	49	41	209	40	32
Avg. Days on Market	219	190	182	141	132	94	139	116	113	130	94
High Price	\$ 949,000	\$ 1,260,000	\$ 955,000	\$ 1,055,000	\$ 1,137,500	\$ 750,000	\$ 945,000	\$ 570,000	\$ 825,000	\$ 560,000	\$ 795,000
Low Price	\$ 242,500	\$ 150,000	\$ 223,000	\$ 239,000	\$ 220,000	\$ 189,900	\$ 110,000	\$ 130,250	\$ 79,000	\$ 112,000	\$ 94,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-9%	7%	0%	-6%	19%	3%	25%	7%	5%	2%	
Median Price	-3%	1%	2%	-9%	18%	9%	17%	9%	6%	27%	
Total Volume	-25%	73%	-19%	-30%	2%	-14%	49%	-79%	447%	28%	
Number Sold	-18%	62%	-19%	-26%	-15%	-16%	20%	-80%	423%	25%	
Avg. Days on Market	15%	4%	29%	7%	40%	-32%	20%	3%	-13%	38%	
High Price	-25%	32%	-9%	-7%	52%	-21%	66%	-31%	47%	-30%	
Low Price	62%	-33%	-7%	9%	16%	73%	-16%	65%	-29%	19%	
Bayfield In Town Homes											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 240,980	\$ 255,510	\$ 288,983	\$ 331,364	\$ 289,981	\$ 277,645	\$ 212,750	\$ 193,438	\$ 138,475	\$ 113,325	\$ 129,900
Median Price	\$ 235,000	\$ 252,772	\$ 307,000	\$ 306,500	\$ 282,495	\$ 299,500	\$ 200,000	\$ 175,000	\$ 140,117	\$ 106,750	\$ 120,000
Total Volume	\$ 1,204,900	\$ 3,577,149	\$ 1,733,900	\$ 2,982,277	\$ 5,129,675	\$ 3,054,100	\$ 1,702,000	\$ 1,547,500	\$ 3,600,355	\$ 453,300	\$ 649,500
Number Sold	5	14	6	9	18	11	8	8	26	4	5
Avg. Days on Market	113	224	212	198	192	74	72	87	88	179	178
High Price	\$ 319,000	\$ 300,000	\$ 325,000	\$ 473,000	\$ 379,000	\$ 355,000	\$ 355,000	\$ 270,000	\$ 207,900	\$ 155,000	\$ 165,000
Low Price	\$ 186,900	\$ 209,500	\$ 230,000	\$ 280,000	\$ 219,000	\$ 179,000	\$ 85,000	\$ 140,000	\$ 70,000	\$ 84,800	\$ 93,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-6%	-12%	-13%	14%	4%	31%	10%	40%	22%	-13%	
Median Price	-7%	-18%	0%	8%	-6%	50%	14%	25%	31%	-11%	
Total Volume	-66%	106%	-42%	-42%	68%	79%	10%	-57%	694%	-30%	
Number Sold	-64%	133%	-33%	-50%	64%	38%	0%	-69%	550%	-20%	
Avg. Days on Market	-50%	6%	7%	3%	159%	3%	-17%	-1%	-51%	1%	
High Price	6%	-8%	-31%	25%	7%	0%	31%	30%	34%	-6%	
Low Price	-11%	-9%	-18%	28%	22%	111%	-39%	100%	-17%	-9%	

4th Quarter Trends

Ignacio In Town Homes											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ -	\$ 65,000	\$ -	\$ 116,750	\$ -	\$ -	\$ -	\$ 110,750	\$ 97,200	\$ 97,275	\$ 68,878
Median Price	\$ -	\$ 65,000	\$ -	\$ 116,750	\$ -	\$ -	\$ -	\$ 110,750	\$ 110,000	\$ 97,275	\$ 68,877
Total Volume	\$ -	\$ 65,000	\$ -	\$ 233,500	\$ -	\$ -	\$ -	\$ 221,500	\$ 486,000	\$ 194,550	\$ 137,755
Number Sold	0	1	0	2	0	0	0	2	5	2	2
Avg. Days on Market	0	77	0	135	0	0	0	64	111	81	187
High Price	\$ -	\$ 65,000	\$ -	\$ 123,500	\$ -	\$ -	\$ -	\$ 116,500	\$ 146,000	\$ 110,000	\$ 80,255
Low Price	\$ -	\$ 65,000	\$ -	\$ 110,000	\$ -	\$ -	\$ -	\$ 105,000	\$ 49,000	\$ 84,550	\$ 57,500
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	14%	0%	41%	
Median Price	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	1%	13%	41%	
Total Volume	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-54%	150%	41%	
Number Sold	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-60%	150%	0%	
Avg. Days on Market	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-42%	37%	-57%	
High Price	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	-20%	33%	37%	
Low Price	-100%	#DIV/0!	-100%	#DIV/0!	#DIV/0!	#DIV/0!	-100%	114%	-42%	47%	
Country Homes - La Plata County Combined											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 383,950	\$ 487,158	\$ 399,798	\$ 446,287	\$ 522,158	\$ 465,303	\$ 366,914	\$ 289,329	\$ 296,915	\$ 273,755	\$ 222,622
Median Price	\$ 330,000	\$ 344,500	\$ 342,250	\$ 375,000	\$ 363,000	\$ 347,500	\$ 310,000	\$ 230,000	\$ 230,000	\$ 273,221	\$ 174,000
Total Volume	\$ 23,804,960	\$ 38,972,710	\$ 26,386,692	\$ 40,165,900	\$ 66,314,157	\$ 58,628,246	\$ 48,065,700	\$ 30,090,181	\$ 126,485,757	\$ 28,688,190	\$ 26,719,373
Number Sold	62	80	66	90	127	126	131	104	426	105	120
Avg. Days on Market	174	202	162	178	181	167	184	157	165	165	163
High Price	\$ 1,450,000	\$ 2,700,000	\$ 1,800,000	\$ 1,275,000	\$ 3,000,000	\$ 6,500,000	\$ 2,310,000	\$ 895,000	\$ 4,565,726	\$ 2,500,000	\$ 1,685,000
Low Price	\$ 124,900	\$ 48,500	\$ 111,000	\$ 150,000	\$ 10,000	\$ 95,000	\$ 58,000	\$ 82,500	\$ 29,500	\$ 43,000	\$ 17,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-21%	22%	-10%	-15%	12%	27%	27%	-3%	8%	23%	
Median Price	-4%	1%	-9%	3%	4%	12%	35%	0%	-16%	57%	
Total Volume	-39%	48%	-34%	-39%	13%	22%	60%	-76%	341%	7%	
Number Sold	-23%	21%	-27%	-29%	1%	-4%	26%	-76%	306%	-13%	
Avg. Days on Market	-14%	25%	-9%	-2%	8%	-9%	17%	-5%	0%	1%	
High Price	-46%	50%	41%	-58%	-54%	181%	158%	-80%	83%	48%	
Low Price	158%	-56%	-26%	1400%	-89%	64%	-30%	180%	-31%	153%	

4th Quarter Trends

Country Homes - Durango											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 439,297	\$ 568,166	\$ 443,961	\$ 501,530	\$ 651,582	\$ 568,382	\$ 421,382	\$ 323,182	\$ 336,770	\$ 328,442	\$ 256,428
Median Price	\$ 374,405	\$ 400,486	\$ 399,750	\$ 447,000	\$ 470,000	\$ 385,500	\$ 360,000	\$ 288,175	\$ 269,450	\$ 255,000	\$ 199,900
Total Volume	\$ 17,571,910	\$ 34,089,990	\$ 16,870,542	\$ 28,085,700	\$ 48,868,707	\$ 45,470,561	\$ 34,974,700	\$ 22,945,891	\$ 92,948,402	\$ 21,020,300	\$ 20,257,823
Number Sold	40	60	38	56	75	80	83	71	276	64	79
Avg. Days on Market	173	211	172	194	193	169	207	167	162	164	163
High Price	\$ 1,450,000	\$ 2,700,000	\$ 1,800,000	\$ 1,275,000	\$ 3,000,000	\$ 6,500,000	\$ 2,310,000	\$ 895,000	\$ 4,565,726	\$ 2,500,000	\$ 1,685,000
Low Price	\$ 145,500	\$ 90,000	\$ 111,000	\$ 225,000	\$ 110,000	\$ 96,000	\$ 58,000	\$ 82,500	\$ 50,000	\$ 43,000	\$ 17,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-23%	28%	-11%	-23%	15%	35%	30%	-4%	3%	28%	
Median Price	-7%	0%	-11%	-5%	22%	7%	25%	7%	6%	28%	
Total Volume	-48%	102%	-40%	-43%	7%	30%	52%	-75%	342%	4%	
Number Sold	-33%	58%	-32%	-25%	-6%	-4%	17%	-74%	331%	-19%	
Avg. Days on Market	-18%	23%	-11%	1%	14%	-18%	24%	3%	-1%	1%	
High Price	-46%	50%	41%	-58%	-54%	181%	158%	-80%	83%	48%	
Low Price	62%	-19%	-51%	105%	15%	66%	-30%	65%	16%	153%	
Country Homes - Bayfield											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 280,488	\$ 239,226	\$ 374,963	\$ 339,269	\$ 351,986	\$ 324,258	\$ 291,109	\$ 220,364	\$ 234,838	\$ 168,885	\$ 166,276
Median Price	\$ 225,000	\$ 248,200	\$ 253,725	\$ 280,000	\$ 331,500	\$ 315,000	\$ 247,500	\$ 180,000	\$ 183,500	\$ 158,000	\$ 146,100
Total Volume	\$ 4,768,300	\$ 2,870,720	\$ 6,749,350	\$ 7,124,650	\$ 11,967,550	\$ 9,403,500	\$ 9,315,500	\$ 6,831,290	\$ 24,892,855	\$ 4,559,890	\$ 5,154,550
Number Sold	17	12	18	21	34	29	32	31	106	27	31
Avg. Days on Market	180	170	144	144	179	163	133	129	154	154	156
High Price	\$ 635,000	\$ 385,000	\$ 1,450,000	\$ 899,900	\$ 1,160,000	\$ 540,000	\$ 889,000	\$ 479,900	\$ 3,000,000	\$ 372,000	\$ 385,000
Low Price	\$ 124,900	\$ 105,000	\$ 140,000	\$ 177,500	\$ 10,000	\$ 200,000	\$ 164,000	\$ 85,000	\$ 73,000	\$ 76,500	\$ 79,900
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	17%	-36%	11%	-4%	9%	11%	32%	-6%	39%	2%	
Median Price	-9%	-2%	-9%	-16%	5%	27%	38%	-2%	16%	8%	
Total Volume	66%	-57%	-5%	-40%	27%	1%	36%	-73%	446%	-12%	
Number Sold	42%	-33%	-14%	-38%	17%	-9%	3%	-71%	293%	-13%	
Avg. Days on Market	6%	18%	0%	-20%	10%	23%	3%	-16%	0%	-1%	
High Price	65%	-73%	61%	-22%	115%	-39%	85%	-84%	706%	-3%	
Low Price	19%	-25%	-21%	1675%	-95%	22%	93%	16%	-5%	-4%	

4th Quarter Trends

Country Homes - Durango Mountain Area											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 568,928	\$ 695,375	\$ 1,225,000	\$ 812,875	\$ 1,042,500	\$ 860,000	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 537,500	\$ 739,500	\$ 1,225,000	\$ 840,625	\$ 1,042,500	\$ 900,000	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 9,382,500	\$ 2,781,500	\$ 2,450,000	\$ 4,877,250	\$ 2,085,000	\$ 2,580,000	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	7	4	2	6	2	3	0	0	0	0	0
Avg. Days on Market	308	422	491	296	38	346	0	0	0	0	0
High Price	\$ 1,225,000	\$ 855,000	\$ 1,975,000	\$ 899,000	\$ 1,390,000	\$ 920,000	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 285,000	\$ 447,500	\$ 475,000	\$ 607,000	\$ 695,000	\$ 760,000	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-18%	-43%	51%	-22%	21%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Median Price	-27%	-40%	46%	-19%	16%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Total Volume	237%	14%	-50%	134%	-19%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Number Sold	75%	100%	-67%	200%	-33%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Avg. Days on Market	-27%	-14%	66%	679%	-89%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
High Price	43%	-57%	120%	-35%	51%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	
Low Price	-36%	-6%	-22%	-13%	-9%	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	#DIV/0!	

