

Local Market Updates

A RESEARCH TOOL PROVIDED BY THE
NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



January 2022

Anderson County
Bosque County
Brown County
Callahan County
Clay County
Coleman County
Collin County
Comanche County
Cooke County
Dallas County
Delta County
Denton County
Eastland County
Ellis County
Erath County
Fannin County
Franklin County
Freestone County
Grayson County
Hamilton County
Harrison County
Henderson County
Hill County
Hood County
Hopkins County
Hunt County

Jack County
Johnson County
Jones County
Kaufman County
Lamar County
Limestone County
Montague County
Navarro County
Nolan County
Palo Pinto County
Parker County
Rains County
Rockwall County
Shackelford County
Smith County
Somervell County
Stephens County
Stonewall County
Tarrant County
Taylor County
Upshur County
Van Zandt County
Wise County
Wood County
Young County

Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 25.0%

+ 100.0%

+ 70.6%

Change in
New Listings

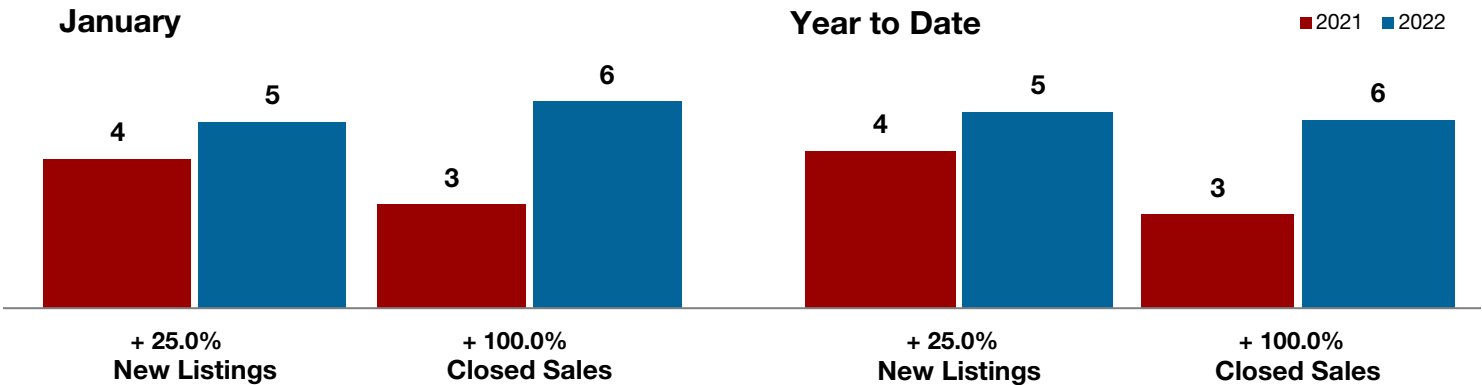
Change in
Closed Sales

Change in
Median Sales Price

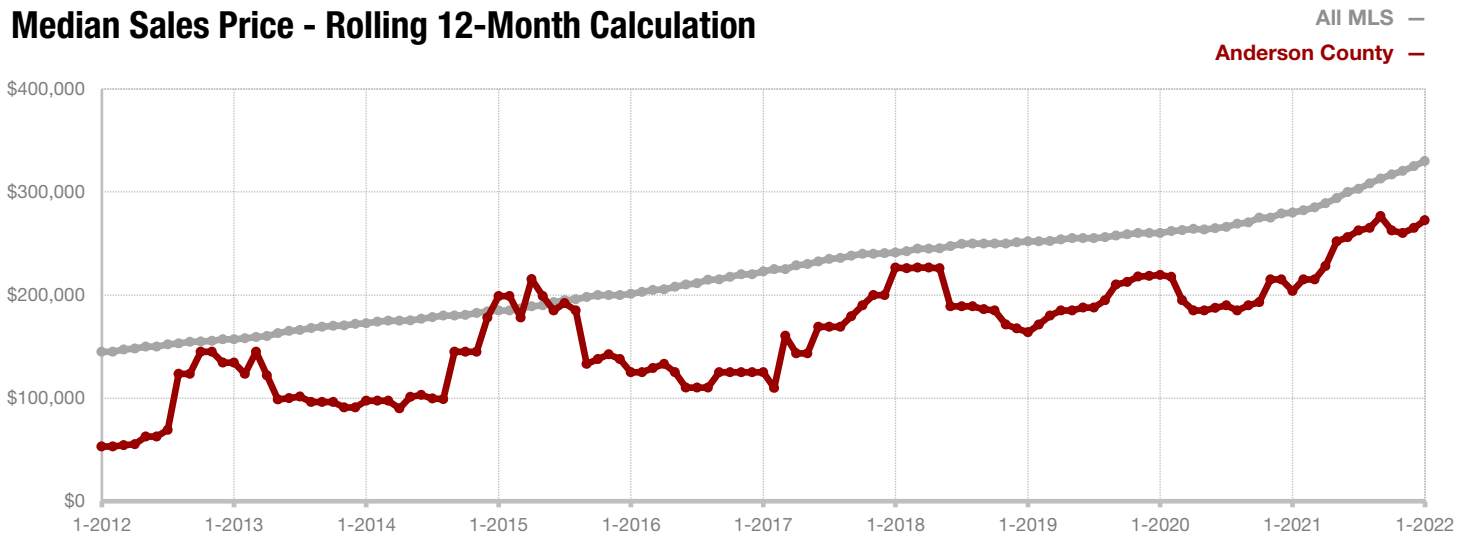
Anderson County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	4	5	+ 25.0%	4	5	+ 25.0%
Pending Sales	8	6	- 25.0%	8	6	- 25.0%
Closed Sales	3	6	+ 100.0%	3	6	+ 100.0%
Average Sales Price*	\$190,500	\$301,983	+ 58.5%	\$190,500	\$301,983	+ 58.5%
Median Sales Price*	\$170,000	\$289,950	+ 70.6%	\$170,000	\$289,950	+ 70.6%
Percent of Original List Price Received*	92.6%	89.2%	- 3.7%	92.6%	89.2%	- 3.7%
Days on Market Until Sale	29	48	+ 65.5%	29	48	+ 65.5%
Inventory of Homes for Sale	14	15	+ 7.1%	--	--	--
Months Supply of Inventory	2.8	3.2	+ 14.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 88.9%

+ 62.5%

- 1.1%

Change in
New Listings

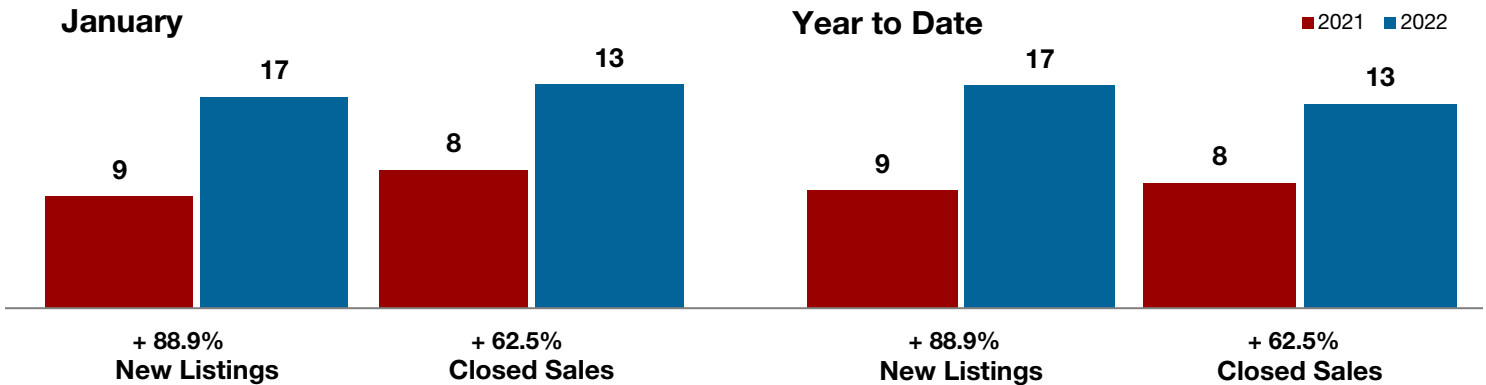
Change in
Closed Sales

Change in
Median Sales Price

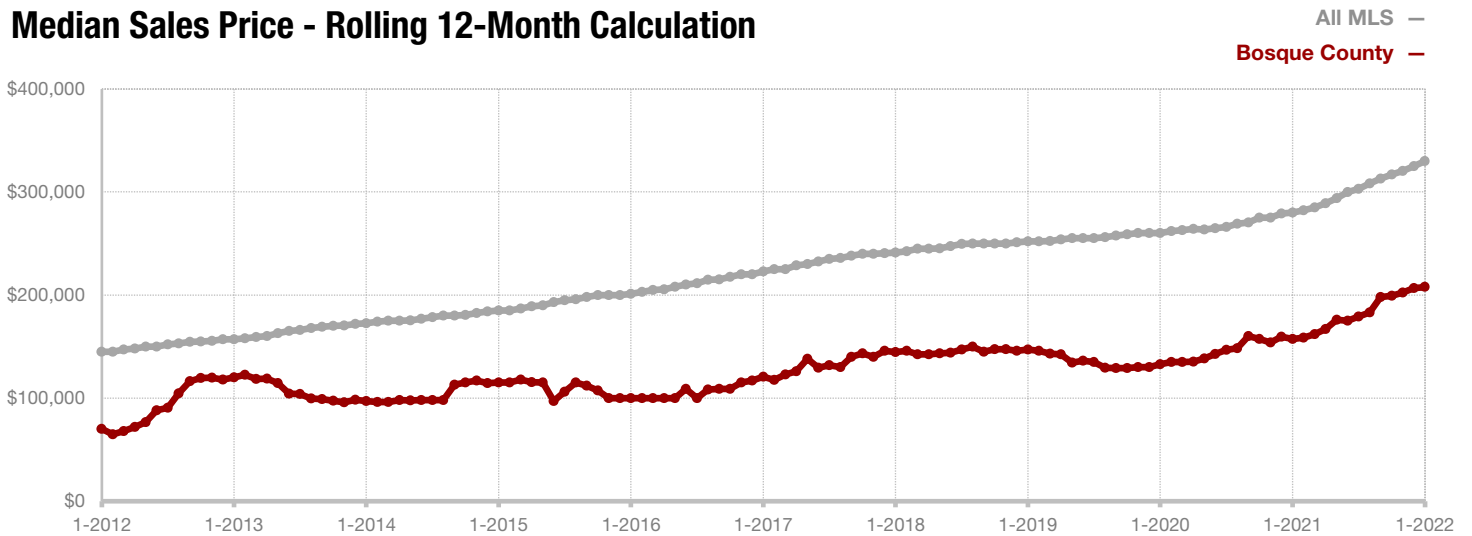
Bosque County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	17	+ 88.9%	9	17	+ 88.9%
Pending Sales	17	17	0.0%	17	17	0.0%
Closed Sales	8	13	+ 62.5%	8	13	+ 62.5%
Average Sales Price*	\$239,950	\$275,709	+ 14.9%	\$239,950	\$275,709	+ 14.9%
Median Sales Price*	\$160,800	\$159,000	- 1.1%	\$160,800	\$159,000	- 1.1%
Percent of Original List Price Received*	93.1%	86.5%	- 7.1%	93.1%	86.5%	- 7.1%
Days on Market Until Sale	101	41	- 59.4%	101	41	- 59.4%
Inventory of Homes for Sale	50	36	- 28.0%	--	--	--
Months Supply of Inventory	3.4	2.3	- 32.4%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 25.5%

