



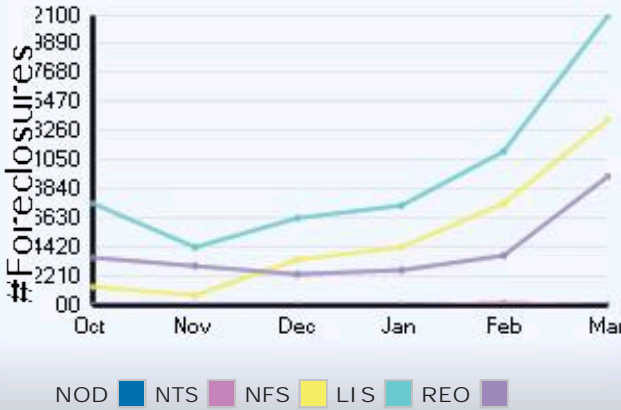
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Purchasing a home or investment property may require more than what your average agent can provide. Call a Real Estate Consultant and Investor who can provide resources to help you get what you want.

Foreclosure Market Trends *Report*

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6 month Illinois Foreclosure Trends



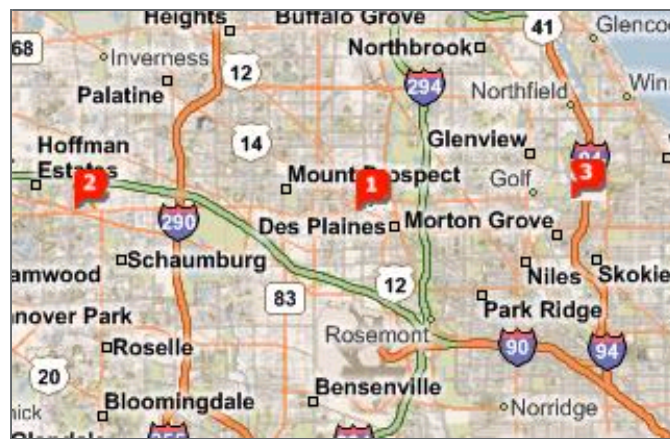
ILLINOIS FORECLOSURE ACTIVITY DOWN 11 PERCENT IN APRIL

Foreclosure filings were reported on 13,647 Illinois properties in April, an 11 percent decrease from the previous month, but still 54 percent above the level reported for April 2008, according to the latest RealtyTrac® U.S. Foreclosure Market Report. "Foreclosure activity in Illinois slowed down in April, but was still significantly up from a year ago," said James J. Saccacio, chief executive officer of RealtyTrac. "With its unemployment rate around 9 percent, and layoffs heavy in both manufacturing and construction, more foreclosures are likely in the coming months."

Time to Unleash Real Estate Investors

The distinction between investor-owned real estate and owner-occupied makes no sense, common or otherwise. When you see a boarded-up house you don't know if the property was foreclosed because someone lost a job, bought more than they could afford, was defrauded, got sick, had an accident or had a tenant who moved without notice. What you do know with absolute certainty is that the property is a neighborhood blight, that it reduces local property values and that its sale would benefit everyone. If we can get investors to purchase foreclosed homes then we ought to welcome such buyers and not drive them away.

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



1 Pre-Foreclosure
E Prairie Ave
Des Plaines
IL, 60016
Market Value
\$180,000
Beds/Bath
0/0
Default Amount
\$/N/A
Sq. FT
0

Property Type	Address	Market Value	Default	Sq. Ft.
2 Bank-Owned	Evanston St, Hoffman Estates, IL 60169	\$31,301	N/A	1,616
3 Auction	Davis St, Skokie, IL 60077	\$284,539	N/A	1,012

Auction Date: 6/23/09

	NATL	IL	COOK CTY
NODs	211,107	0	0
NTSs	304,415	0	0
NFSs	95,530	14,125	8,360
LISs	170,633	22,042	10,440
REOs	209,750	9,759	4,252

How the AIG Bailout Could be Driving More Foreclosures

The story of AIG seems to be never ending. It was a huge insurance firm with lots of profitable parts and apparently one part so unprofitable that it not only sank the company but it continues to threaten the entire economy. To date the government has poured \$170 billion into AIG relief. Whether some, all or any of that money will ever be returned to taxpayers is unknown. But "the government bailout of AIG has actually encouraged foreclosures because the taxpayers continue to fill AIG's coffers with enough cash to pay out insurance on defaulted home loans."