4th Quarter Trends

	Condo/Townhomes - Durango Mountain Area										
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 301,677	\$ 372,450	\$ 493,436	\$ 588,118	\$ 241,321	\$ 264,285	\$ 167,912	\$ 191,403	\$ 191,552	\$ 98,742	\$ 113,068
Median Price	\$ 191,000	\$ 373,500	\$ 540,000	\$ 639,900	\$ 219,500	\$ 212,000	\$ 97,500	\$ 125,000	\$ 117,000	\$ 86,000	\$ 88,000
Total Volume	\$ 5,430,200	\$ 4,469,400	\$ 5,427,800	\$ 8,233,658	\$ 5,550,400	\$ 9,250,000	\$ 2,854,500	\$ 6,124,900	\$ 15,515,750	\$ 1,184,900	\$ 2,826,700
Number Sold	18	12	11	14	23	35	17	32	81	12	25
Avg. Days on Market	399	318	239	308	189	129	217	254	256	204	284
High Price	\$ 840,000	\$ 650,000	\$ 1,299,900	\$ 1,610,591	\$ 435,000	\$ 1,070,000	\$ 755,000	\$ 794,000	\$ 1,900,000	\$ 255,000	\$ 285,500
Low Price	\$ 48,200	\$ 120,000	\$ 55,000	\$ 45,000	\$ 45,000	\$ 58,000	\$ 51,000	\$ 38,800	\$ 12,500	\$ 43,500	\$ 35,000
	Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-19%	-25%	-16%	144%	-9%	57%	-12%	0%	94%	-13%	
Median Price	-49%	-31%	-16%	192%	4%	117%	-22%	7%	36%	-2%	
Total Volume	21%	-18%	-34%	48%	-40%	224%	-53%	-61%	1209%	-58%	
Number Sold	50%	9%	-21%	-39%	-34%	106%	-47%	-60%	575%	-52%	
Avg. Days on Market	25%	33%	-22%	63%	47%	-41%	-15%	-1%	25%	-28%	
High Price	29%	-50%	-19%	270%	-59%	42%	-5%	-58%	645%	-11%	
Low Price	-60%	118%	22%	0%	-22%	14%	31%	210%	-71%	24%	

**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Igancio, Kline, Marvel, Red Mesa and Vallecto. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.

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4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO VALLECITO LaPlata Co. Dgo Mtn Area

1/8 Share Fractional - Durango Mountain Area									
	2010 Q4	2009 Q4	2008 Q4						
Average Price	\$ -	\$ 279,900	\$ 229,567						
Median Price	\$ -	\$ 279,900	\$ 279,900						
Total Volume	\$ -	\$ 279,900	\$5,509,620						
Number Sold	0	1	24						
Avg. Days on Market	0	519	192						
High Price	\$ -	\$ 279,900	\$ 299,900						
Low Price	\$ -	\$ 279,900	\$ 119,900						
Percent Change from Previous Year									
	2010	2009	2008						
Average Price	-100%	22%	#DIV/0!						
Median Price	-100%	0%	#DIV/0!						
Total Volume	-100%	-95%	#DIV/0!						
Number Sold	-100%	-96%	#DIV/0!						
Avg. Days on Market	-100%	170%	#DIV/0!						
High Price	-100%	-7%	#DIV/0!						
Low Price	-100%	133%	#DIV/0!						
1/4 Share Fractional - Resort									
	2010 Q4	2009 Q4	2008 Q4						
Average Price	\$ -	\$ -	\$ -						
Median Price	\$ -	\$ -	\$ -						
Total Volume	\$ -	\$ -	\$ -						
Number Sold	0	0	0						
Avg. Days on Market	0	0	0						
High Price	\$ -	\$ -	\$ -						
Low Price	\$ -	\$ -	\$ -						
Percent Change from Previous Year									
	2010	2009	2008						
Average Price	#DIV/0!	#DIV/0!	#DIV/0!						
Median Price	#DIV/0!	#DIV/0!	#DIV/0!						
Total Volume	#DIV/0!	#DIV/0!	#DIV/0!						
Number Sold	#DIV/0!	#DIV/0!	#DIV/0!						
Avg. Days on Market	#DIV/0!	#DIV/0!	#DIV/0!						
High Price	#DIV/0!	#DIV/0!	#DIV/0!						
Low Price	#DIV/0!	#DIV/0!	#DIV/0!						

**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecito. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.

* Residential Sales now reflect

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4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Farm/Ranch (La Plata County Combined)										
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4					
Average Price	\$ -	\$ -	\$ -	\$ 637,500	\$ 1,812,500					
Median Price	\$ -	\$ -	\$ -	\$ 637,500	\$ 1,812,500					
Total Volume	\$ -	\$ -	\$ -	\$ 1,275,000	\$ 3,625,000					
Number Sold	0	0	0	2	2					
Avg. Days on Market	0	0	0	283	163					
High Price	\$ -	\$ -	\$ -	\$ 875,000	\$ 1,975,000					
Low Price	\$ -	\$ -	\$ -	\$ 400,000	\$ 1,650,000					
89950										
	2010	2009	2008	2007						
Average Price	#DIV/0!	#DIV/0!	-100%	-65%						
Median Price	#DIV/0!	#DIV/0!	-100%	-65%						
Total Volume	#DIV/0!	#DIV/0!	-100%	-65%						
Number Sold	#DIV/0!	#DIV/0!	-100%	0%						
Avg. Days on Market	#DIV/0!	#DIV/0!	-100%	74%						
High Price	#DIV/0!	#DIV/0!	-100%	-56%						
Low Price	#DIV/0!	#DIV/0!	-100%	-76%						
Land (InTown) Durango										
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4		
Average Price	\$ 224,875	\$ 147,500	\$ 321,215	\$ -	\$ 270,000	\$ 152,000	\$ 207,107	\$ 127,154		
Median Price	\$ 250,000	\$ 147,500	\$ 321,215	\$ -	\$ 300,000	\$ 152,000	\$ 159,250	\$ 110,000		
Total Volume	\$ 1,799,000	\$ 295,000	\$ 642,430	\$ -	\$ 810,000	\$ 304,000	\$ 2,485,282	\$ 1,398,689		
Number Sold	8	2	2	0	3	2	12	11		
Avg. Days on Market	960	598	284	0	293	83	170	285		
High Price	\$ 325,000	\$ 195,000	\$ 415,000	\$ -	\$ 300,000	\$ 179,000	\$ 550,000	\$ 226,000		
Low Price	\$ 109,000	\$ 100,000	\$ 227,430	\$ -	\$ 210,000	\$ 125,000	\$ 105,000	\$ 88,900		
Percent Change from Previous Year										
	2010	2009	2008	2007	2006	2005	2004	2003		
Average Price	52%	-54%	#DIV/0!	-100%	78%	-27%	63%			
Median Price	69%	-54%	#DIV/0!	-100%	97%	-5%	45%			
Total Volume	510%	-54%	#DIV/0!	-100%	166%	-88%	78%			
Number Sold	300%	0%	#DIV/0!	-100%	50%	-83%	9%			
Avg. Days on Market	61%	111%	#DIV/0!	-100%	253%	-51%	-40%			
High Price	67%	-53%	#DIV/0!	-100%	68%	-67%	143%			
Low Price	9%	-56%	#DIV/0!	-100%	68%	19%	18%			

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

<i>Land (In Town) Bayfield</i>									
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	
Average Price	\$ 51,000	\$ 70,000	\$ 56,700	\$ 51,296	\$ 61,457	\$ 63,754	\$ 65,753	\$ 60,000	
Median Price	\$ 51,000	\$ 70,000	\$ 56,700	\$ 49,900	\$ 65,900	\$ 62,100	\$ 67,000	\$ 60,000	
Total Volume	\$ 102,000	\$ 70,000	\$ 113,400	\$ 820,750	\$ 430,200	\$ 701,300	\$ 986,300	\$ 60,000	
Number Sold	2	1	2	16	7	11	15	1	
Avg. Days on Market	296	927	526	516	384	78	254	108	
High Price	\$ 60,000	\$ 70,000	\$ 56,700	\$ 56,750	\$ 71,900	\$ 72,100	\$ 95,000	\$ 60,000	
Low Price	\$ 42,000	\$ 70,000	\$ 56,700	\$ 49,900	\$ 49,900	\$ 57,000	\$ 47,000	\$ 60,000	
<i>Percent Change from Previous Year</i>									
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	-27%	23%	11%	-17%	-4%	-3%	10%		
Median Price	-27%	23%	14%	-24%	6%	-7%	12%		
Total Volume	46%	-38%	-86%	91%	-39%	-29%	1544%		
Number Sold	100%	-50%	-88%	129%	-36%	-27%	1400%		
Avg. Days on Market	-68%	76%	2%	34%	392%	-69%	135%		
High Price	-14%	23%	0%	-21%	0%	-24%	58%		
Low Price	-40%	23%	14%	0%	-12%	21%	-22%		
<i>Land (In Town) Ignacio</i>									
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	
Average Price	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	
Median Price	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	
Total Volume	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	
Number Sold	0	0	1	0	0	0	0	0	
Avg. Days on Market	0	0	52	0	0	0	0	0	
High Price	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	
Low Price	\$ -	\$ -	\$ 50,000	\$ -	\$ -	\$ -	\$ -	\$ -	
<i>Percent Change from Previous Year</i>									
	2010	2009	2008	2007	2006	2005	2004	2003	
Average Price	#DIV/0!	-100%	#DIV/0!						
Median Price	#DIV/0!	-100%	#DIV/0!						
Total Volume	#DIV/0!	-100%	#DIV/0!						
Number Sold	#DIV/0!	-100%	#DIV/0!						
Avg. Days on Market	#DIV/0!	-100%	#DIV/0!						
High Price	#DIV/0!	-100%	#DIV/0!						
Low Price	#DIV/0!	-100%	#DIV/0!						

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) Lots Under 1 Acre											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 90,000	\$ 71,133	\$ 108,483	\$ 148,757	\$ 134,875	\$ 141,625	\$ 95,779	\$ 140,611	\$ 47,200	\$ 48,680	\$ 112,921
Median Price	\$ 90,000	\$ 75,000	\$ 125,000	\$ 132,300	\$ 140,000	\$ 130,500	\$ 73,950	\$ 125,100	\$ 38,000	\$ 40,000	\$ 62,500
Total Volume	\$ 18,000	\$ 213,400	\$ 325,450	\$ 1,041,300	\$ 1,079,000	\$ 1,133,000	\$ 1,340,900	\$ 2,249,781	\$ 708,000	\$ 1,119,650	\$ 3,161,775
Number Sold	2	3	3	7	8	8	14	16	15	23	28
Avg. Days on Market	73	248	68	185	254	61	137	237	167	302	259
High Price	\$ 95,000	\$ 99,900	\$ 175,000	\$ 315,000	\$ 219,000	\$ 217,000	\$ 260,000	\$ 279,000	\$ 120,500	\$ 168,000	\$ 475,000
Low Price	\$ 85,000	\$ 38,500	\$ 25,450	\$ 4,000	\$ 38,000	\$ 84,500	\$ 20,000	\$ 6,081	\$ 9,000	\$ 10,000	\$ 10,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	27%	-34%	-27%	10%	-5%	48%	-32%	198%	-3%	-57%	
Median Price	20%	-40%	-6%	-6%	7%	76%	-41%	229%	-5%	-36%	
Total Volume	-92%	-34%	-69%	-3%	-5%	-16%	-40%	218%	-37%	-65%	
Number Sold	-33%	0%	-57%	-13%	0%	-43%	-13%	7%	-35%	-18%	
Avg. Days on Market	-71%	265%	-63%	-27%	316%	-55%	-42%	42%	-45%	17%	
High Price	-5%	-43%	-44%	44%	1%	-17%	-7%	132%	-28%	-65%	
Low Price	121%	51%	536%	-89%	-55%	323%	229%	-32%	-10%	0%	
Land (La Plata County Combined) 1 - 10 Acres											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 181,013	\$ 147,222	\$ 272,300	\$ 174,472	\$ 181,940	\$ 121,428	\$ 96,424	\$ 69,757	\$ 77,337	\$ 53,440	\$ 84,543
Median Price	\$ 166,375	\$ 120,000	\$ 170,000	\$ 152,000	\$ 170,000	\$ 116,500	\$ 67,000	\$ 32,000	\$ 53,250	\$ 45,000	\$ 44,000
Total Volume	\$ 905,068	\$ 1,325,000	\$ 1,361,500	\$ 3,140,500	\$ 4,912,400	\$ 1,700,000	\$ 3,953,393	\$ 2,860,050	\$ 3,866,850	\$ 2,244,500	\$ 5,410,725
Number Sold	5	9	5	18	27	14	41	41	50	42	64
Avg. Days on Market	429	448	194	236	198	90	249	197	224	267	319
High Price	\$ 330,000	\$ 360,000	\$ 475,000	\$ 418,750	\$ 475,000	\$ 250,000	\$ 290,000	\$ 354,000	\$ 430,000	\$ 200,000	\$ 400,000
Low Price	\$ 39,000	\$ 43,500	\$ 122,500	\$ 42,500	\$ 44,900	\$ 58,500	\$ 25,000	\$ 5,500	\$ 5,000	\$ 6,500	\$ 4,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	23%	-46%	56%	-4%	50%	26%	38%	-10%	45%	-37%	
Median Price	39%	-29%	12%	-11%	46%	74%	109%	-40%	18%	2%	
Total Volume	-32%	-3%	-57%	-36%	189%	-57%	38%	-26%	72%	-59%	
Number Sold	-44%	80%	-72%	-33%	93%	-66%	0%	-18%	19%	-34%	
Avg. Days on Market	-4%	131%	-18%	19%	120%	-64%	26%	-12%	-16%	-16%	
High Price	-8%	-24%	13%	-12%	90%	-14%	-18%	-18%	115%	-50%	
Low Price	-10%	-64%	188%	-5%	-23%	134%	355%	10%	-23%	63%	