- 44.4%

+ 71.1%

Change in
New Listings

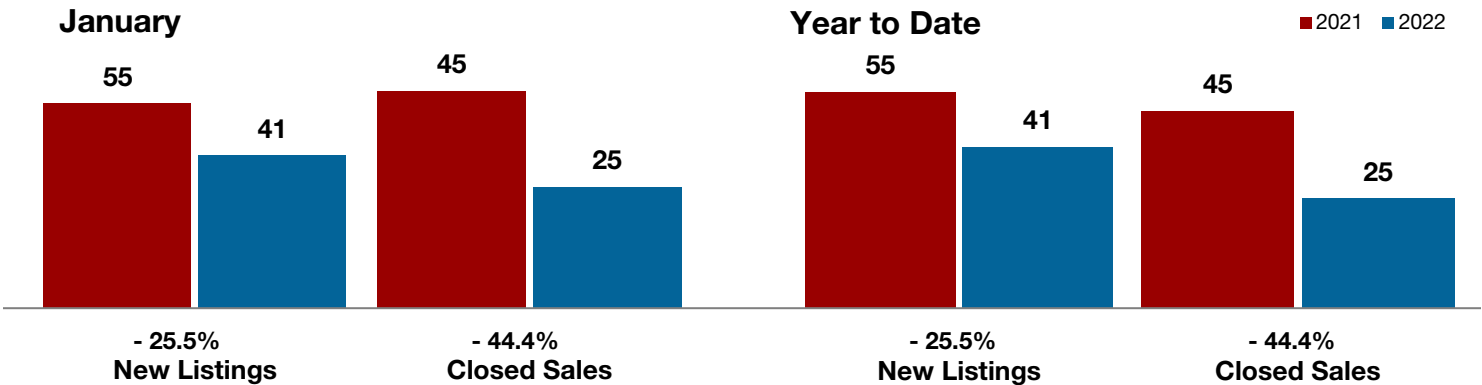
Change in
Closed Sales

Change in
Median Sales Price

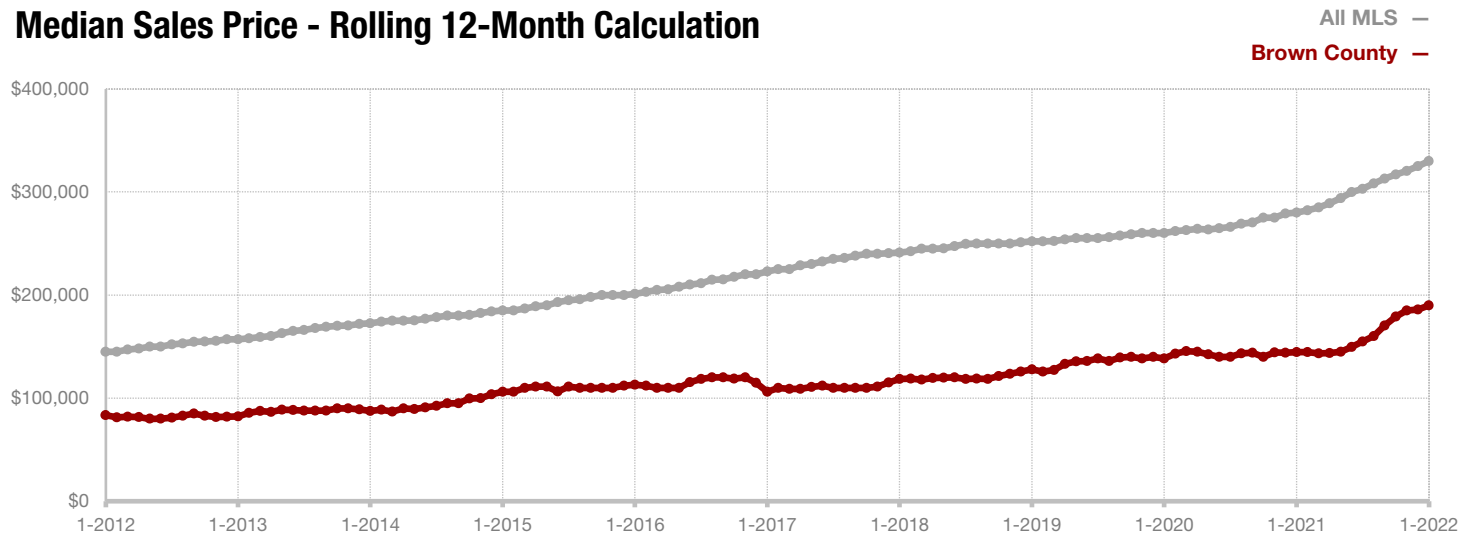
Brown County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	55	41	- 25.5%	55	41	- 25.5%
Pending Sales	52	39	- 25.0%	52	39	- 25.0%
Closed Sales	45	25	- 44.4%	45	25	- 44.4%
Average Sales Price*	\$203,726	\$272,587	+ 33.8%	\$203,726	\$272,587	+ 33.8%
Median Sales Price*	\$135,900	\$232,500	+ 71.1%	\$135,900	\$232,500	+ 71.1%
Percent of Original List Price Received*	92.0%	94.2%	+ 2.4%	92.0%	94.2%	+ 2.4%
Days on Market Until Sale	97	66	- 32.0%	97	66	- 32.0%
Inventory of Homes for Sale	108	91	- 15.7%	--	--	--
Months Supply of Inventory	2.4	2.1	- 12.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 133.3%

0.0%

- 18.6%

Change in
New Listings

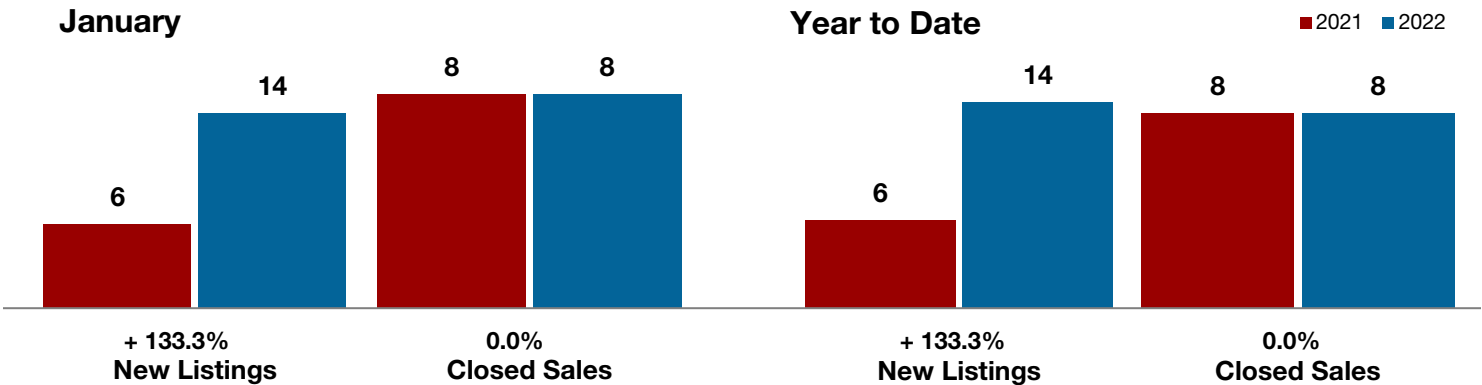
Change in
Closed Sales

Change in
Median Sales Price

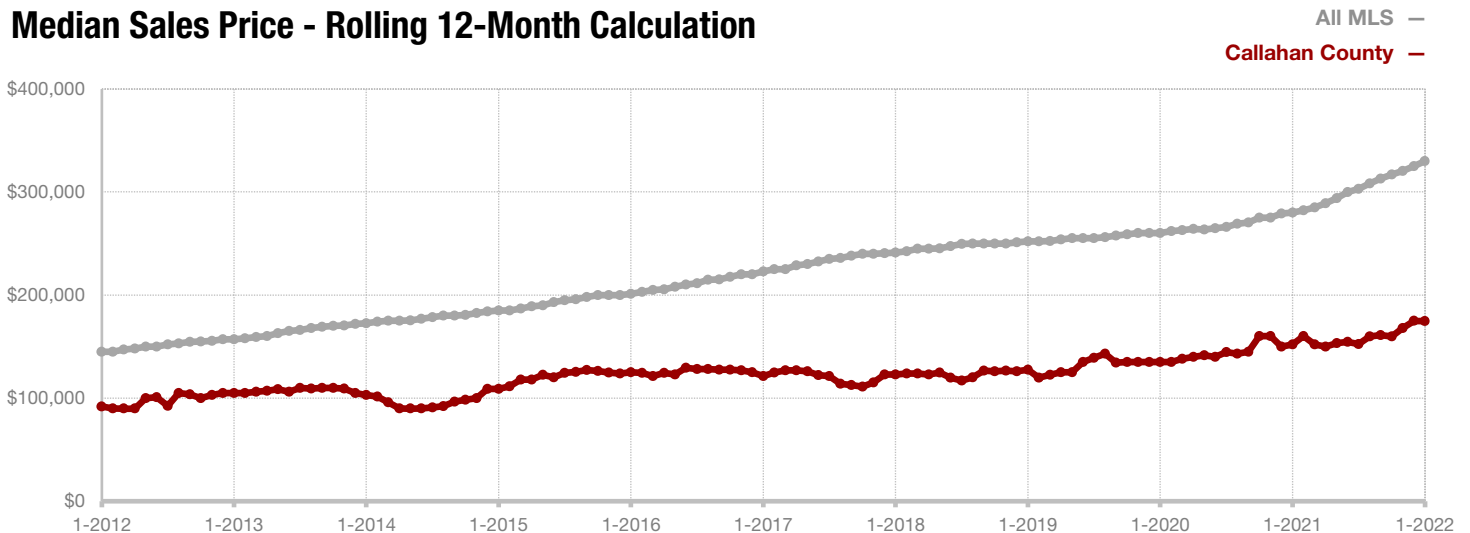
Callahan County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	6	14	+ 133.3%	6	14	+ 133.3%
Pending Sales	12	11	- 8.3%	12	11	- 8.3%
Closed Sales	8	8	0.0%	8	8	0.0%
Average Sales Price*	\$154,238	\$144,045	- 6.6%	\$154,238	\$144,045	- 6.6%
Median Sales Price*	\$168,250	\$136,950	- 18.6%	\$168,250	\$136,950	- 18.6%
Percent of Original List Price Received*	95.0%	90.6%	- 4.6%	95.0%	90.6%	- 4.6%
Days on Market Until Sale	88	54	- 38.6%	88	54	- 38.6%
Inventory of Homes for Sale	18	24	+ 33.3%	--	--	--
Months Supply of Inventory	1.3	1.7	+ 30.8%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 200.0%

--

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Clay County

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

January

Year to Date

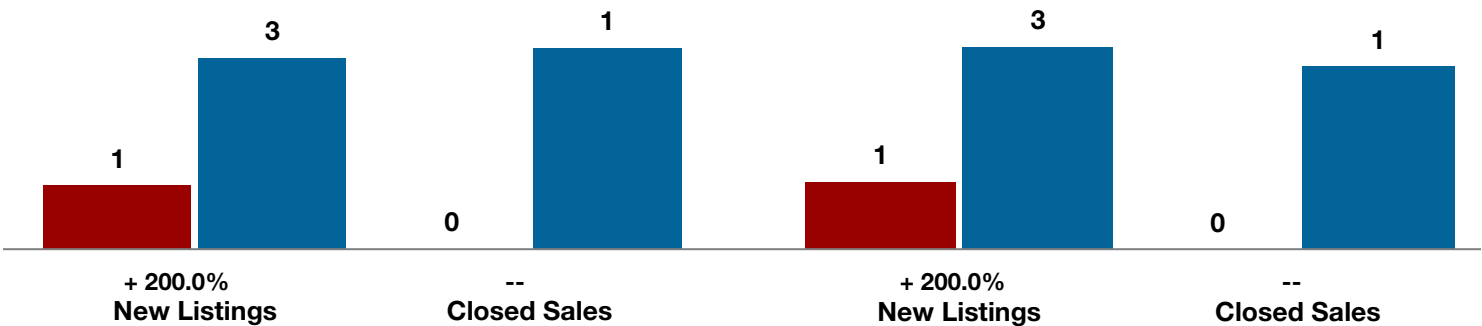
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	3	+ 200.0%	1	3	+ 200.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
Closed Sales	0	1	--	0	1	--
Average Sales Price*	--	\$175,000	--	--	\$175,000	--
Median Sales Price*	--	\$175,000	--	--	\$175,000	--
Percent of Original List Price Received*	--	89.7%	--	--	89.7%	--
Days on Market Until Sale	--	28	--	--	28	--
Inventory of Homes for Sale	8	7	- 12.5%	--	--	--
Months Supply of Inventory	6.0	4.4	- 26.7%	--	--	--

