



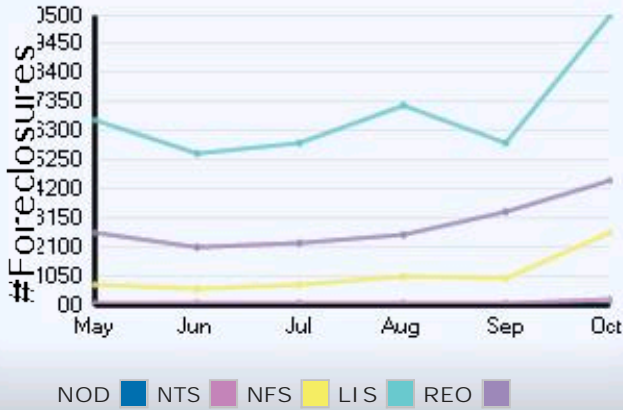
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Purchasing a home or investment property may require more than what your average agent can provide. Call a Real Estate Consultant and Investor who can provide resources to help you get what you want.

Foreclosure Market Trends *Report*

December 2008 Vol. 3, Issue 2

6 month Illinois Foreclosure Trends



ILLINOIS FORECLOSURE ACTIVITY DOWN 38 PERCENT IN NOVEMBER

Total foreclosure filings in Illinois dropped significantly after a month of incline, decreasing 38 percent in November to 7,909 properties with foreclosure filings. "Illinois foreclosures dropped significantly for the first time in several months," said James J. Saccacio, chief executive officer of RealtyTrac. "This is likely due to the slowing of job losses in September, temporarily bringing the unemployment rate down for the month. However, the state's unemployment rate was back up in October and was nearly 1 percent above the national average. In addition, home sales continue to decline even though home prices have dropped, adding to the growing inventory of

A Tale Of Two Banks

It's about 22 miles between midtown Manhattan and Paramus, N.J. Not a lot of distance and without traffic about a 40-minute drive. But what has happened in the past few days between the two cities explains much about how the mortgage meltdown came into being, where it is and where it's likely to go. In New York we now have the bailout of Citigroup, a vast financial colossus which is at the heart of the American banking system. In Paramus we have Hudson City Bancorp, a company which has just turned down as much as \$600 million in federal bailout money.

Here are some of the most recent Investment opportunities in the area.



Pre-Foreclosure

Market Value
N/A
Beds/Bath
0/0
Default Amount
\$N/A
Sq. FT
0

Property Type	Address	Market Value	Default	Sq. Ft.
Pre-Foreclosure	Cedar Ln, Des Plaines, IL 60016	\$59,000	N/A	0
Auction	Hawthorn Ln, Hoffman Estates, IL 60169	\$212,000	N/A	0

Auction Date: 4/30/09

	NATL	IL	COOK CTY
NODs	36,036	0	0
NTSs	66,319	0	0
NFSs	26,305	1,363	731
LISs	66,033	7,680	4,191
REOs	84,868	3,638	1,963

How Loan Workouts Hide Foreclosure Damage

There's a new word which is beginning to cloud the foreclosure debate, the term "re-default." No longer do we have people facing foreclosure just once, instead we have large numbers of borrowers entering foreclosure multiple times on the same loan. Given the terrible consequences of foreclosures it seems hard to believe that re-defaults are common and yet it's likely that more than a million homeowners have re-defaulted during the past year.