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Land (La Plata County Combined) 10 to 34.99 Acres											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 21,000	\$ 457,000	\$ 322,000	\$ 1,386,666	\$ 260,000	\$ 273,333	\$ 222,875	\$ 169,167	\$ 143,673	\$ 119,975	\$ 162,935
Median Price	\$ 21,000	\$ 450,000	\$ 322,000	\$ 650,000	\$ 260,000	\$ 240,000	\$ 245,500	\$ 166,000	\$ 130,000	\$ 109,950	\$ 122,300
Total Volume	\$ 21,000	\$ 2,285,000	\$ 644,000	\$ 4,160,000	\$ 520,000	\$ 820,000	\$ 1,783,000	\$ 1,015,000	\$ 1,580,400	\$ 959,800	\$ 1,303,481
Number Sold	1	5	2	3	2	3	8	6	11	8	8
Avg. Days on Market	76	245	618	564	221	419	407	544	308	221	369
High Price	\$ 21,000	\$ 700,000	\$ 394,000	\$ 2,895,000	\$ 270,000	\$ 450,000	\$ 387,500	\$ 220,000	\$ 322,500	\$ 262,500	\$ 310,000
Low Price	\$ 21,000	\$ 97,000	\$ 250,000	\$ 615,000	\$ 250,000	\$ 130,000	\$ 18,500	\$ 120,000	\$ 10,000	\$ 7,500	\$ 45,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-95%	42%	-77%	433%	-5%	23%	32%	18%	20%	-26%	
Median Price	-95%	40%	-50%	150%	8%	-2%	48%	28%	18%	-10%	
Total Volume	-99%	255%	-85%	700%	-37%	-54%	76%	-36%	65%	-26%	
Number Sold	-80%	150%	-33%	50%	-33%	-63%	33%	-45%	38%	0%	
Avg. Days on Market	-69%	-60%	10%	155%	-47%	3%	-25%	77%	39%	-40%	
High Price	-97%	78%	-86%	972%	-40%	16%	76%	-32%	23%	-15%	
Low Price	-78%	-61%	-59%	146%	92%	603%	-85%	1100%	33%	-83%	
Land (La Plata County Combined) 35 Acres +											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 376,666	\$ 219,392	\$ 336,750	\$ 497,734	\$ 251,550	\$ 352,480	\$ 510,479	\$ 240,208	\$ 253,682	\$ 300,214	\$ 533,627
Median Price	\$ 425,000	\$ 179,000	\$ 296,000	\$ 288,000	\$ 107,750	\$ 259,000	\$ 302,500	\$ 196,250	\$ 150,000	\$ 220,000	\$ 265,000
Total Volume	\$ 1,130,000	\$ 1,535,750	\$ 1,347,000	\$ 5,475,074	\$ 2,515,500	\$ 5,287,205	\$ 12,251,500	\$ 2,882,500	\$ 4,312,600	\$ 4,203,000	\$ 8,004,400
Number Sold	3	7	4	11	10	15	24	12	17	14	15
Avg. Days on Market	697	297	337	186	269	164	437	154	183	237	354
High Price	\$ 500,000	\$ 540,000	\$ 500,000	\$ 1,850,000	\$ 925,000	\$ 85,000	\$ 2,000,000	\$ 650,000	\$ 850,000	\$ 1,200,000	\$ 3,600,000
Low Price	\$ 205,000	\$ 75,000	\$ 255,000	\$ 154,574	\$ 59,000	\$ 76,000	\$ 53,500	\$ 30,000	\$ 12,200	\$ 56,500	\$ 45,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	72%	-35%	-32%	98%	-29%	-31%	113%	-5%	-15%	-44%	
Median Price	137%	-40%	3%	167%	-58%	-14%	54%	31%	-32%	-17%	
Total Volume	-26%	14%	-75%	118%	-52%	-57%	325%	-33%	3%	-47%	
Number Sold	-57%	75%	-64%	10%	-33%	-38%	100%	-29%	21%	-7%	
Avg. Days on Market	135%	-12%	81%	-31%	64%	-62%	184%	-16%	-23%	-33%	
High Price	-7%	8%	-73%	100%	988%	-96%	208%	-24%	-29%	-67%	
Low Price	173%	-71%	65%	162%	-22%	42%	78%	146%	-78%	26%	

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

<i>Land (La Plata County Combined) Mountain Area</i>											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4					
Average Price	\$ 133,333	\$ 194,900	\$ 341,200	\$ 552,912	\$ 411,338	\$ 260,800					
Median Price	\$ 80,000	\$ 194,900	\$ 381,000	\$ 477,500	\$ 360,000	\$ 229,900					
Total Volume	\$ 400,000	\$ 194,900	\$ 1,706,000	\$ 5,529,127	\$ 5,347,400	\$ 4,172,800					
Number Sold	3	1	5	10	13	16					
Avg. Days on Market	151	1550	293	522	327	176					
High Price	\$ 260,000	\$ 194,900	\$ 500,000	\$ 895,127	\$ 1,100,000	\$ 850,000					
Low Price	\$ 60,000	\$ 194,900	\$ 120,000	\$ 305,000	\$ 100,000	\$ 132,000					
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006						
Average Price	-32%	-43%	-38%	34%	58%						
Median Price	-59%	-49%	-20%	33%	57%						
Total Volume	105%	-89%	-69%	3%	28%						
Number Sold	200%	-80%	-50%	-23%	-19%						
Avg. Days on Market	-90%	429%	-44%	60%	86%						
High Price	33%	-61%	-44%	-19%	29%						
Low Price	-69%	62%	-61%	205%	-24%						
<i>Business & Income (La Plata County Combined) Business Opportunities</i>											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 456,000	\$ -	\$ 211,250	\$ 273,041	\$ 445,000	\$ -	\$ 106,667	\$ 30,667	\$ -	\$ 500,000	\$ 204,333
Median Price	\$ 80,000	\$ -	\$ 211,250	\$ 273,041	\$ 75,000	\$ -	\$ 95,000	\$ 37,000	\$ -	\$ 500,000	\$ 289,000
Total Volume	\$ 2,280,000	\$ -	\$ 422,500	\$ 273,041	\$ 1,335,000	\$ -	\$ 320,000	\$ 92,000	\$ -	\$ 500,000	\$ 613,000
Number Sold	5	0	2	1	3	0	3	3	0	1	3
Avg. Days on Market	445	0	597	88	194	0	124	172	0	64	329
High Price	\$ 1,250,000	\$ -	\$ 272,500	\$ 273,041	\$ 1,200,000	\$ -	\$ 170,000	\$ 45,000	\$ -	\$ 500,000	\$ 297,000
Low Price	\$ 50,000	\$ -	\$ 150,000	\$ 273,041	\$ 60,000	\$ -	\$ 55,000	\$ 10,000	\$ -	\$ 500,000	\$ 27,000
<i>Percent Change from Previous Year</i>											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	#DIV/0!	-100%	-23%	-39%			248%				
Median Price	#DIV/0!	-100%	-23%	264%			157%				
Total Volume	#DIV/0!	-100%	55%	-80%			248%				
Number Sold	#DIV/0!	-100%	100%	-67%			0%				
Avg. Days on Market	#DIV/0!	-100%	578%	-55%			-28%				
High Price	#DIV/0!	-100%	0%	-77%			278%				
Low Price	#DIV/0!	-100%	-45%	355%			450%				

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Commercial Income											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 776,250	\$ 511,515	\$ 477,100	\$ 846,300	\$ 1,059,736	\$ 873,530	\$ 358,131	\$ 1,093,143	\$ 425,100	\$ 392,276	\$ 363,333
Median Price	\$ 776,250	\$ 440,711	\$ 381,500	\$ 712,500	\$ 1,000,000	\$ 900,000	\$ 265,548	\$ 425,000	\$ 290,000	\$ 215,000	\$ 510,000
Total Volume	\$ 1,552,500	\$ 2,557,575	\$ 2,385,500	\$ 8,463,000	\$ 8,477,895	\$ 8,735,301	\$ 4,297,568	\$ 7,652,000	\$ 25,560,600	\$ 6,668,696	\$ 1,090,000
Number Sold	2	5	5	10	8	10	12	7	6	17	3
Avg. Days on Market	952	283	73	157	312	249	352	184	279	254	323
High Price	\$ 1,250,000	\$ 925,000	\$ 889,000	\$ 2,310,000	\$ 1,961,000	\$ 1,800,000	\$ 177,052	\$ 4,800,000	\$ 960,000	\$ 1,492,696	\$ 535,000
Low Price	\$ 302,500	\$ 332,500	\$ 180,000	\$ 199,000	\$ 255,895	\$ 159,900	\$ 1,121,500	\$ 147,000	\$ 116,600	\$ 78,000	\$ 45,000
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	52%	7%	-44%	-20%	21%	144%	-67%	157%	8%	8%	
Median Price	76%	16%	-46%	-29%	11%	239%	-38%	47%	35%	-58%	
Total Volume	-39%	7%	-72%	0%	-3%	103%	-44%	-70%	283%	512%	
Number Sold	-60%	0%	-50%	25%	-20%	-17%	71%	17%	-65%	467%	
Avg. Days on Market	236%	288%	-54%	-50%	25%	-29%	91%	-34%	10%	-21%	
High Price	35%	4%	-62%	18%	9%	917%	-96%	400%	-36%	179%	
Low Price	-9%	85%	-10%	-22%	60%	-86%	663%	26%	49%	73%	
Business & Income (La Plata County Combined) Commercial Land											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ -	\$ 225,200	\$ 460,000	\$ 1,165,056	\$ 189,750	\$ -	\$ 300,000	\$ 250,000	\$ 405,000	\$ 811,583	\$ 118,750
Median Price	\$ -	\$ 225,200	\$ 460,000	\$ 800,000	\$ 189,750	\$ -	\$ 300,000	\$ 250,000	\$ 405,000	\$ 411,250	\$ 118,750
Total Volume	\$ -	\$ 225,200	\$ 460,000	\$ 3,495,170	\$ 379,500	\$ -	\$ 300,000	\$ 250,000	\$ 405,000	\$ 4,869,500	\$ 237,500
Number Sold	0	1	1	3	2	0	1	1	1	6	2
Avg. Days on Market	0	28	453	231	489	0	226	68	28	304	91
High Price	\$ -	\$ 225,200	\$ 460,000	\$ 2,345,170	\$ 292,000	\$ -	\$ 300,000	\$ 250,000	\$ 405,000	\$ 3,000,000	\$ 170,000
Low Price	\$ -	\$ 225,200	\$ 460,000	\$ 350,000	\$ 87,500	\$ -	\$ 300,000	\$ 250,000	\$ 405,000	\$ 42,000	\$ 67,500
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-100%	-51%	-61%	514%		-100%	20%	-38%	-50%	583%	
Median Price	-100%	-51%	-43%	322%		-100%	20%	-38%	-2%	246%	
Total Volume	-100%	-51%	-87%	821%		-100%	20%	-38%	-92%	1950%	
Number Sold	-100%	0%	-67%	50%		-100%	0%	0%	-83%	200%	
Avg. Days on Market	-100%	-94%	96%	-53%		-100%	232%	143%	-91%	234%	
High Price	-100%	-51%	-80%	703%		-100%	20%	-38%	-87%	1665%	
Low Price	-100%	-51%	31%	300%		-100%	20%	-38%	864%	-38%	