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January

Year to Date

■ 2021 ■ 2022



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Clay County —



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 50.0%

+ 150.0%

+ 61.7%

Change in
New Listings

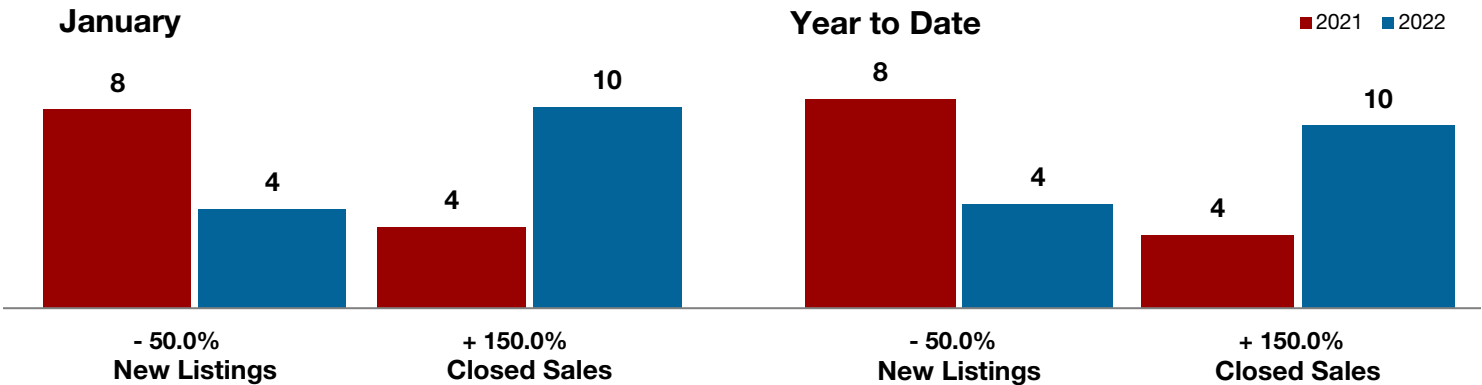
Change in
Closed Sales

Change in
Median Sales Price

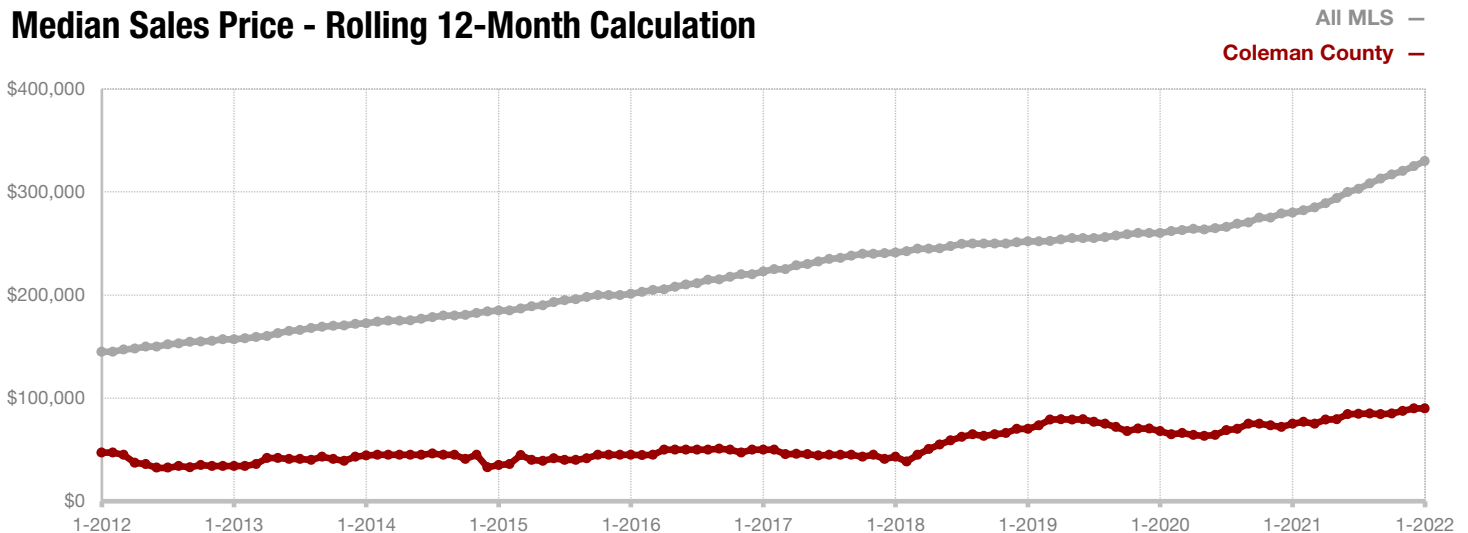
Coleman County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	8	4	- 50.0%	8	4	- 50.0%
Pending Sales	8	7	- 12.5%	8	7	- 12.5%
Closed Sales	4	10	+ 150.0%	4	10	+ 150.0%
Average Sales Price*	\$161,250	\$281,500	+ 74.6%	\$161,250	\$281,500	+ 74.6%
Median Sales Price*	\$117,500	\$190,000	+ 61.7%	\$117,500	\$190,000	+ 61.7%
Percent of Original List Price Received*	95.2%	89.7%	- 5.8%	95.2%	89.7%	- 5.8%
Days on Market Until Sale	125	59	- 52.8%	125	59	- 52.8%
Inventory of Homes for Sale	37	20	- 45.9%	--	--	--
Months Supply of Inventory	4.8	2.6	- 45.8%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 33.6%

Change in
New Listings

- 8.8%

Change in
Closed Sales

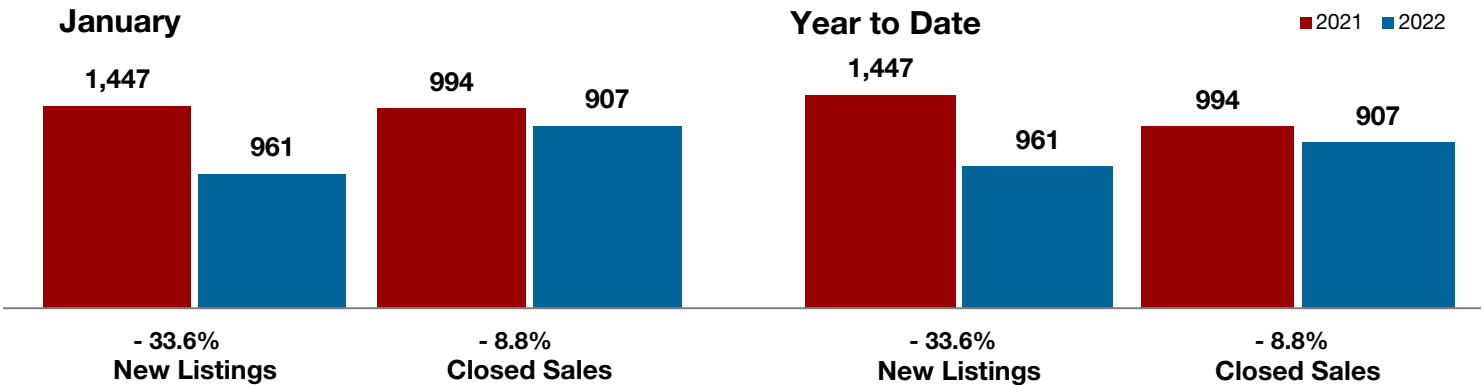
+ 24.8%

Change in
Median Sales Price

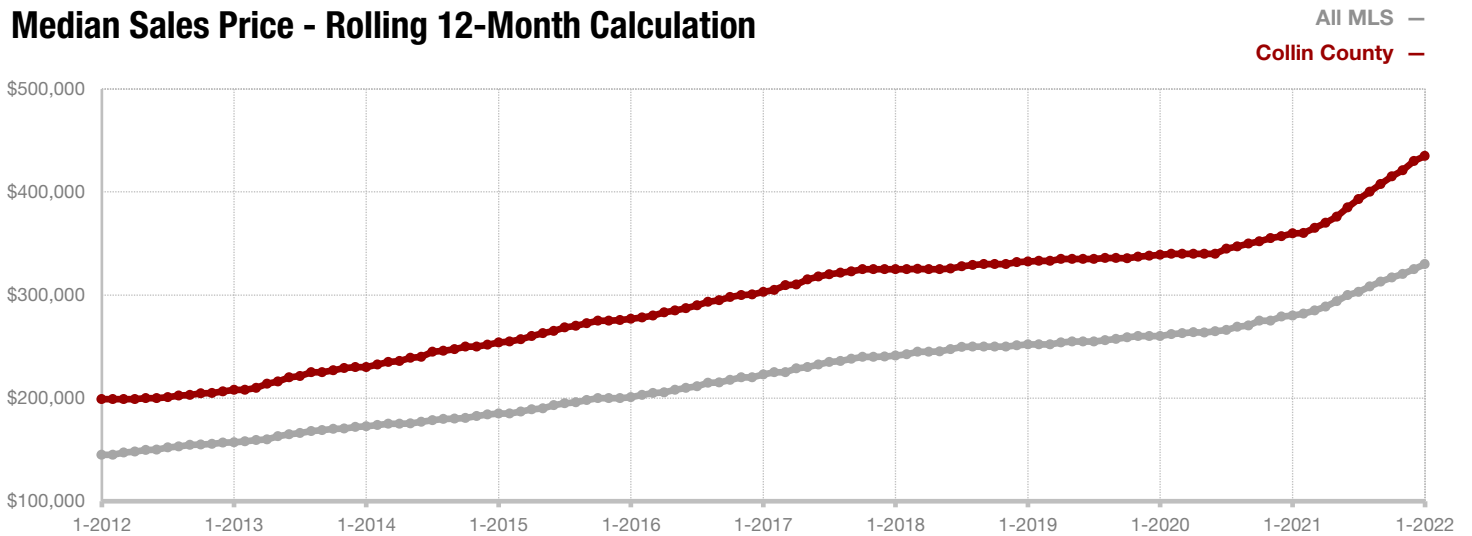
Collin County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1,447	961	- 33.6%	1,447	961	- 33.6%
Pending Sales	1,501	966	- 35.6%	1,501	966	- 35.6%
Closed Sales	994	907	- 8.8%	994	907	- 8.8%
Average Sales Price*	\$418,290	\$538,791	+ 28.8%	\$418,290	\$538,791	+ 28.8%
Median Sales Price*	\$372,500	\$465,000	+ 24.8%	\$372,500	\$465,000	+ 24.8%
Percent of Original List Price Received*	98.9%	103.7%	+ 4.9%	98.9%	103.7%	+ 4.9%
Days on Market Until Sale	39	22	- 43.6%	39	22	- 43.6%
Inventory of Homes for Sale	1,221	669	- 45.2%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 53.3%

- 33.3%

- 25.3%

Change in
New Listings

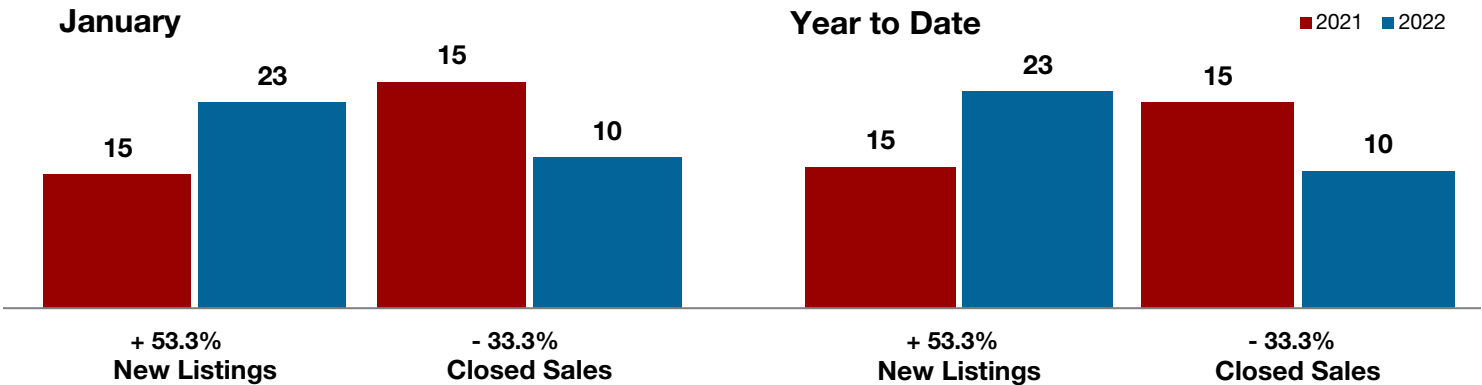
Change in
Closed Sales

Change in
Median Sales Price

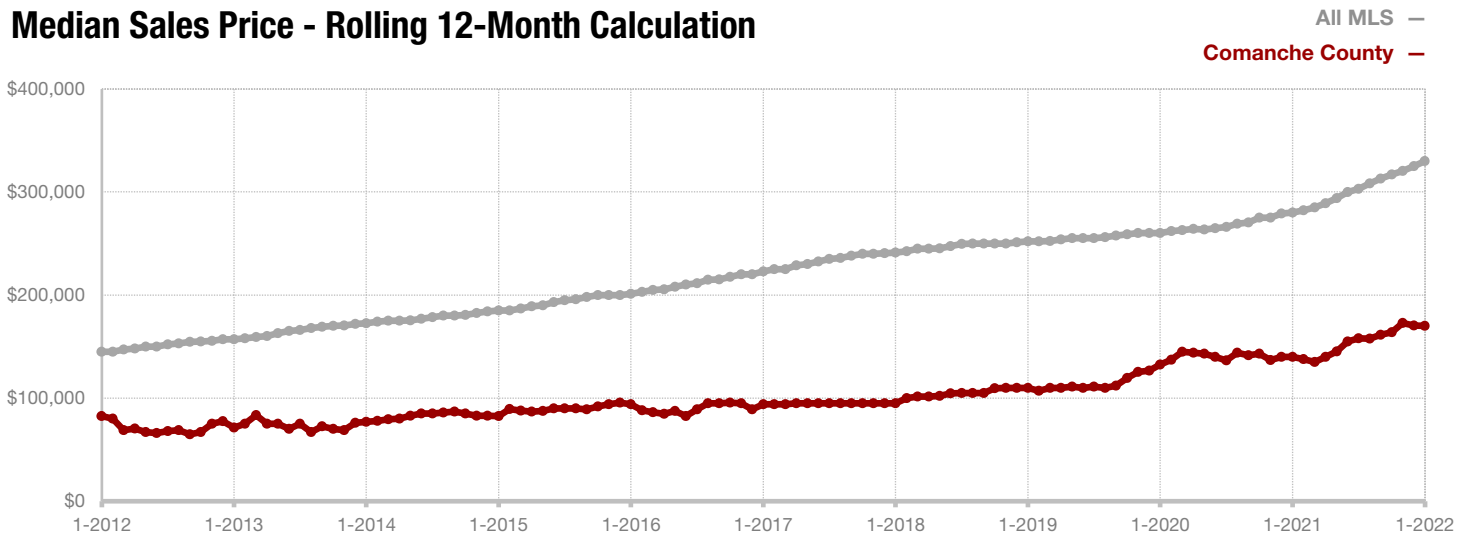
Comanche County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	15	23	+ 53.3%	15	23	+ 53.3%
Pending Sales	14	12	- 14.3%	14	12	- 14.3%
Closed Sales	15	10	- 33.3%	15	10	- 33.3%
Average Sales Price*	\$269,367	\$415,590	+ 54.3%	\$269,367	\$415,590	+ 54.3%
Median Sales Price*	\$200,000	\$149,500	- 25.3%	\$200,000	\$149,500	- 25.3%
Percent of Original List Price Received*	94.8%	83.1%	- 12.3%	94.8%	83.1%	- 12.3%
Days on Market Until Sale	67	49	- 26.9%	67	49	- 26.9%
Inventory of Homes for Sale	48	45	- 6.3%	--	--	--
Months Supply of Inventory	3.1	3.4	+ 9.7%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 8.9%

+ 10.3%

+ 17.0%

Change in
New Listings

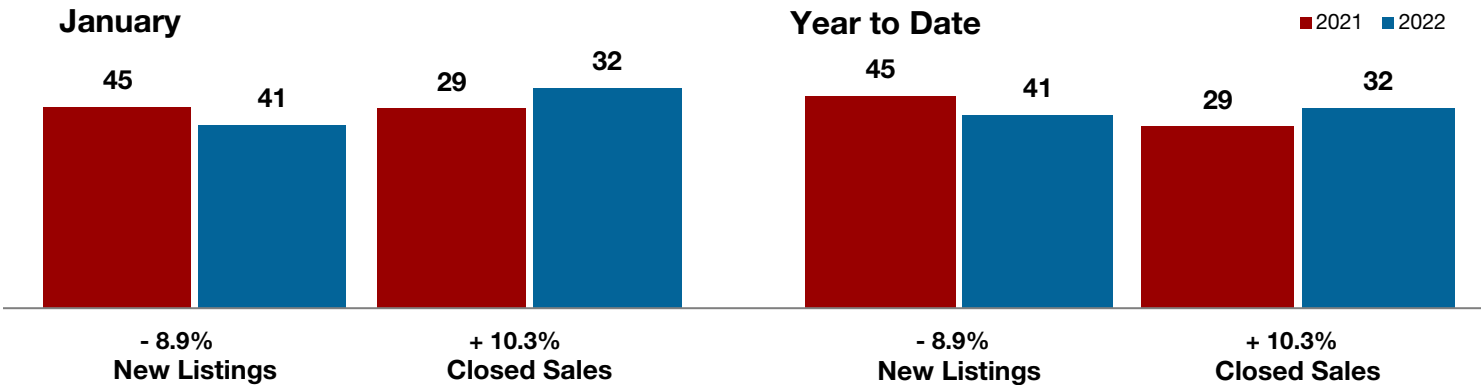
Change in
Closed Sales

Change in
Median Sales Price

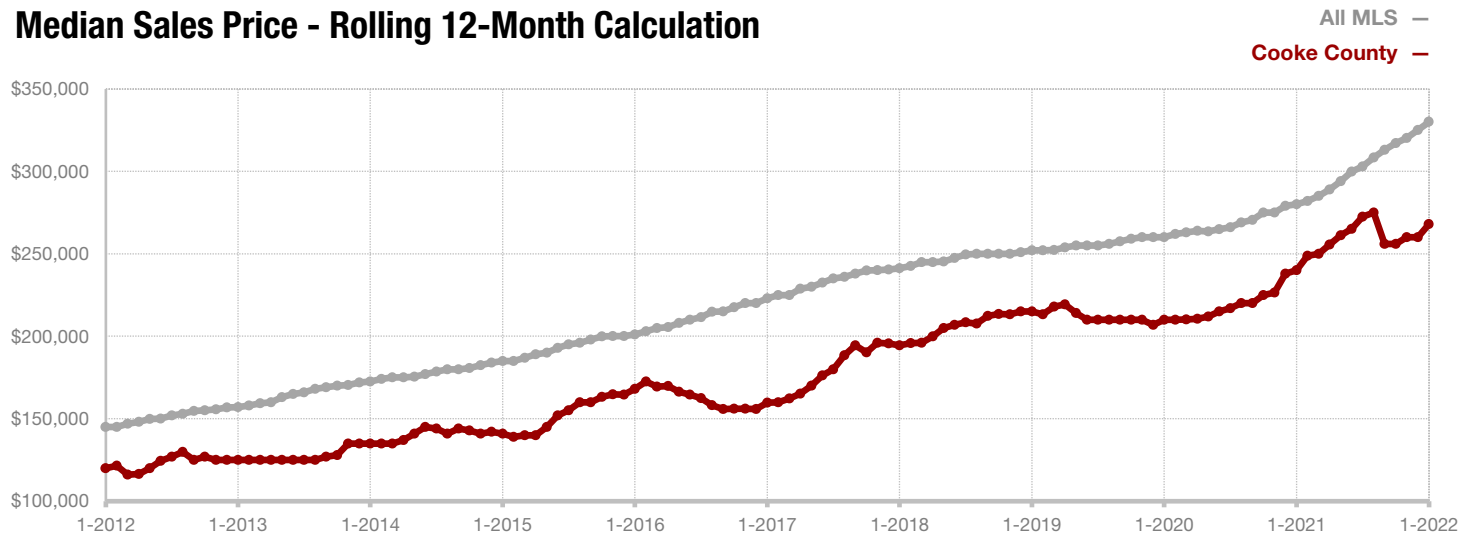
Cooke County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	45	41	- 8.9%	45	41	- 8.9%
Pending Sales	38	32	- 15.8%	38	32	- 15.8%
Closed Sales	29	32	+ 10.3%	29	32	+ 10.3%
Average Sales Price*	\$313,521	\$576,927	+ 84.0%	\$313,521	\$576,927	+ 84.0%
Median Sales Price*	\$235,000	\$275,000	+ 17.0%	\$235,000	\$275,000	+ 17.0%
Percent of Original List Price Received*	97.1%	98.5%	+ 1.4%	97.1%	98.5%	+ 1.4%
Days on Market Until Sale	37	37	0.0%	37	37	0.0%
Inventory of Homes for Sale	77	62	- 19.5%	--	--	--
Months Supply of Inventory	1.7	1.3	- 23.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 16.4%

Change in
New Listings

- 8.6%

Change in
Closed Sales

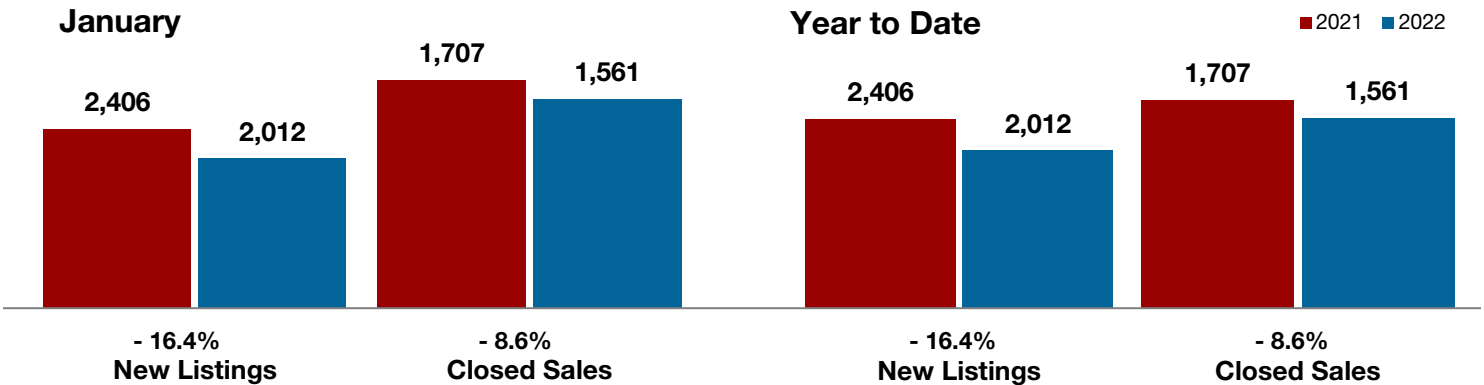
+ 16.2%

Change in
Median Sales Price

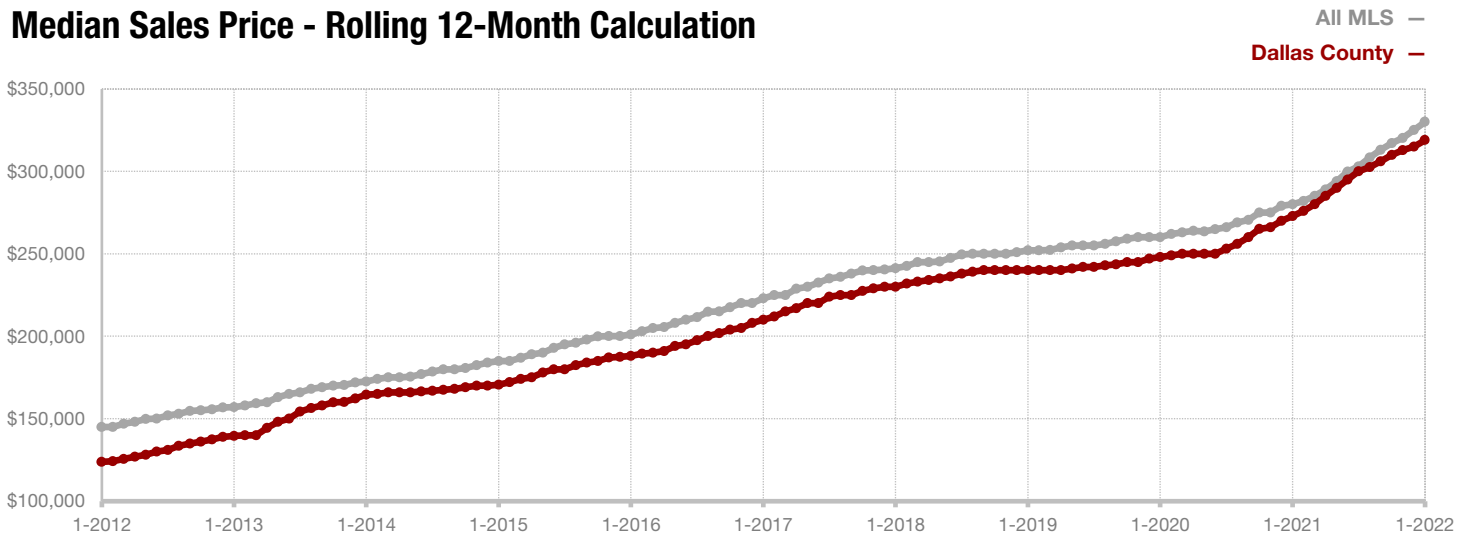
Dallas County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,406	2,012	- 16.4%	2,406	2,012	- 16.4%
Pending Sales	2,285	1,950	- 14.7%	2,285	1,950	- 14.7%
Closed Sales	1,707	1,561	- 8.6%	1,707	1,561	- 8.6%
Average Sales Price*	\$398,628	\$420,362	+ 5.5%	\$398,628	\$420,362	+ 5.5%
Median Sales Price*	\$271,000	\$315,000	+ 16.2%	\$271,000	\$315,000	+ 16.2%
Percent of Original List Price Received*	97.4%	100.1%	+ 2.8%	97.4%	100.1%	+ 2.8%
Days on Market Until Sale	42	27	- 35.7%	42	27	- 35.7%
Inventory of Homes for Sale	3,533	1,649	- 53.3%	--	--	--
Months Supply of Inventory	1.6	0.7	- 56.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 14.3%

+ 40.0%

- 28.5%

Change in
New Listings

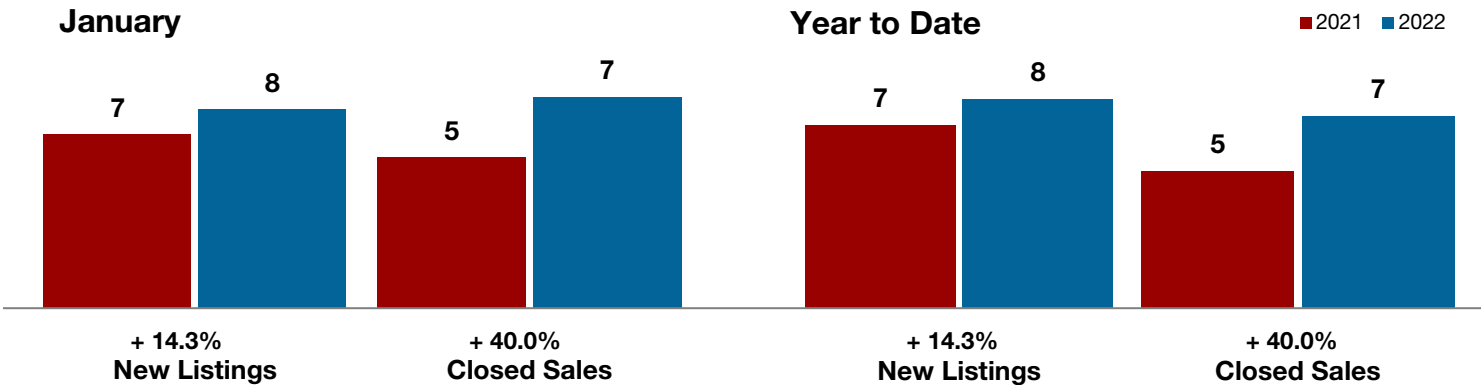
Change in
Closed Sales

Change in
Median Sales Price

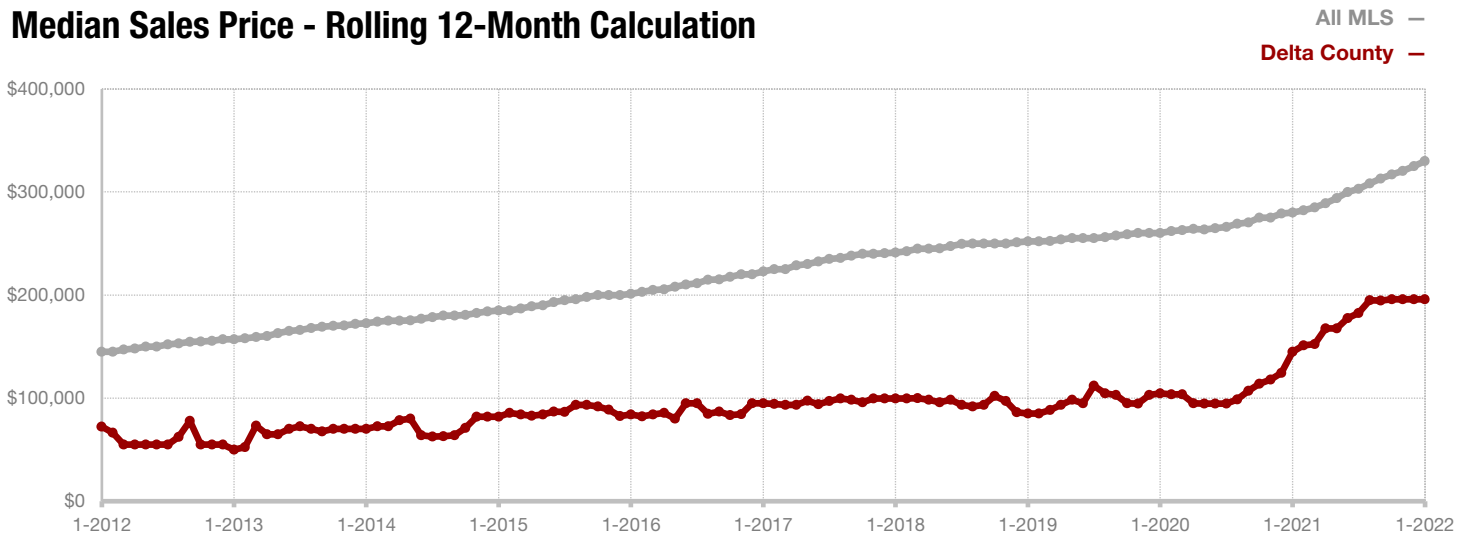
Delta County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	8	+ 14.3%	7	8	+ 14.3%
Pending Sales	5	7	+ 40.0%	5	7	+ 40.0%
Closed Sales	5	7	+ 40.0%	5	7	+ 40.0%
Average Sales Price*	\$267,300	\$303,529	+ 13.6%	\$267,300	\$303,529	+ 13.6%
Median Sales Price*	\$250,000	\$178,700	- 28.5%	\$250,000	\$178,700	- 28.5%
Percent of Original List Price Received*	88.2%	93.6%	+ 6.1%	88.2%	93.6%	+ 6.1%
Days on Market Until Sale	102	65	- 36.3%	102	65	- 36.3%
Inventory of Homes for Sale	6	9	+ 50.0%	--	--	--
Months Supply of Inventory	1.3	1.5	+ 15.4%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 21.6%