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

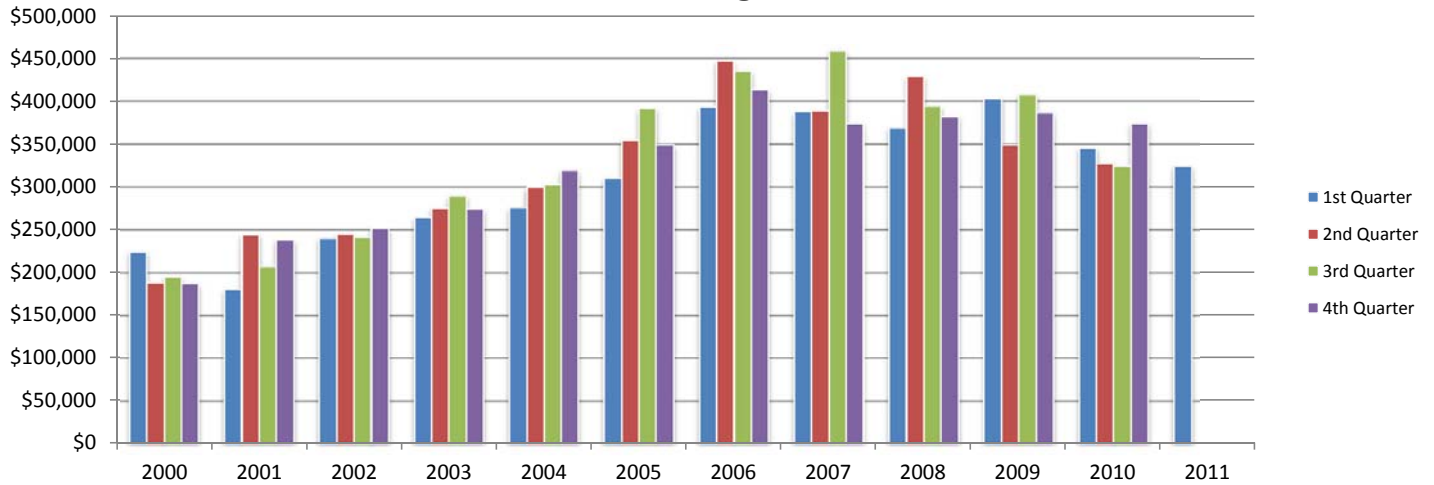
Business & Income (La Plata County Combined) Commercial Lease											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 2,052	\$ 1,200	\$ -	\$ 4,932	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Median Price	\$ 1,402	\$ 1,200	\$ -	\$ 4,932	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Total Volume	\$ 24,624	\$ 1,200	\$ -	\$ 9,865	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Number Sold	12	2	0	2	0	0	0	0	0	0	0
Avg. Days on Market	257	304	0	187	0	0	0	0	0	0	0
High Price	\$ 5,067	\$ 1,200	\$ -	\$ 5,356	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Low Price	\$ 325	\$ 1,200	\$ -	\$ 4,509	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	71%	#DIV/0!	-100%								
Median Price	17%	#DIV/0!	-100%								
Total Volume	1952%	#DIV/0!	-100%								
Number Sold	500%	#DIV/0!	-100%								
Avg. Days on Market	-15%	#DIV/0!	-100%								
High Price	322%	#DIV/0!	-100%								
Low Price	-73%	#DIV/0!	-100%								
Business & Income (La Plata County Combined) Mobile/Modular - No Land											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ -	\$ 15,333	\$ 35,000	\$ 28,000	\$ 47,000	\$ 16,000	\$ -	\$ -	\$ 25,989	\$ 13,250	\$ 14,750
Median Price	\$ -	\$ 17,000	\$ 35,000	\$ 28,000	\$ 47,000	\$ 16,000	\$ -	\$ -	\$ 21,750	\$ 13,250	\$ 14,750
Total Volume	\$ -	\$ 46,000	\$ 35,000	\$ 28,000	\$ 47,000	\$ 32,000	\$ -	\$ -	\$ 103,954	\$ 26,500	\$ 29,500
Number Sold	0	3	1	1	1	2	0	0	4	2	2
Avg. Days on Market	0	531	459	125	126	109	0	0	140	188	112
High Price	\$ -	\$ 24,000	\$ 35,000	\$ 28,000	\$ 47,000	\$ 24,000	\$ -	\$ -	\$ 40,454	\$ 14,500	\$ 20,000
Low Price	\$ -	\$ 5,000	\$ 35,000	\$ 28,000	\$ 47,000	\$ 8,000	\$ -	\$ -	\$ 20,000	\$ 12,000	\$ 9,500
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	-100%	-56%	25%	-40%	194%			-100%	96%	-10%	
Median Price	-100%	-51%	25%	-40%	194%			-100%	64%	-10%	
Total Volume	-100%	31%	25%	-40%	47%			-100%	292%	-10%	
Number Sold	-100%	200%	0%	0%	-50%			-100%	100%	0%	
Avg. Days on Market	-100%	16%	267%	-1%	16%			-100%	-26%	68%	
High Price	-100%	-31%	25%	-40%	96%			-100%	179%	-28%	
Low Price	-100%	-86%	25%	-40%	488%			-100%	67%	26%	

4th Quarter Trends

COLOR CODE DURANGO BAYFIELD IGNACIO LaPlata Co.

Business & Income (La Plata County Combined) Multi-Family											
	2010 Q4	2009 Q4	2008 Q4	2007 Q4	2006 Q4	2005 Q4	2004 Q4	2003 Q4	2002 Q4	2001 Q4	2000 Q4
Average Price	\$ 687,500	\$ 413,000	\$ -	\$ 431,950	\$ 382,750	\$ 419,500	\$ 1,800,000	\$ 325,000	\$ 228,333	\$ 276,667	\$ -
Median Price	\$ 687,500	\$ 413,000	\$ -	\$ 431,950	\$ 365,500	\$ 419,500	\$ 1,800,000	\$ 325,000	\$ 174,500	\$ 295,000	\$ -
Total Volume	\$ 1,375,000	\$ 413,000	\$ -	\$ 863,900	\$ 1,531,000	\$ 839,000	\$ 1,800,000	\$ 325,000	\$ 685,000	\$ 830,000	\$ -
Number Sold	2	1	0	2	4	2	1	1	3	3	0
Avg. Days on Market	143	203	0	145	90	63	89	46	110	207	0
High Price	\$ 775,000	\$ 413,000	\$ -	\$ 455,400	\$ 515,000	\$ 470,000	\$ 1,800,000	\$ 325,000	\$ 415,000	\$ 365,000	\$ -
Low Price	\$ 600,000	\$ 413,000	\$ -	\$ 408,500	\$ 285,000	\$ 369,000	\$ 1,800,000	\$ 325,000	\$ 95,000	\$ 170,000	\$ -
Percent Change from Previous Year											
	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Average Price	66%	#DIV/0!	-100%	13%	-9%	-77%	454%	42%	-17%		
Median Price	66%	#DIV/0!	-100%	18%	-13%	-77%	454%	86%	-41%		
Total Volume	233%	#DIV/0!	-100%	-44%	82%	-53%	454%	-53%	-17%		
Number Sold	100%	#DIV/0!	-100%	-50%	100%	100%	0%	-67%	0%		
Avg. Days on Market	-30%	#DIV/0!	-100%	61%	43%	-29%	93%	-58%	-47%		
High Price	88%	#DIV/0!	-100%	-12%	10%	-74%	454%	-22%	14%		
Low Price	45%	#DIV/0!	-100%	43%	-23%	-80%	454%	242%	-44%		
**La Plata County Combined statistics includes: Durango, Bayfield, Breen, Hesperus, Ignacio, Kline, Marvel, Red Mesa and Vallecto. Please disclose the use of the new areas used in the calculations when making comparisons to past statistics.											
* Residential Sales now reflect only those properties sold in La Plata County. Please disclose the use of new areas used in calculations.											
This information is provided by the Multiple Listing Service of the Durango Area Association of REALTORS, Inc. and is based on MLS statistics only. Data maintained is deemed reliable but not guaranteed, and may not reflect all real estate activity.											

TREND - Median In-Town Durango Home Prices



MEDIAN IN-TOWN DURANGO HOME PRICES

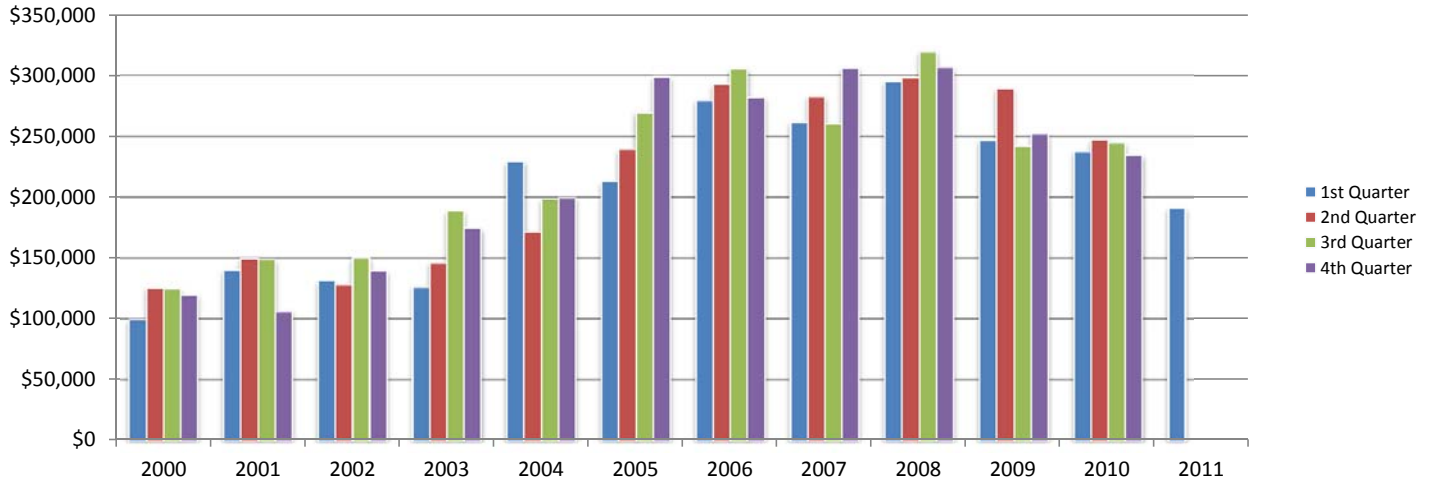
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$225,000	\$181,000	\$241,000	\$265,360	\$276,474	\$311,000	\$394,000	\$388,250	\$370,000	\$404,000	\$346,500	\$325,000
2nd Quarter	\$189,000	\$245,000	\$245,900	\$276,000	\$299,999	\$355,752	\$448,000	\$390,000	\$430,000	\$350,000	\$328,450	
3rd Quarter	\$195,500	\$208,000	\$241,900	\$290,000	\$303,545	\$392,000	\$436,050	\$460,000	\$394,900	\$409,000	\$325,000	
4th Quarter	\$187,500	\$238,750	\$252,000	\$274,500	\$319,900	\$350,000	\$413,875	\$374,950	\$382,900	\$387,450	\$374,650	

Criteria: (Class: Residential) (Area - Durango In-Town) (Type - Stick-built, Manufactured, Modular) *Manufactured & Modular listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	-19.56%	33.15%	10.11%	4.19%	12.49%	26.69%	-1.46%	-4.70%	9.19%	-6.35%	-19.55%
2nd Quarter	No Data	29.63%	0.37%	12.24%	8.70%	18.58%	25.93%	-12.95%	10.26%	-18.60%	-23.62%	
3rd Quarter	No Data	6.39%	16.30%	19.88%	4.67%	29.14%	11.24%	5.49%	-14.15%	3.57%	-17.70%	
4th Quarter	No Data	27.33%	5.55%	8.93%	16.54%	9.41%	18.25%	-9.41%	2.12%	1.19%	-2.15%	

TREND - Median In-Town Bayfield Home Prices



MEDIAN IN-TOWN BAYFIELD HOME PRICES

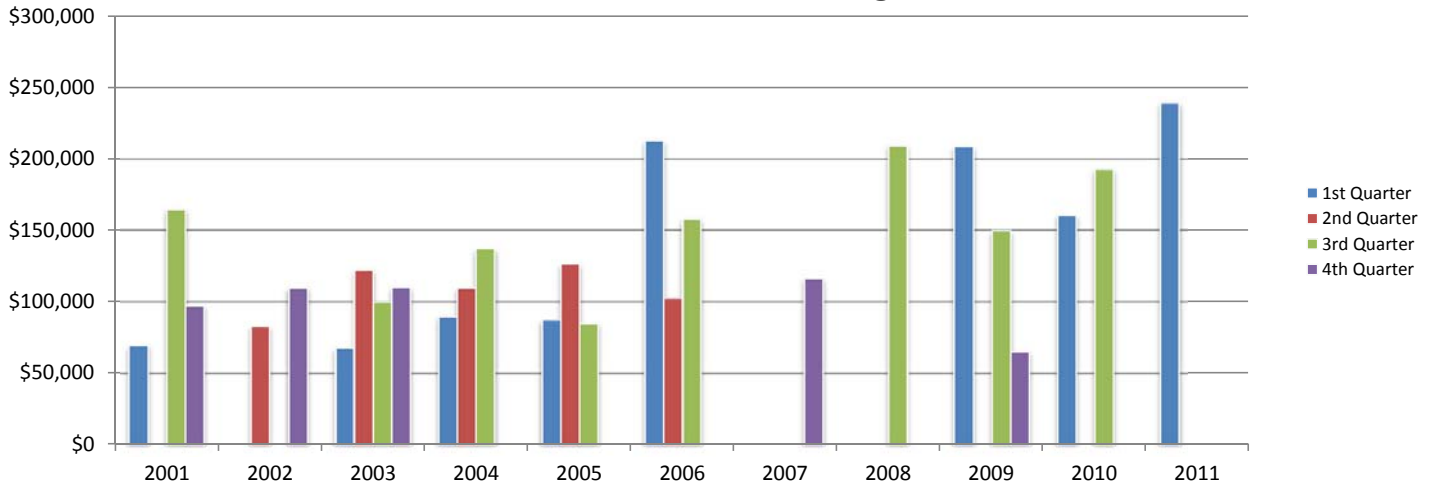
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$100,000	\$140,500	\$131,625	\$126,500	\$230,000	\$212,750	\$280,000	\$261,950	\$295,000	\$247,500	\$238,000	\$191,400
2nd Quarter	\$125,875	\$150,000	\$128,750	\$146,500	\$172,000	\$239,395	\$293,450	\$283,000	\$298,018	\$290,000	\$247,805	
3rd Quarter	\$125,000	\$148,950	\$150,500	\$189,000	\$199,000	\$269,900	\$306,000	\$260,700	\$320,000	\$242,573	\$245,000	
4th Quarter	\$120,000	\$106,750	\$140,117	\$175,000	\$200,000	\$299,500	\$282,495	\$306,500	\$307,000	\$252,772	\$235,000	

Criteria: (Class: Residential) (Area - Bayfield In-Town) (Type - Stick-built, Manufactured, Modular) *Manufactured & Modular listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2010
1st Quarter	No Data	40.50%	-6.32%	-3.89%	81.82%	-7.50%	31.61%	-6.45%	12.62%	-16.10%	-19.32%	-22.67%
2nd Quarter	No Data	19.17%	-14.17%	13.79%	17.41%	39.18%	22.58%	-3.56%	5.31%	-2.69%	-16.85%	
3rd Quarter	No Data	19.16%	1.04%	25.58%	5.29%	35.63%	13.38%	-14.80%	22.75%	-24.20%	-23.44%	
4th Quarter	No Data	-11.04%	31.26%	24.90%	14.29%	49.75%	-5.68%	8.50%	0.16%	-17.66%	-23.45%	

TREND - Median In-Town Ignacio Home Prices



MEDIAN IN-TOWN IGNACIO HOME PRICES

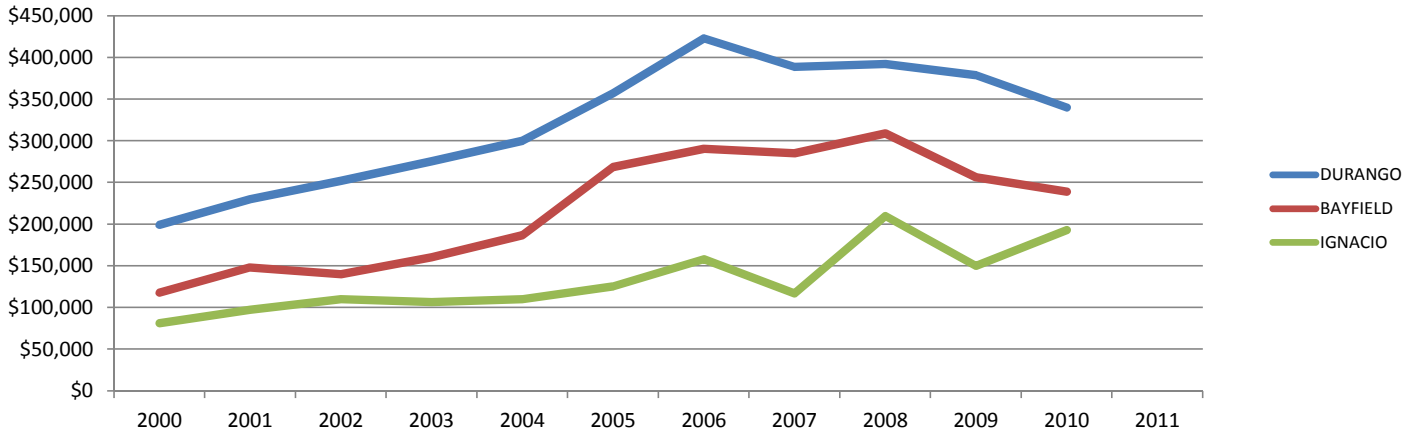
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$85,000	\$69,900	\$0	\$68,000	\$90,000	\$87,600	\$213,000	\$0	\$0	\$209,000	\$161,000	\$239,900
2nd Quarter	\$63,250	\$0	\$83,000	\$122,500	\$110,000	\$126,500	\$103,000	\$0	\$0	\$0	\$0	
3rd Quarter	\$107,000	\$165,000	\$0	\$100,000	\$137,500	\$85,000	\$158,315	\$0	\$210,000	\$150,000	\$193,000	
4th Quarter	\$68,877	\$97,275	\$110,000	\$110,750	\$0	\$0	\$0	\$116,750	\$0	\$65,000	\$0	

Criteria: (Class: Residential) (Area - Ignacio In-Town) (Type - Stick-built, Manufactured, Modular) *Manufactured & Modular listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	-17.76%	-100.00%		32.35%	-2.67%	143.15%	-100.00%		#DIV/0!	#DIV/0!	14.78%
2nd Quarter	No Data	-100.00%		47.59%	-10.20%	15.00%	-18.58%	-100.00%		#DIV/0!		
3rd Quarter	No Data	54.21%	-100.00%		37.50%	-38.18%	86.25%	-100.00%	#DIV/0!	-28.57%	-8.10%	
4th Quarter	No Data	41.23%	13.08%	0.68%	-100.00%					#DIV/0!	#DIV/0!	

Overall In-Town Home Sale Prices



	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
DURANGO	\$199,250	\$230,000	\$252,000	\$275,503	\$300,000	\$357,000	\$422,982	\$389,000	\$392,450	\$379,000	\$340,000	
BAYFIELD	\$117,719	\$148,000	\$140,117	\$160,500	\$187,000	\$268,650	\$290,487	\$285,000	\$309,000	\$256,513	\$239,000	
IGNACIO	\$81,032	\$97,275	\$110,000	\$106,500	\$110,000	\$125,500	\$158,105	\$116,750	\$210,000	\$150,000	\$193,000	

% INCREASE/DECREASE FROM PREVIOUS YEAR

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
DURANGO	No Data	15.43%	9.57%	9.33%	8.89%	19.00%	18.48%	-8.03%	0.89%	-3.43%	-13.36%	-100.00%
BAYFIELD	No Data	25.72%	-5.33%	14.55%	16.51%	43.66%	8.13%	-1.89%	8.42%	-16.99%	-22.65%	-100.00%
IGNACIO	No Data	20.05%	13.08%	-3.18%	3.29%	14.09%	25.98%	-26.16%	79.87%	-28.57%	-8.10%	-100.00%

MEDIAN IN-TOWN DURANGO HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$225,000	\$181,000	\$241,000	\$265,360	\$276,474	\$311,000	\$394,000	\$388,250	\$370,000	\$404,000	\$346,500	\$325,000
2nd Quarter	\$189,000	\$245,000	\$245,900	\$276,000	\$299,999	\$355,752	\$448,000	\$390,000	\$430,000	\$350,000	\$328,450	
3rd Quarter	\$195,500	\$208,000	\$241,900	\$290,000	\$303,545	\$392,000	\$436,050	\$460,000	\$394,900	\$409,000	\$325,000	
4th Quarter	\$187,500	\$238,750	\$252,000	\$274,500	\$319,900	\$350,000	\$413,875	\$374,950	\$382,900	\$387,450	\$374,650	
Annual Median	\$199,250	\$230,000	\$252,000	\$275,503	\$300,000	\$357,000	\$422,982	\$389,000	\$392,450	\$379,000		

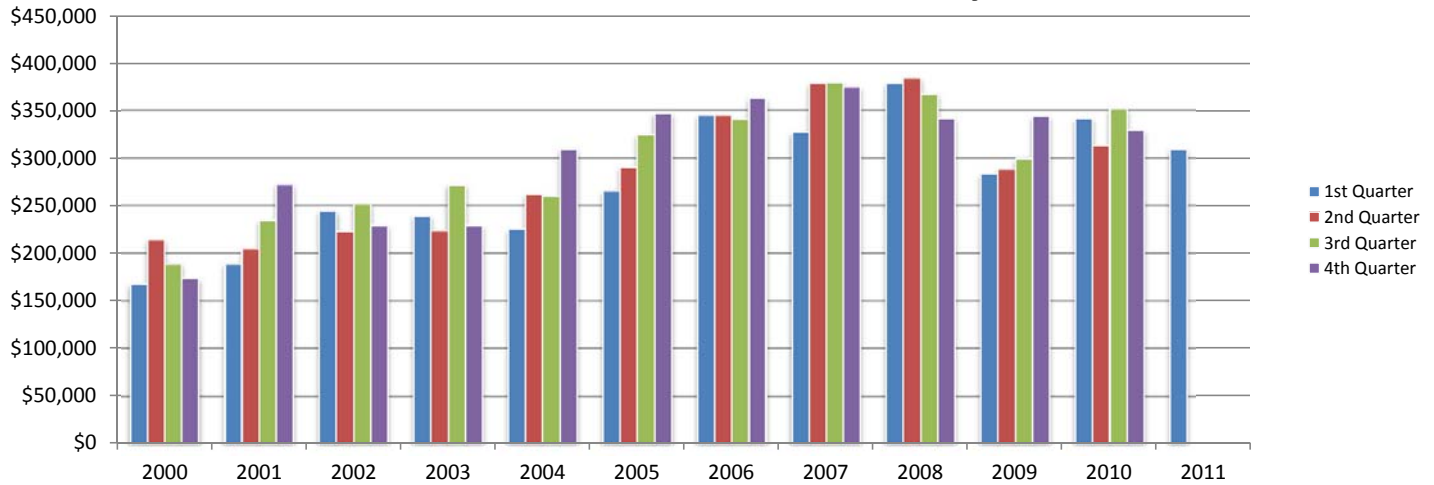
MEDIAN IN-TOWN BAYFIELD HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$100,000	\$140,500	\$131,625	\$126,500	\$230,000	\$212,750	\$280,000	\$261,950	\$295,000	\$247,500	\$238,000	\$191,400
2nd Quarter	\$125,875	\$150,000	\$128,750	\$146,500	\$172,000	\$239,395	\$293,450	\$283,000	\$298,018	\$290,000	\$247,805	
3rd Quarter	\$125,000	\$148,950	\$150,500	\$189,000	\$199,000	\$269,900	\$306,000	\$260,700	\$320,000	\$242,573	\$245,000	
4th Quarter	\$120,000	\$106,750	\$140,117	\$175,000	\$200,000	\$299,500	\$282,495	\$306,500	\$307,000	\$252,772	\$235,000	
Annual Median	\$117,719	\$148,000	\$140,117	\$160,500	\$187,000	\$268,650	\$290,487	\$285,000	\$309,000	\$256,513	\$239,000	

MEDIAN IN-TOWN IGNACIO HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$85,000	\$69,900	\$0	\$68,000	\$90,000	\$87,600	\$213,000	\$0	\$0	\$209,000	\$161,000	\$239,900
2nd Quarter	\$63,250	\$0	\$83,000	\$122,500	\$110,000	\$126,500	\$103,000	\$0	\$0	\$0	\$0	
3rd Quarter	\$107,000	\$165,000	\$0	\$100,000	\$137,500	\$85,000	\$158,315	\$0	\$210,000	\$150,000	\$193,000	
4th Quarter	\$68,877	\$97,275	\$110,000	\$110,750	\$0	\$0	\$0	\$116,750	\$0	\$65,000	\$0	
Annual Median	\$81,032	\$97,275	\$110,000	\$106,500	\$110,000	\$125,500	\$158,105	\$116,750	\$210,000	\$150,000	\$193,000	