- 12.1%

+ 26.8%

Change in
New Listings

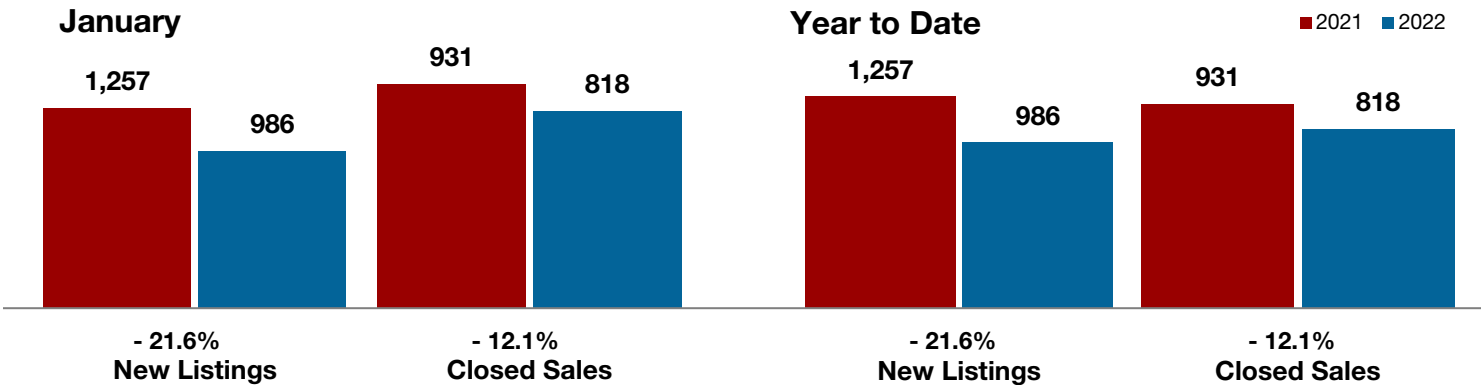
Change in
Closed Sales

Change in
Median Sales Price

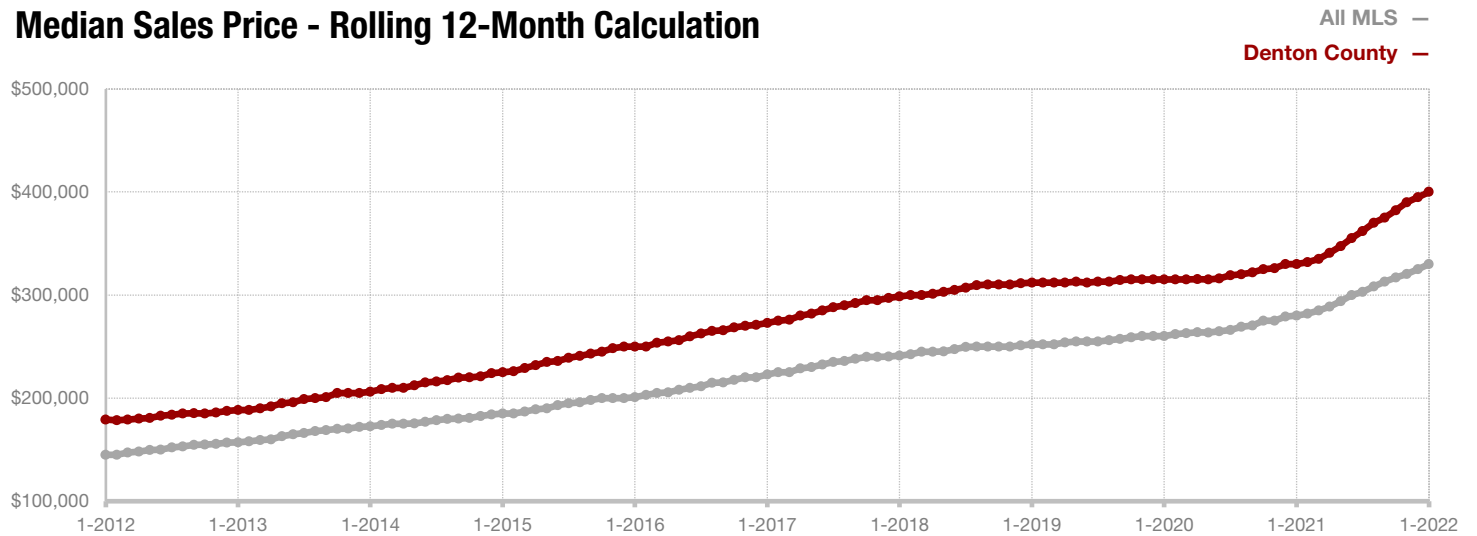
Denton County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1,257	986	- 21.6%	1,257	986	- 21.6%
Pending Sales	1,240	995	- 19.8%	1,240	995	- 19.8%
Closed Sales	931	818	- 12.1%	931	818	- 12.1%
Average Sales Price*	\$404,768	\$507,770	+ 25.4%	\$404,768	\$507,770	+ 25.4%
Median Sales Price*	\$332,000	\$421,000	+ 26.8%	\$332,000	\$421,000	+ 26.8%
Percent of Original List Price Received*	99.0%	102.9%	+ 3.9%	99.0%	102.9%	+ 3.9%
Days on Market Until Sale	36	22	- 38.9%	36	22	- 38.9%
Inventory of Homes for Sale	1,218	649	- 46.7%	--	--	--
Months Supply of Inventory	0.8	0.5	- 37.5%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



0.0%

+ 12.5%

+ 106.0%

Change in
New Listings

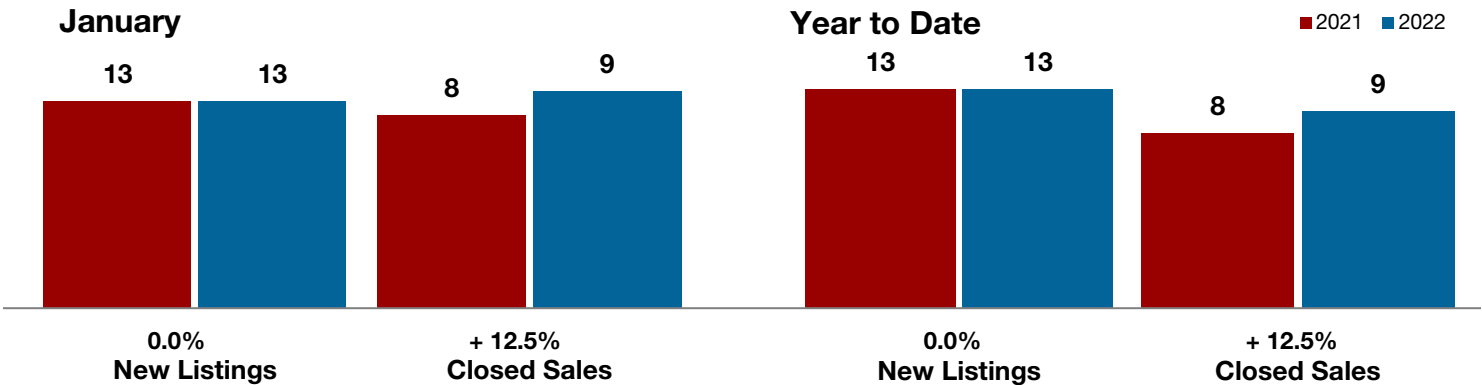
Change in
Closed Sales

Change in
Median Sales Price

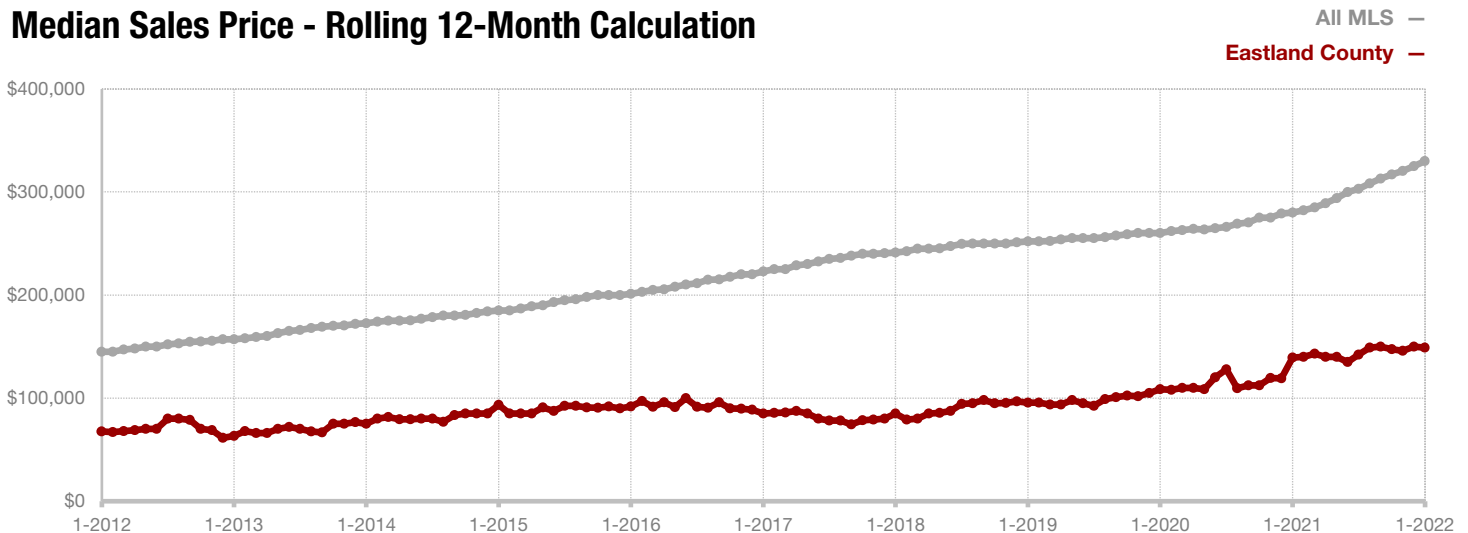
Eastland County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	13	13	0.0%	13	13	0.0%
Pending Sales	16	9	- 43.8%	16	9	- 43.8%
Closed Sales	8	9	+ 12.5%	8	9	+ 12.5%
Average Sales Price*	\$310,375	\$478,889	+ 54.3%	\$310,375	\$478,889	+ 54.3%
Median Sales Price*	\$216,000	\$445,000	+ 106.0%	\$216,000	\$445,000	+ 106.0%
Percent of Original List Price Received*	93.3%	89.2%	- 4.4%	93.3%	89.2%	- 4.4%
Days on Market Until Sale	20	62	+ 210.0%	20	62	+ 210.0%
Inventory of Homes for Sale	61	55	- 9.8%	--	--	--
Months Supply of Inventory	4.8	3.2	- 33.3%	--	--	--

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Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 19.4%

+ 13.7%

+ 26.2%

Change in
New Listings

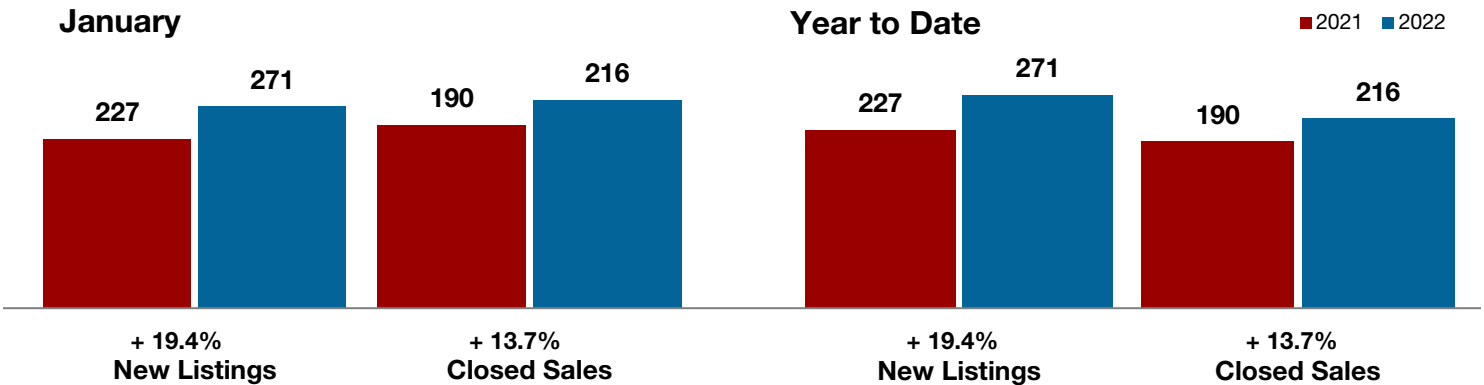
Change in
Closed Sales

Change in
Median Sales Price

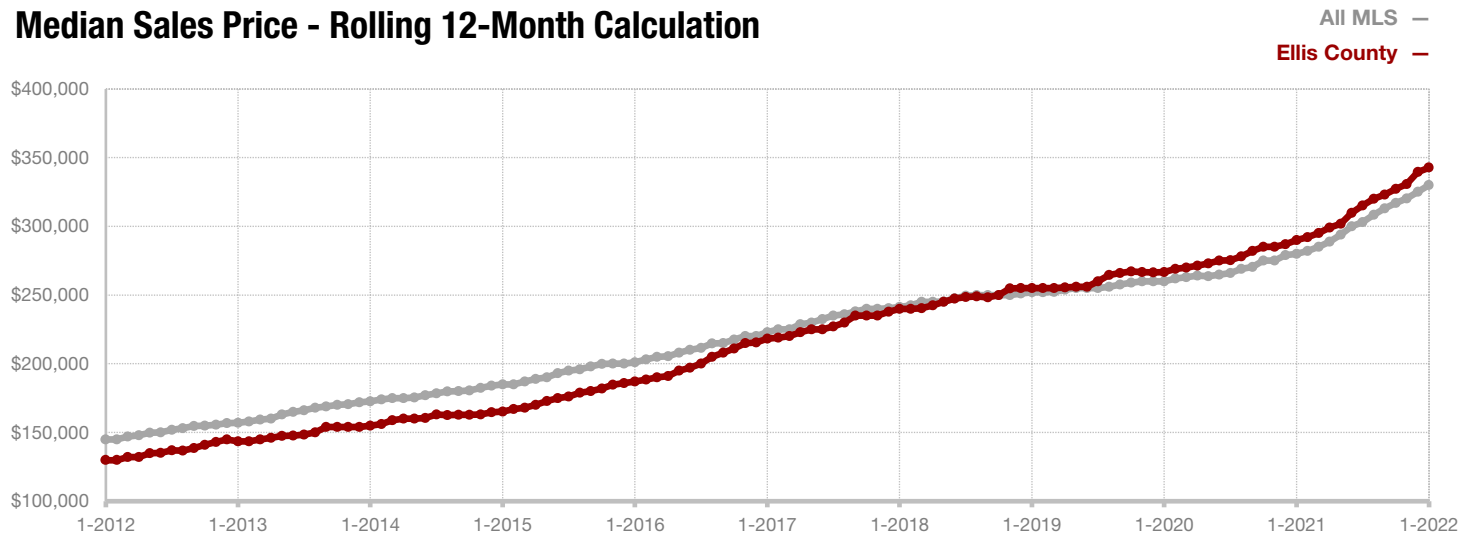
Ellis County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	227	271	+ 19.4%	227	271	+ 19.4%
Pending Sales	230	267	+ 16.1%	230	267	+ 16.1%
Closed Sales	190	216	+ 13.7%	190	216	+ 13.7%
Average Sales Price*	\$316,126	\$400,360	+ 26.6%	\$316,126	\$400,360	+ 26.6%
Median Sales Price*	\$299,850	\$378,273	+ 26.2%	\$299,850	\$378,273	+ 26.2%
Percent of Original List Price Received*	98.1%	99.7%	+ 1.6%	98.1%	99.7%	+ 1.6%
Days on Market Until Sale	40	31	- 22.5%	40	31	- 22.5%
Inventory of Homes for Sale	308	317	+ 2.9%	--	--	--
Months Supply of Inventory	1.0	1.1	+ 10.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 17.5%

+ 5.0%

+ 38.0%

Change in
New Listings

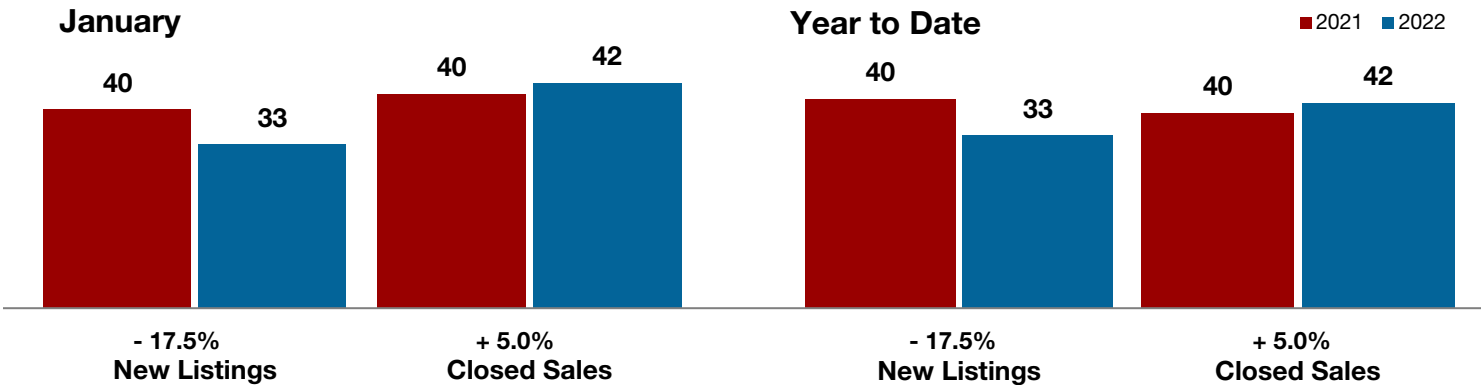
Change in
Closed Sales

Change in
Median Sales Price

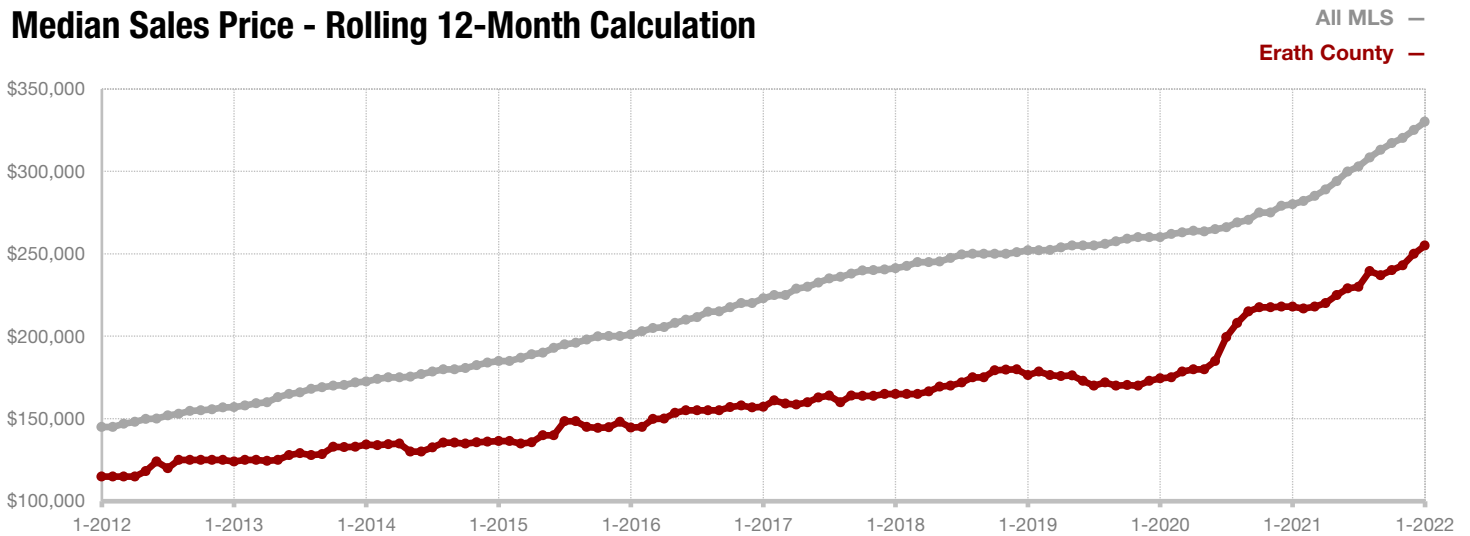
Erath County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	40	33	- 17.5%	40	33	- 17.5%
Pending Sales	41	20	- 51.2%	41	20	- 51.2%
Closed Sales	40	42	+ 5.0%	40	42	+ 5.0%
Average Sales Price*	\$244,907	\$350,054	+ 42.9%	\$244,907	\$350,054	+ 42.9%
Median Sales Price*	\$194,500	\$268,500	+ 38.0%	\$194,500	\$268,500	+ 38.0%
Percent of Original List Price Received*	94.4%	95.1%	+ 0.7%	94.4%	95.1%	+ 0.7%
Days on Market Until Sale	74	63	- 14.9%	74	63	- 14.9%
Inventory of Homes for Sale	109	89	- 18.3%	--	--	--
Months Supply of Inventory	2.6	1.8	- 30.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 4.7%

+ 31.4%

+ 14.4%

Change in
New Listings

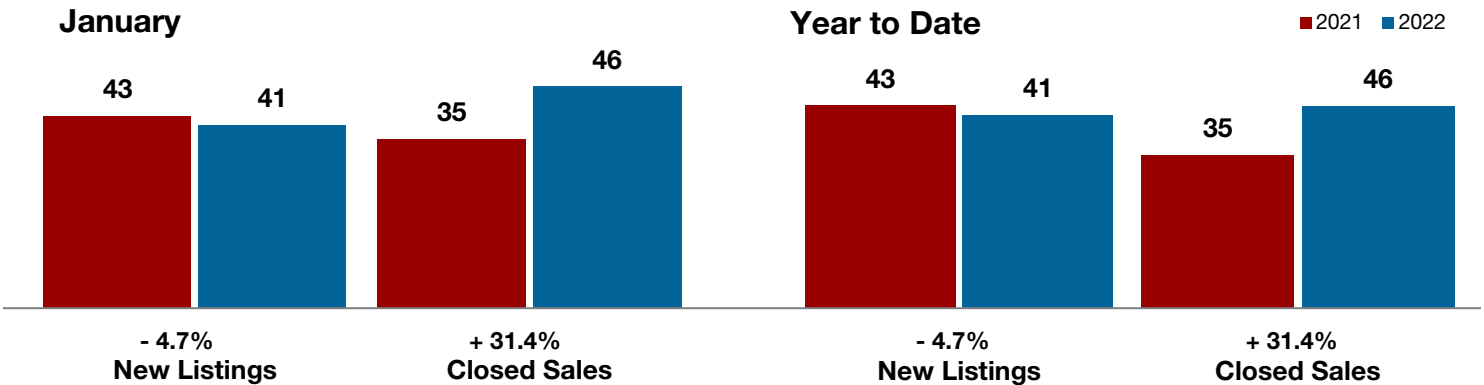
Change in
Closed Sales

Change in
Median Sales Price

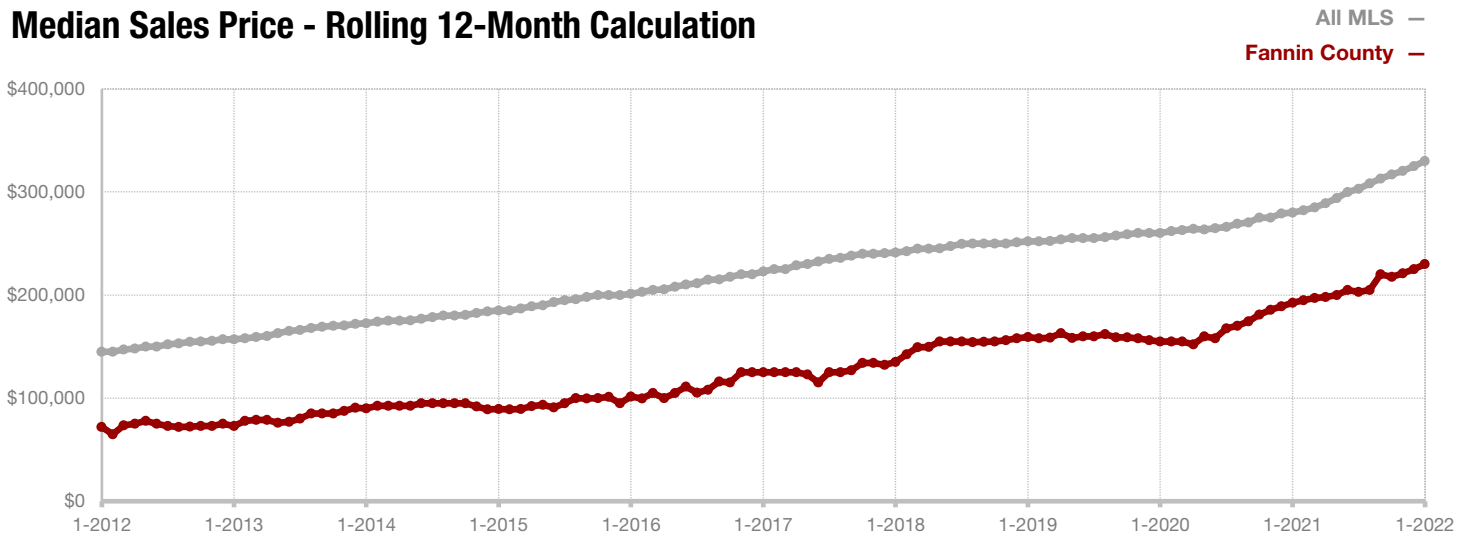
Fannin County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	43	41	- 4.7%	43	41	- 4.7%
Pending Sales	40	31	- 22.5%	40	31	- 22.5%
Closed Sales	35	46	+ 31.4%	35	46	+ 31.4%
Average Sales Price*	\$234,243	\$298,373	+ 27.4%	\$234,243	\$298,373	+ 27.4%
Median Sales Price*	\$252,000	\$288,250	+ 14.4%	\$252,000	\$288,250	+ 14.4%
Percent of Original List Price Received*	93.5%	94.6%	+ 1.2%	93.5%	94.6%	+ 1.2%
Days on Market Until Sale	67	43	- 35.8%	67	43	- 35.8%
Inventory of Homes for Sale	93	148	+ 59.1%	--	--	--
Months Supply of Inventory	2.5	3.6	+ 44.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 22.2%