TREND - Median La Plata Country Home Prices



MEDIAN LA PLATA COUNTY HOME PRICES

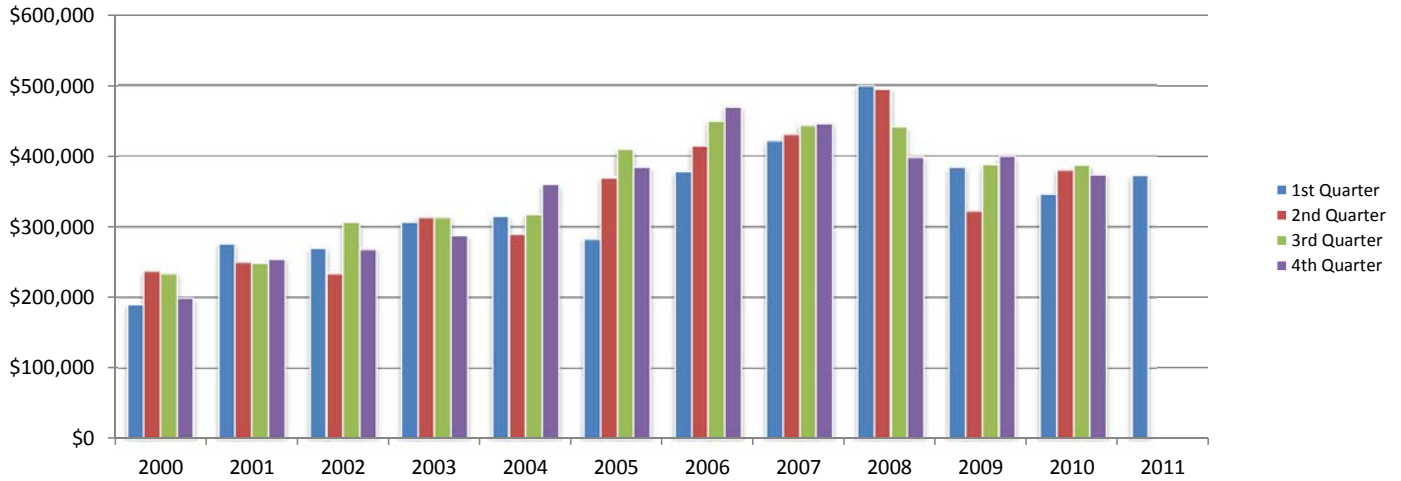
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$168,500	\$189,500	\$245,000	\$240,000	\$225,950	\$266,450	\$345,000	\$328,000	\$379,000	\$284,300	\$342,000	\$310,000
2nd Quarter	\$215,000	\$206,000	\$223,450	\$224,500	\$262,750	\$291,000	\$345,250	\$379,000	\$385,000	\$289,000	\$313,652	
3rd Quarter	\$189,900	\$235,000	\$252,500	\$272,500	\$260,000	\$325,000	\$341,500	\$379,450	\$367,800	\$300,000	\$352,500	
4th Quarter	\$174,000	\$273,221	\$230,000	\$230,000	\$310,000	\$347,500	\$363,000	\$375,000	\$342,250	\$344,500	\$330,000	

Criteria: (Class: Residential) (Area - Bayfield Rural, Durango Rural, Ignacio Rural, Vallecito) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	12.46%	29.29%	-2.04%	-5.85%	17.92%	29.48%	-4.93%	15.55%	-24.99%	-9.76%	9.04%
2nd Quarter	No Data	-4.19%	8.47%	0.47%	17.04%	10.75%	18.64%	9.78%	1.58%	-24.94%	-18.53%	
3rd Quarter	No Data	23.75%	7.45%	7.92%	-4.59%	25.00%	5.08%	11.11%	-3.07%	-18.43%	-4.16%	
4th Quarter	No Data	57.02%	-15.82%	0.00%	34.78%	12.10%	4.46%	3.31%	-8.73%	0.66%	-3.58%	

TREND - Median Durango Country Home Prices



MEDIAN DURANGO COUNTRY HOME PRICES

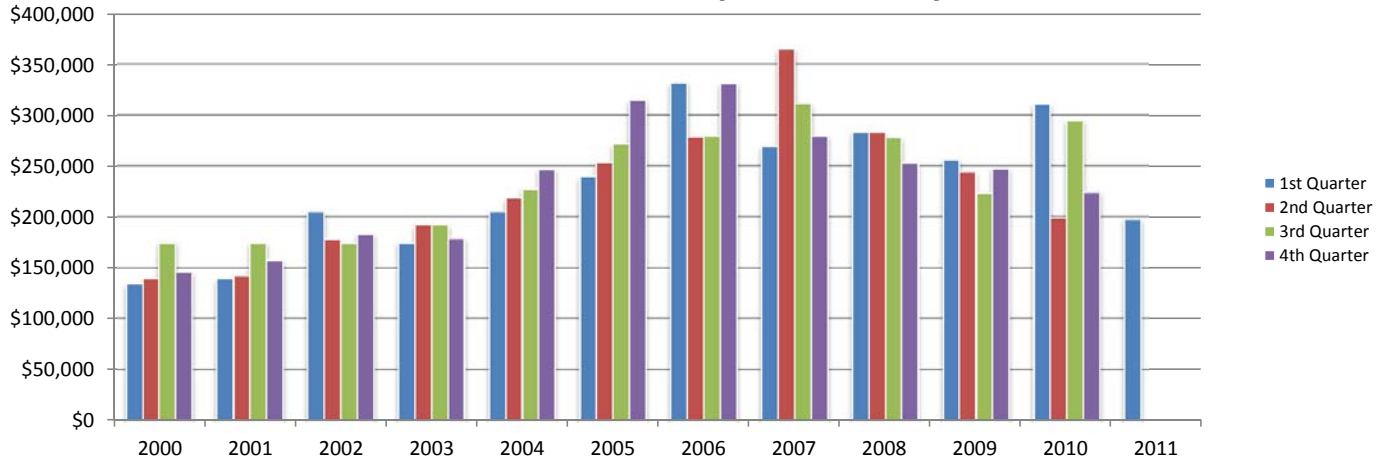
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$190,500	\$277,000	\$269,900	\$307,450	\$315,000	\$284,000	\$378,500	\$423,000	\$500,000	\$385,000	\$347,500	\$373,500
2nd Quarter	\$238,500	\$250,000	\$235,000	\$314,000	\$290,000	\$369,900	\$415,000	\$431,500	\$495,000	\$323,500	\$380,500	
3rd Quarter	\$235,000	\$249,500	\$307,000	\$314,000	\$318,750	\$410,000	\$449,900	\$444,500	\$442,000	\$389,000	\$387,375	
4th Quarter	\$199,900	\$255,000	\$269,450	\$288,175	\$360,000	\$385,500	\$470,000	\$447,000	\$399,750	\$400,486	\$374,405	

Criteria: (Class: Residential) (Area - Durango Rural) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2010
1st Quarter	No Data	45.41%	-2.56%	13.91%	2.46%	-9.84%	33.27%	11.76%	18.20%	-23.00%	-30.50%	-2.99%
2nd Quarter	No Data	4.82%	-6.00%	33.62%	-7.64%	27.55%	12.19%	3.98%	14.72%	-34.65%	-23.13%	
3rd Quarter	No Data	6.17%	23.05%	2.28%	1.51%	28.63%	9.73%	-1.20%	-0.56%	-11.99%	-12.36%	
4th Quarter	No Data	27.56%	5.67%	6.95%	24.92%	7.08%	21.92%	-4.89%	-10.57%	0.18%	-6.34%	

TREND - Median Bayfield Country Home Prices



MEDIAN BAYFIELD COUNTRY HOME PRICES

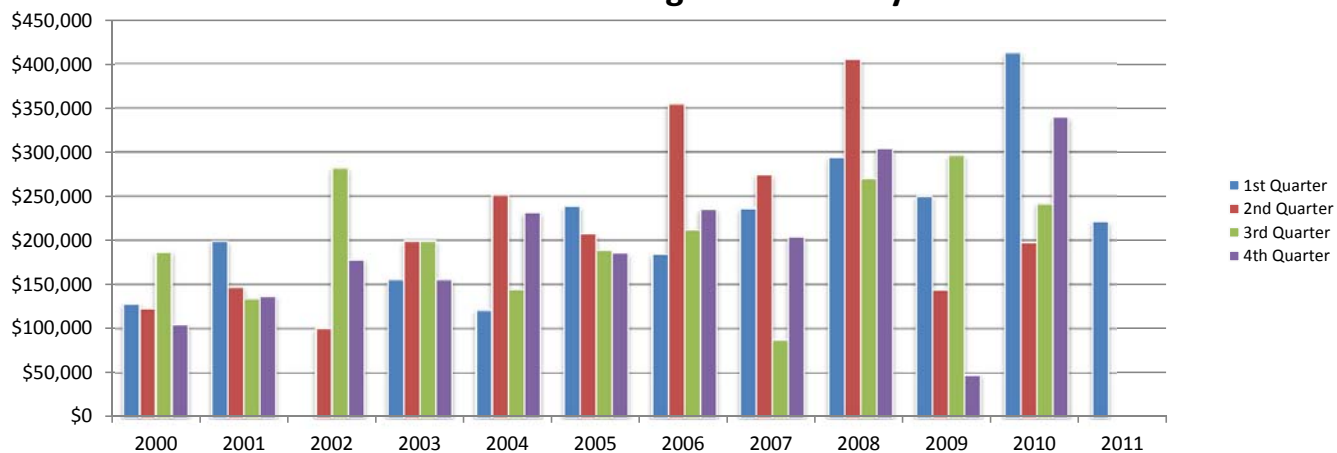
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$135,000	\$139,450	\$206,000	\$175,000	\$205,800	\$240,000	\$332,159	\$269,850	\$284,000	\$257,000	\$311,000	\$198,425
2nd Quarter	\$139,900	\$143,000	\$178,500	\$192,500	\$219,000	\$254,000	\$279,000	\$365,000	\$284,000	\$245,000	\$200,000	
3rd Quarter	\$175,000	\$175,000	\$175,000	\$192,500	\$228,000	\$272,000	\$280,000	\$312,000	\$278,000	\$224,000	\$295,000	
4th Quarter	\$146,100	\$158,000	\$183,500	\$180,000	\$247,500	\$315,000	\$331,500	\$280,000	\$253,725	\$248,200	\$225,000	

Criteria: (Class: Residential) (Area - Bayfield Rural) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	3.30%	47.72%	-15.05%	17.60%	16.62%	38.40%	-18.76%	5.24%	-9.51%	9.51%	-22.79%
2nd Quarter	No Data	2.22%	24.83%	7.84%	13.77%	15.98%	9.84%	30.82%	-22.19%	-13.73%	-29.58%	
3rd Quarter	No Data	0.00%	0.00%	10.00%	18.44%	19.30%	2.94%	11.43%	-10.90%	-19.42%	6.12%	
4th Quarter	No Data	8.15%	16.14%	-1.91%	37.50%	27.27%	5.24%	-15.54%	-9.38%	-2.18%	-11.32%	

TREND - Median Ignacio Country Home Prices



MEDIAN COUNTRY IGNACIO HOME PRICES

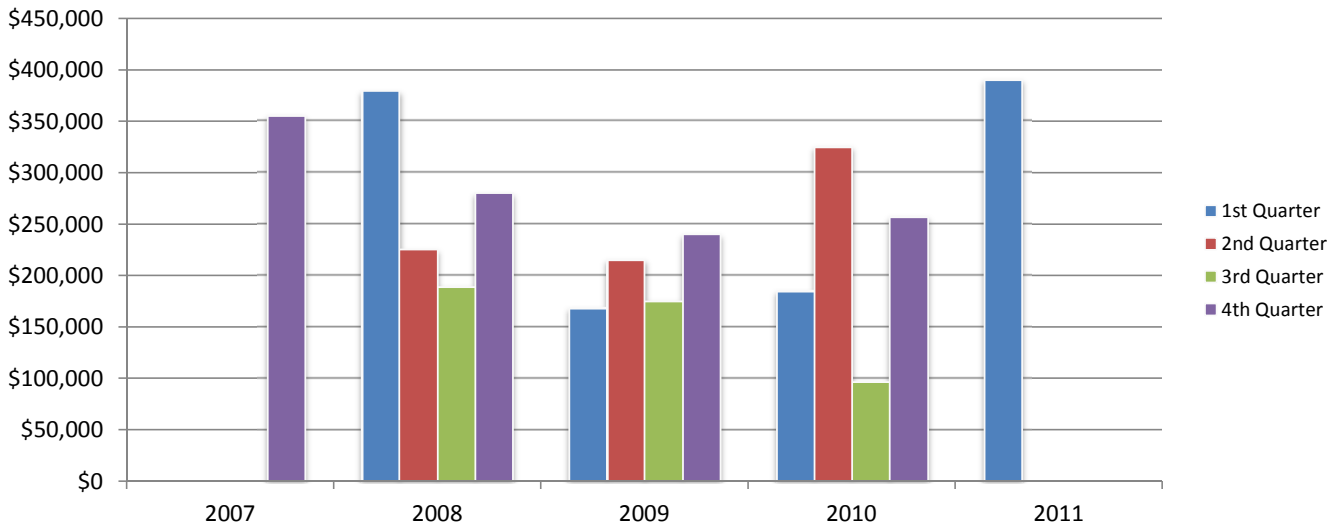
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$128,750	\$199,500	\$0	\$156,000	\$122,000	\$239,000	\$185,000	\$236,500	\$295,000	\$250,000	\$412,750	\$222,000
2nd Quarter	\$123,640	\$147,500	\$101,000	\$200,000	\$252,450	\$208,000	\$355,000	\$274,975	\$405,500	\$144,000	\$198,000	
3rd Quarter	\$187,500	\$135,000	\$282,500	\$200,000	\$145,000	\$189,150	\$212,750	\$88,000	\$270,000	\$297,000	\$242,000	
4th Quarter	\$105,000	\$137,500	\$178,750	\$156,500	\$232,000	\$186,000	\$236,000	\$204,325	\$305,000	\$48,500	\$340,000	