- 50.0%

- 25.4%

Change in
New Listings

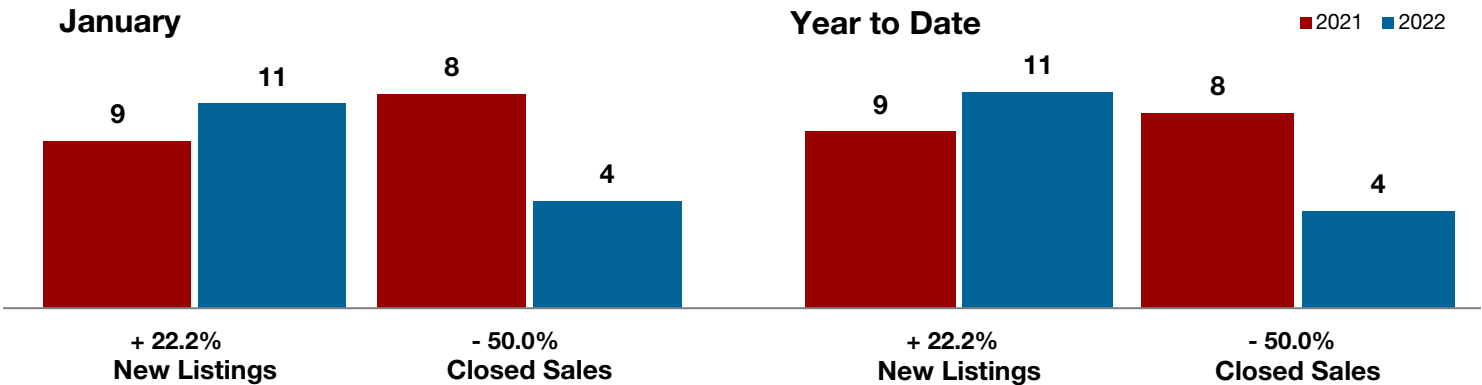
Change in
Closed Sales

Change in
Median Sales Price

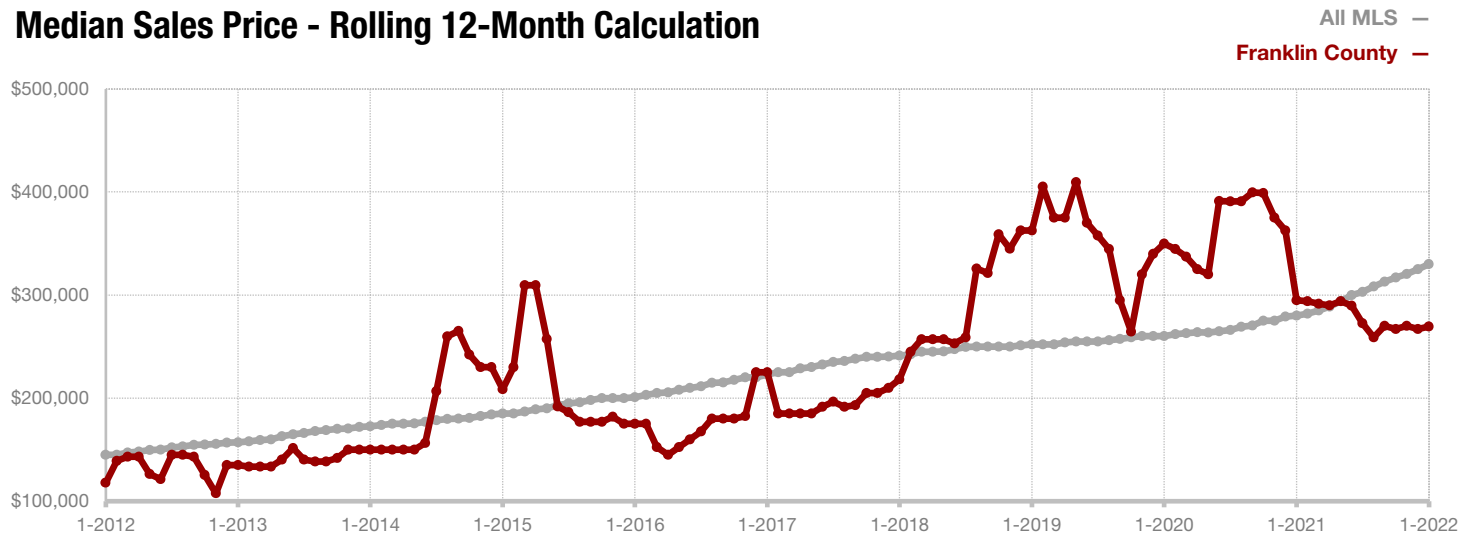
Franklin County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	9	11	+ 22.2%	9	11	+ 22.2%
Pending Sales	13	7	- 46.2%	13	7	- 46.2%
Closed Sales	8	4	- 50.0%	8	4	- 50.0%
Average Sales Price*	\$148,081	\$101,396	- 31.5%	\$148,081	\$101,396	- 31.5%
Median Sales Price*	\$116,000	\$86,542	- 25.4%	\$116,000	\$86,542	- 25.4%
Percent of Original List Price Received*	91.6%	88.0%	- 3.9%	91.6%	88.0%	- 3.9%
Days on Market Until Sale	39	63	+ 61.5%	39	63	+ 61.5%
Inventory of Homes for Sale	21	22	+ 4.8%	--	--	--
Months Supply of Inventory	2.1	2.6	+ 23.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Freestone County

0.0%

Change in
New Listings

0.0%

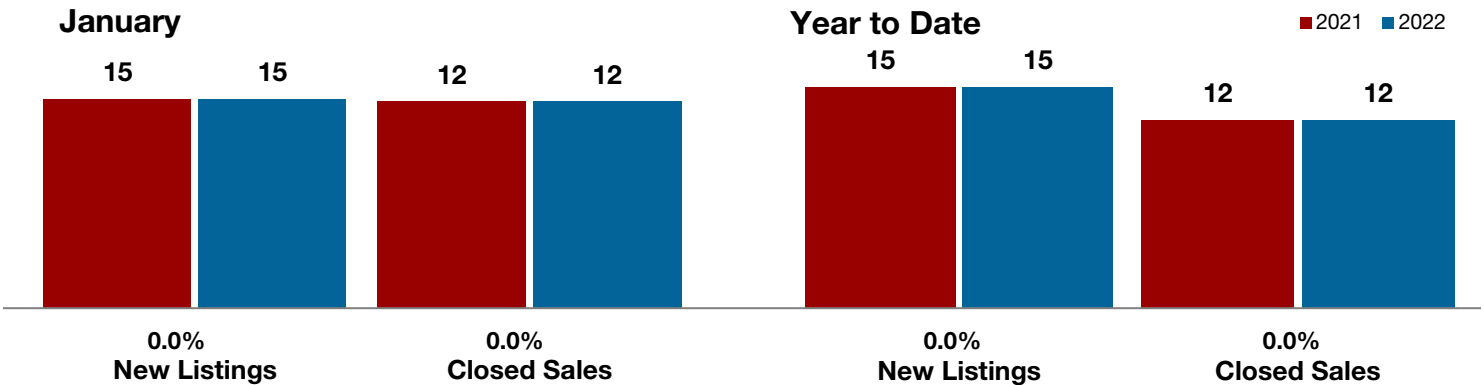
Change in
Closed Sales

+ 120.4%

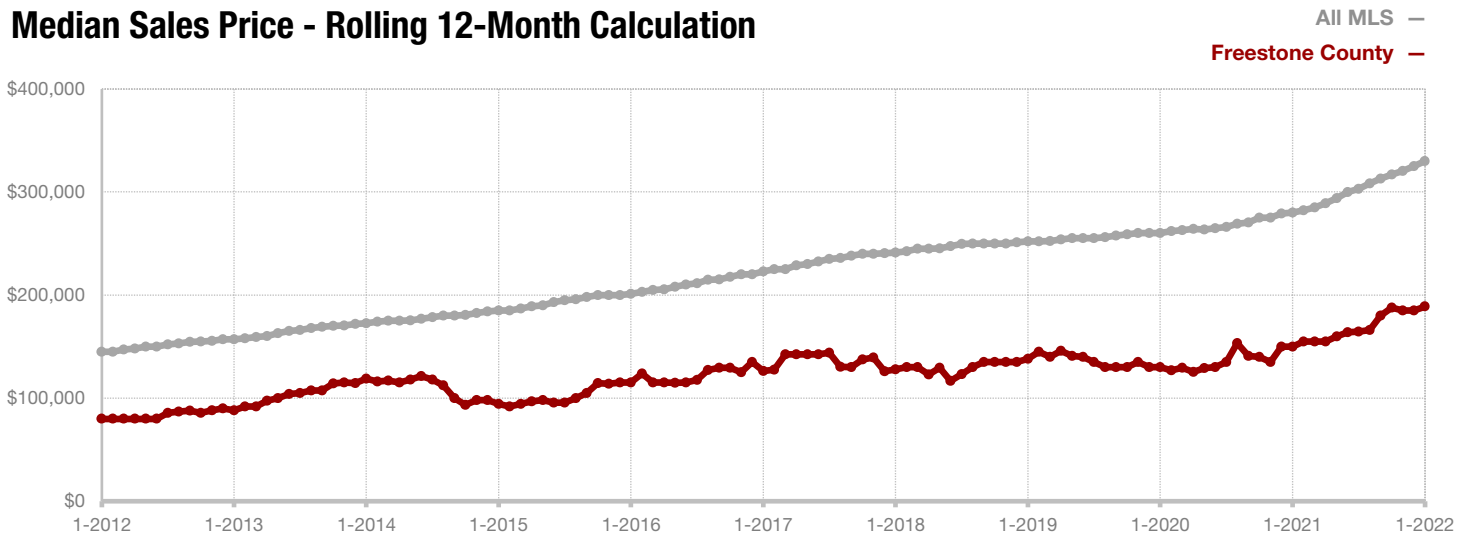
Change in
Median Sales Price

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	15	15	0.0%	15	15	0.0%
Pending Sales	14	6	- 57.1%	14	6	- 57.1%
Closed Sales	12	12	0.0%	12	12	0.0%
Average Sales Price*	\$128,567	\$205,958	+ 60.2%	\$128,567	\$205,958	+ 60.2%
Median Sales Price*	\$103,000	\$227,000	+ 120.4%	\$103,000	\$227,000	+ 120.4%
Percent of Original List Price Received*	88.7%	91.0%	+ 2.6%	88.7%	91.0%	+ 2.6%
Days on Market Until Sale	89	55	- 38.2%	89	55	- 38.2%
Inventory of Homes for Sale	43	46	+ 7.0%	--	--	--
Months Supply of Inventory	3.0	3.0	0.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 9.4%