Criteria: (Class: Residential) (Area - Ignacio Rural) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	54.95%	-100.00%	#DIV/0!	-21.79%	95.90%	-22.59%	27.84%	24.74%	-15.25%	39.92%	-11.20%
2nd Quarter	No Data	19.30%	-31.53%	98.02%	26.23%	-17.61%	70.67%	-22.54%	47.47%	-64.49%	-51.17%	
3rd Quarter	No Data	-28.00%	109.26%	-29.20%	-27.50%	30.45%	12.48%	-58.64%	206.82%	10.00%	-10.37%	
4th Quarter	No Data	30.95%	30.00%	30.95%	48.24%	-19.83%	26.88%	-13.42%	49.27%	-84.10%	11.48%	

TREND - Median Vallecito Prices



MEDIAN VALLECITO HOME PRICES

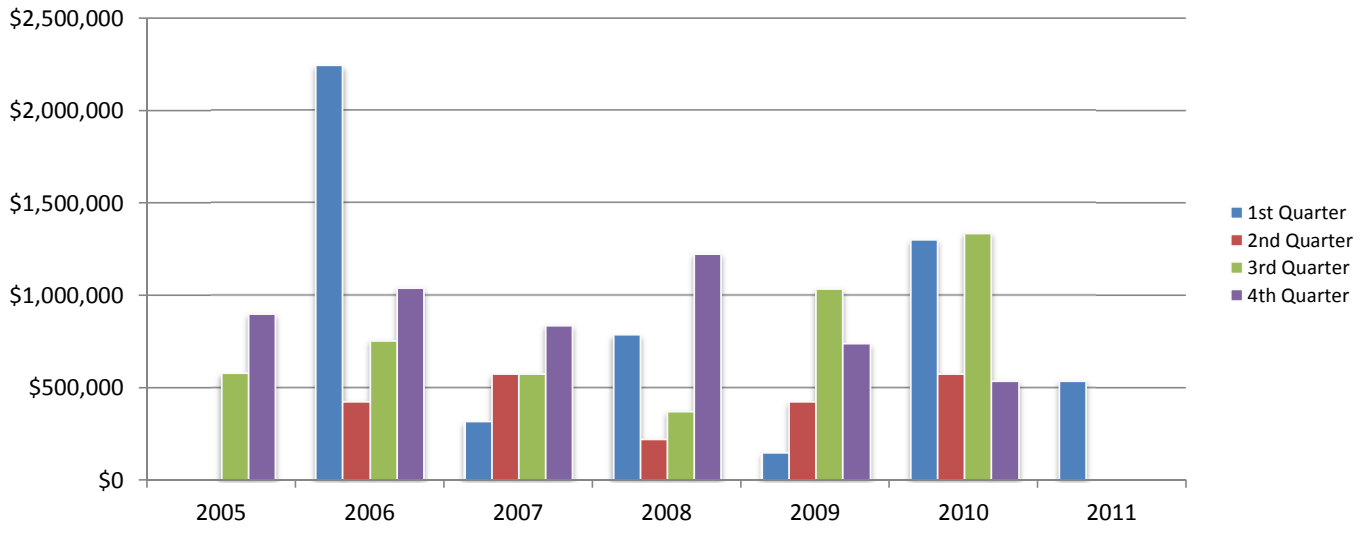
	2007	2008	2009	2010	2011			
1st Quarter	\$0	\$379,000	\$168,500	\$185,000	\$390,000			
2nd Quarter	\$0	\$225,000	\$215,000	\$324,500				
3rd Quarter	\$0	\$189,000	\$175,000	\$97,000				
4th Quarter	\$354,900	\$280,000	\$240,000	\$257,000				

Criteria: (Class: Residential) (Area - Vallecito) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2007	2008	2009	2010	2010			
1st Quarter	No Data	No Data	-55.54%	9.79%	110.81%			
2nd Quarter	No Data	No Data	-4.44%	50.93%				
3rd Quarter	No Data	No Data	-7.41%	-44.57%				
4th Quarter	No Data	-21.10%	-14.29%	7.08%				

TREND - Median Durango Mtn. Area Home Prices



MEDIAN DURANGO MOUNTAIN AREA HOME PRICES

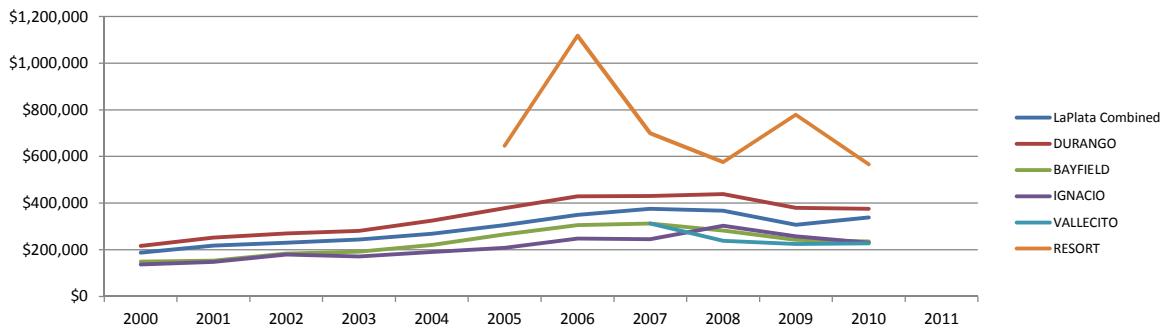
	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	\$2,243,000	\$317,500	\$787,000	\$150,000	\$1,300,000	\$540,000
2nd Quarter	No Data	\$427,500	\$575,000	\$225,000	\$425,000	\$577,250	
3rd Quarter	\$580,000	\$756,500	\$578,000	\$372,500	\$1,036,000	\$1,337,250	
4th Quarter	\$900,000	\$1,042,500	\$840,625	\$1,225,000	\$739,500	\$537,500	

Criteria: (Class: Residential) (Area - Durango Mtn. Area) (Type - Stick-built, Modular, Manufactured) *Modular and Manufactured listings being sold WITHOUT land are excluded.

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	No Data	-85.84%	147.87%	-80.94%	766.67%	-58.46%
2nd Quarter	No Data	No Data	34.50%	-60.87%	88.89%	35.82%	
3rd Quarter	No Data	30.43%	-23.60%	-35.55%	178.12%	29.08%	
4th Quarter	No Data	15.83%	-19.36%	45.72%	-39.63%	-27.32%	

Overall Country Home Sale Prices



	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
LaPlata Combined	\$186,850	\$217,500	\$230,000	\$243,000	\$268,000	\$305,867	\$348,688	\$375,000	\$366,900	\$306,500	\$337,800	
DURANGO	\$215,975	\$252,250	\$269,450	\$280,000	\$325,000	\$377,500	\$428,350	\$429,900	\$439,000	\$380,000	\$375,500	
BAYFIELD	\$149,000	\$152,425	\$183,500	\$191,000	\$220,000	\$265,000	\$305,665	\$312,000	\$281,450	\$242,500	\$235,000	
IGNACIO	\$136,223	\$148,000	\$178,750	\$171,450	\$190,000	\$208,000	\$247,188	\$244,975	\$303,000	\$257,500	\$230,000	
VALLECITO								\$312,500	\$237,500	\$225,000	\$227,375	
RESORT						\$646,250	\$1,117,375	\$699,500	\$575,000	\$779,000	\$566,250	

% INCREASE/DECREASE FROM PREVIOUS YEAR

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
La PLATA	No Data	16.40%	5.75%	5.65%	10.29%	14.13%	14.00%	7.55%	-2.16%	-16.46%	-7.93%	
DURANGO	No Data	16.80%	6.82%	3.92%	16.07%	16.15%	13.47%	0.36%	2.12%	-13.44%	-14.46%	
BAYFIELD	No Data	2.30%	20.39%	4.09%	15.18%	20.45%	15.35%	2.07%	-9.79%	-13.84%	-16.50%	
IGNACIO	No Data	8.65%	20.78%	-4.08%	10.82%	9.47%	18.84%	-0.90%	23.69%	-15.02%	-24.09%	
VALLECITO	No Data								-24.00%	-5.26%	-4.26%	
RESORT	No Data						72.90%	-37.40%	-17.80%	35.48%	-1.52%	

MEDIAN LA PLATA COUNTRY HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$168,500	\$189,500	\$245,000	\$240,000	\$225,950	\$266,450	\$345,000	\$328,000	\$379,000	\$284,300	\$342,000	\$310,000
2nd Quarter	\$215,000	\$206,000	\$223,450	\$224,500	\$262,750	\$291,000	\$345,250	\$379,000	\$385,000	\$289,000	\$313,652	
3rd Quarter	\$189,900	\$235,000	\$252,500	\$272,500	\$260,000	\$325,000	\$341,500	\$379,450	\$367,800	\$300,000	\$352,500	
4th Quarter	\$174,000	\$273,221	\$230,000	\$230,000	\$310,000	\$347,500	\$363,000	\$375,000	\$342,250	\$344,500	\$330,000	
Annual Median	\$186,850	\$217,500	\$230,000	\$243,000	\$268,000	\$305,867	\$348,688	\$375,000	\$366,900	\$306,500	\$337,800	

MEDIAN DURANGO COUNTRY HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$190,500	\$277,000	\$269,900	\$307,450	\$315,000	\$284,000	\$378,500	\$423,000	\$500,000	\$385,000	\$347,500	\$373,500
2nd Quarter	\$238,500	\$250,000	\$235,000	\$314,000	\$290,000	\$369,900	\$415,000	\$431,500	\$495,000	\$323,500	\$380,500	
3rd Quarter	\$235,000	\$249,500	\$307,000	\$314,000	\$318,750	\$410,000	\$449,900	\$444,500	\$442,000	\$389,000	\$387,375	
4th Quarter	\$199,900	\$255,000	\$269,450	\$288,175	\$360,000	\$385,500	\$470,000	\$447,000	\$399,750	\$400,486	\$374,405	
Annual Median	\$215,975	\$252,250	\$269,450	\$280,000	\$325,000	\$377,500	\$428,350	\$429,900	\$439,000	\$380,000	\$375,500	

MEDIAN BAYFIELD COUNTRY HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$135,000	\$139,450	\$206,000	\$175,000	\$205,800	\$240,000	\$332,159	\$269,850	\$284,000	\$257,000	\$311,000	\$198,425
2nd Quarter	\$139,900	\$143,000	\$178,500	\$192,500	\$219,000	\$254,000	\$279,000	\$365,000	\$284,000	\$245,000	\$200,000	
3rd Quarter	\$175,000	\$175,000	\$175,000	\$192,500	\$228,000	\$272,000	\$280,000	\$312,000	\$278,000	\$224,000	\$295,000	
4th Quarter	\$146,100	\$158,000	\$183,500	\$180,000	\$247,500	\$315,000	\$331,500	\$280,000	\$253,725	\$248,200	\$225,000	
Annual Median	\$149,000	\$152,425	\$183,500	\$191,000	\$220,000	\$265,000	\$305,665	\$312,000	\$281,450	\$242,500	\$235,000	

MEDIAN IGNACIO COUNTRY HOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$128,750	\$199,500	\$0	\$156,000	\$122,000	\$239,000	\$185,000	\$236,500	\$295,000	\$250,000	\$412,750	\$222,000
2nd Quarter	\$123,640	\$147,500	\$101,000	\$200,000	\$252,450	\$208,000	\$355,000	\$274,975	\$405,500	\$144,000	\$198,000	
3rd Quarter	\$187,500	\$135,000	\$282,500	\$200,000	\$145,000	\$189,150	\$212,750	\$88,000	\$270,000	\$297,000	\$242,000	
4th Quarter	\$105,000	\$137,500	\$178,750	\$156,500	\$232,000	\$186,000	\$236,000	\$204,325	\$305,000	\$48,500	\$340,000	
Annual Median	\$136,223	\$148,000	\$178,750	\$171,450	\$190,000	\$208,000	\$247,188	\$244,975	\$303,000	\$257,500	\$230,000	

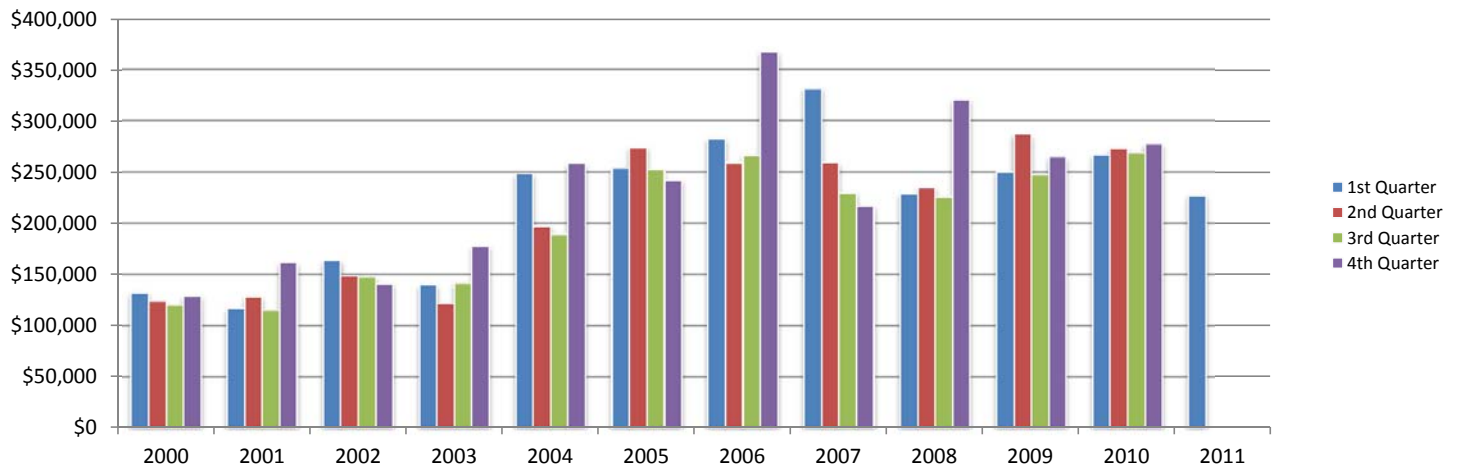
MEDIAN VALLECITO HOME PRICES

	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	No Data	No Data	No Data	No Data	No Data	\$379,000	\$168,500	\$185,000	\$390,000
2nd Quarter	No Data	No Data	No Data	No Data	No Data	No Data	\$225,000	\$215,000	\$324,500	
3rd Quarter	No Data	No Data	No Data	No Data	No Data	No Data	\$189,000	\$175,000	\$97,000	
4th Quarter	No Data	No Data	No Data	No Data	No Data	\$354,900	\$280,000	\$240,000	\$257,000	
Annual Median						\$312,500	\$237,500	\$225,000	\$227,375	

MEDIAN DURANGO MOUNTAIN AREA HOME PRICES

	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	No Data	No Data	No Data	\$2,243,000	\$317,500	\$787,000	\$105,000	\$1,300,000	\$540,000
2nd Quarter	No Data	No Data	No Data	No Data	\$427,500	\$575,000	\$225,000	\$425,000	\$577,250	
3rd Quarter	No Data	No Data	No Data	\$580,000	\$756,500	\$578,000	\$372,500	\$1,036,000	\$1,337,250	
4th Quarter	No Data	No Data	No Data	\$900,000	\$1,042,500	\$840,625	\$1,225,000	\$739,500	\$537,500	
Annual Median				\$646,250	\$1,117,375	\$699,500	\$575,000	\$779,000	\$566,250	

TREND - Median Durango Condo/Townhome Prices



MEDIAN Durango Condo/Townhome Prices

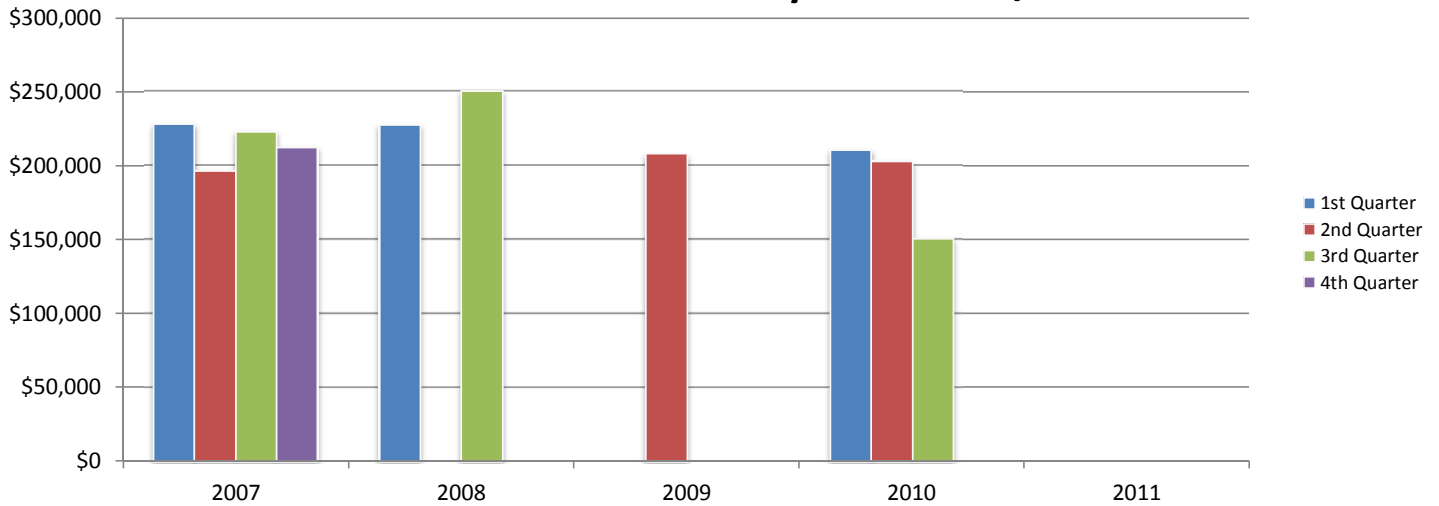
	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$132,250	\$117,000	\$163,700	\$140,000	\$248,500	\$254,180	\$282,900	\$332,450	\$229,000	\$250,750	\$267,000	\$227,450
2nd Quarter	\$125,000	\$128,500	\$149,000	\$122,000	\$197,500	\$274,500	\$259,500	\$259,700	\$235,220	\$287,500	\$273,750	
3rd Quarter	\$120,000	\$115,500	\$148,000	\$142,000	\$189,900	\$252,500	\$266,500	\$230,000	\$226,200	\$248,000	\$269,500	
4th Quarter	\$129,000	\$162,250	\$141,200	\$177,950	\$259,000	\$243,000	\$367,750	\$217,110	\$321,215	\$265,000	\$278,000	

Criteria: (Class: Residential) (Area - Breen, Durango In-Town, Durango Rural, Ignacio Rural) (Type - Condo/Townhomes)

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	No Data	-11.53%	39.91%	-14.48%	77.50%	2.29%	11.30%	17.52%	-31.12%	9.50%	16.59%	-9.29%
2nd Quarter	No Data	2.80%	15.95%	-18.12%	61.89%	38.99%	-5.46%	0.08%	-9.43%	22.23%	16.38%	
3rd Quarter	No Data	-3.75%	28.14%	-4.05%	33.73%	32.96%	5.54%	-13.70%	-1.65%	9.64%	19.14%	
4th Quarter	No Data	25.78%	-12.97%	26.03%	45.55%	-6.18%	51.34%	-40.96%	47.95%	-17.50%	-13.45%	

TREND - Median Bayfield Condo/Townhome Prices



MEDIAN BAYFIELD CONDO/TOWNHOME PRICES

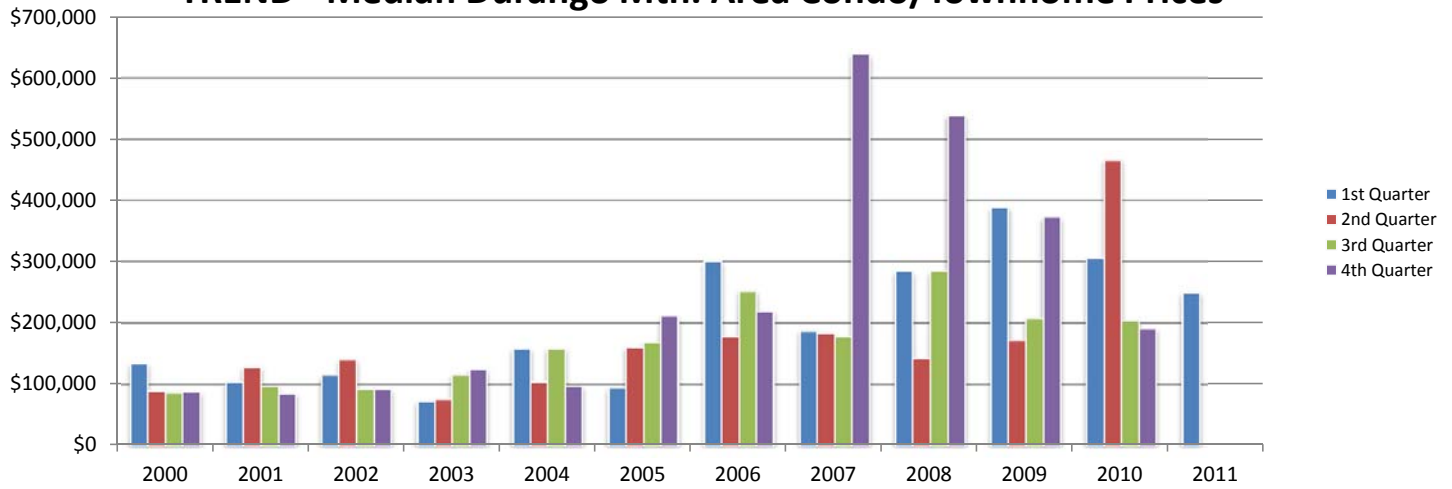
	2007	2008	2009	2010	2011				
1st Quarter	\$228,070	\$227,562	\$0	\$210,750	\$0				
2nd Quarter	\$196,450	\$0	\$208,000	\$203,000					
3rd Quarter	\$223,000	\$250,487	\$0	\$150,875					
4th Quarter	\$212,500	\$0	\$0	\$0					

Criteria: (Class: Residential) (Area - Bayfield In-Town, Bayfield Rural) (Type - Condo/Townhouse)

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2007	2008	2009	2010	2011				
1st Quarter	No Data	-0.22%	-100.00%	#DIV/0!	-100.00%				
2nd Quarter	No Data	-100.00%	#DIV/0!	-2.40%					
3rd Quarter	No Data	12.33%	-100.00%	#DIV/0!					
4th Quarter	No Data	-100.00%	#DIV/0!	#DIV/0!					

TREND - Median Durango Mtn. Area Condo/Townhome Prices



MEDIAN DURANGO MOUNTAIN AREA CONDO/TOWNHOME PRICES

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	\$135,000	\$104,000	\$115,500	\$73,000	\$158,000	\$94,500	\$301,500	\$187,500	\$285,000	\$389,500	\$306,100	\$250,000
2nd Quarter	\$89,500	\$128,500	\$141,000	\$76,900	\$105,000	\$161,500	\$178,000	\$183,750	\$143,000	\$172,500	\$467,212	
3rd Quarter	\$87,000	\$97,500	\$92,000	\$116,500	\$158,500	\$168,500	\$252,500	\$177,750	\$285,000	\$208,000	\$205,000	
4th Quarter	\$88,000	\$86,000	\$92,200	\$125,000	\$97,500	\$212,000	\$219,500	\$639,900	\$540,000	\$373,500	\$191,000	

Criteria: (Class: Residential) (Area - Durango Mountain Area) (Type - Condo/Townhouse)

% INCREASE/DECREASE FROM PREVIOUS YEAR, SAME QUARTER

	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011
1st Quarter	#VALUE!	-22.96%	11.06%	-36.80%	116.44%	-40.19%	219.05%	-37.81%	52.00%	36.67%	7.40%	-35.82%
2nd Quarter	#VALUE!	43.58%	9.73%	-45.46%	36.54%	53.81%	10.22%	3.23%	-22.18%	20.63%	226.72%	
3rd Quarter	#VALUE!	12.07%	-5.64%	26.63%	36.05%	6.31%	49.85%	-29.60%	60.34%	-27.02%	-28.07%	
4th Quarter	#VALUE!	-2.27%	7.21%	35.57%	-22.00%	117.44%	3.54%	191.53%	-15.61%	-30.83%	-64.63%	