Change in
New Listings

+ 2.3%

Change in
Closed Sales

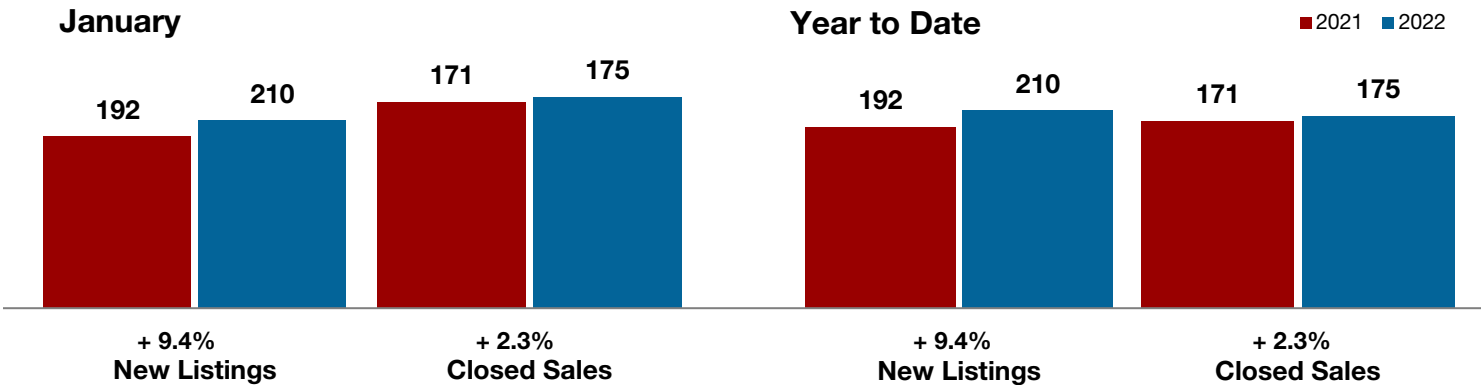
+ 25.2%

Change in
Median Sales Price

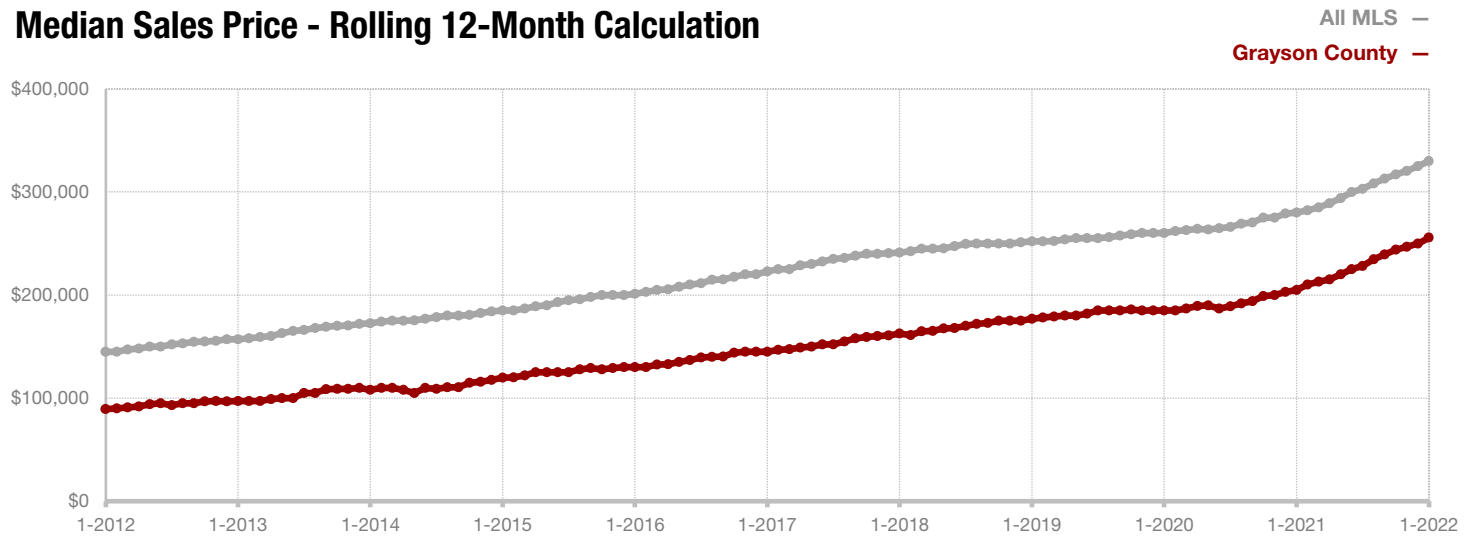
Grayson County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	192	210	+ 9.4%	192	210	+ 9.4%
Pending Sales	192	225	+ 17.2%	192	225	+ 17.2%
Closed Sales	171	175	+ 2.3%	171	175	+ 2.3%
Average Sales Price*	\$266,652	\$332,815	+ 24.8%	\$266,652	\$332,815	+ 24.8%
Median Sales Price*	\$216,000	\$270,500	+ 25.2%	\$216,000	\$270,500	+ 25.2%
Percent of Original List Price Received*	95.4%	98.4%	+ 3.1%	95.4%	98.4%	+ 3.1%
Days on Market Until Sale	57	30	- 47.4%	57	30	- 47.4%
Inventory of Homes for Sale	347	275	- 20.7%	--	--	--
Months Supply of Inventory	1.6	1.3	- 18.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 52.9%

- 20.0%

- 14.6%

Change in
New Listings

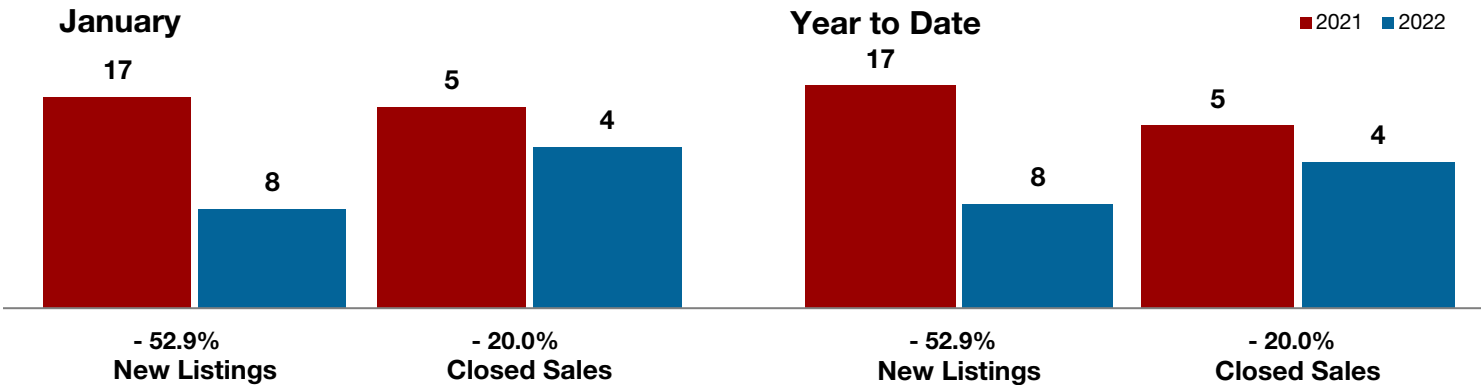
Change in
Closed Sales

Change in
Median Sales Price

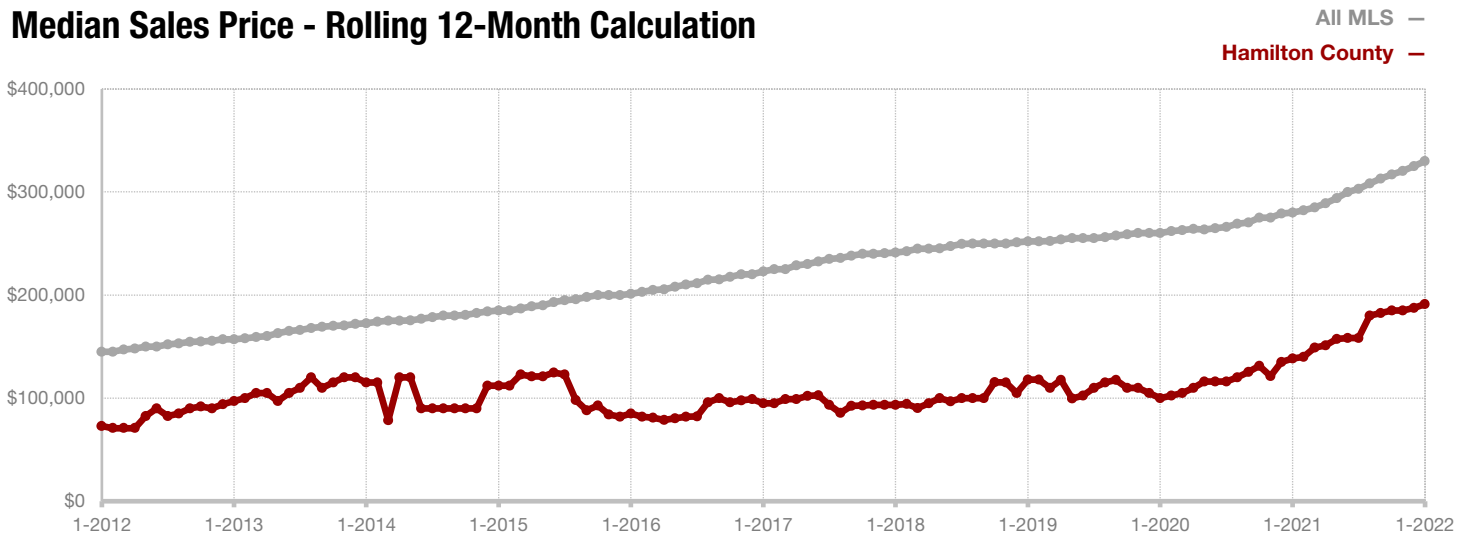
Hamilton County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	17	8	- 52.9%	17	8	- 52.9%
Pending Sales	7	5	- 28.6%	7	5	- 28.6%
Closed Sales	5	4	- 20.0%	5	4	- 20.0%
Average Sales Price*	\$228,364	\$277,475	+ 21.5%	\$228,364	\$277,475	+ 21.5%
Median Sales Price*	\$164,000	\$140,000	- 14.6%	\$164,000	\$140,000	- 14.6%
Percent of Original List Price Received*	83.4%	92.0%	+ 10.3%	83.4%	92.0%	+ 10.3%
Days on Market Until Sale	127	86	- 32.3%	127	86	- 32.3%
Inventory of Homes for Sale	40	20	- 50.0%	--	--	--
Months Supply of Inventory	4.6	2.2	- 52.2%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 100.0%

--

--

Change in
New Listings

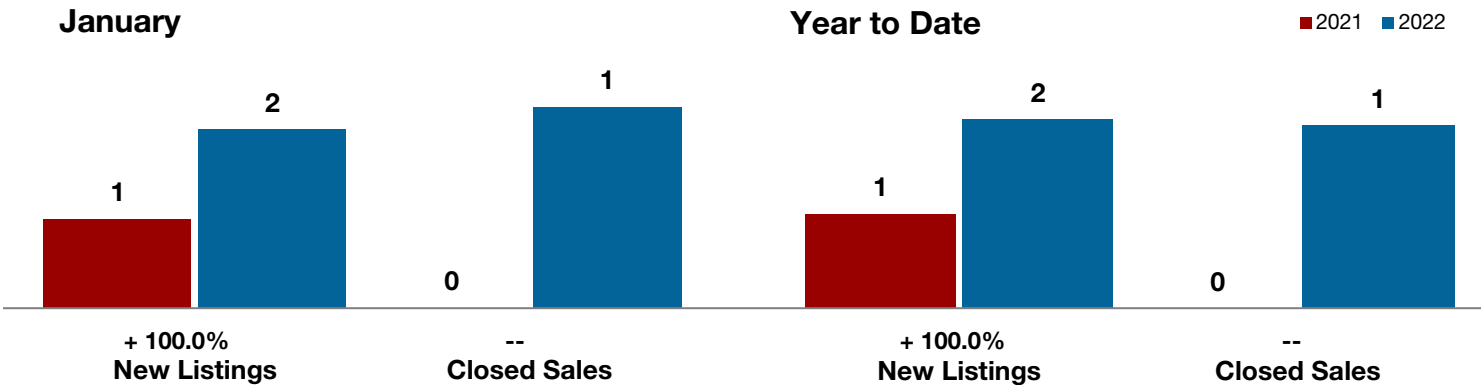
Change in
Closed Sales

Change in
Median Sales Price

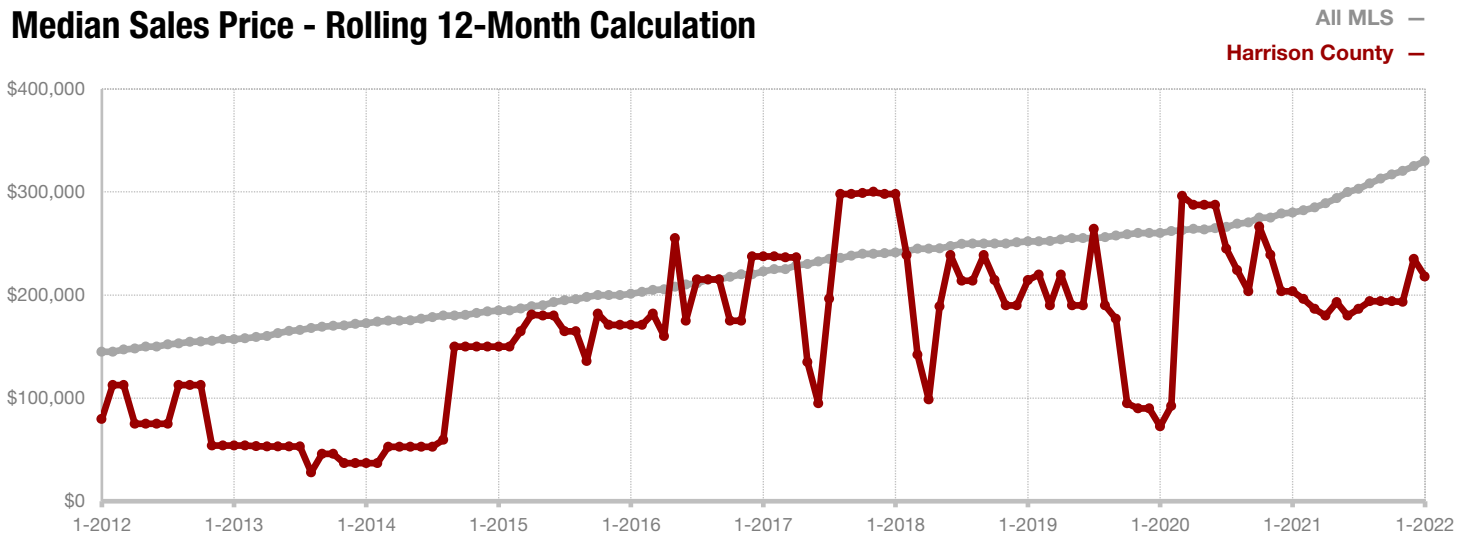
Harrison County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	2	+ 100.0%	1	2	+ 100.0%
Pending Sales	0	2	--	0	2	--
Closed Sales	0	1	--	0	1	--
Average Sales Price*	--	\$45,000	--	--	\$45,000	--
Median Sales Price*	--	\$45,000	--	--	\$45,000	--
Percent of Original List Price Received*	--	100.0%	--	--	100.0%	--
Days on Market Until Sale	--	22	--	--	22	--
Inventory of Homes for Sale	9	6	- 33.3%	--	--	--
Months Supply of Inventory	4.8	2.9	- 39.6%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 19.3%

+ 4.9%

- 3.3%

Change in
New Listings

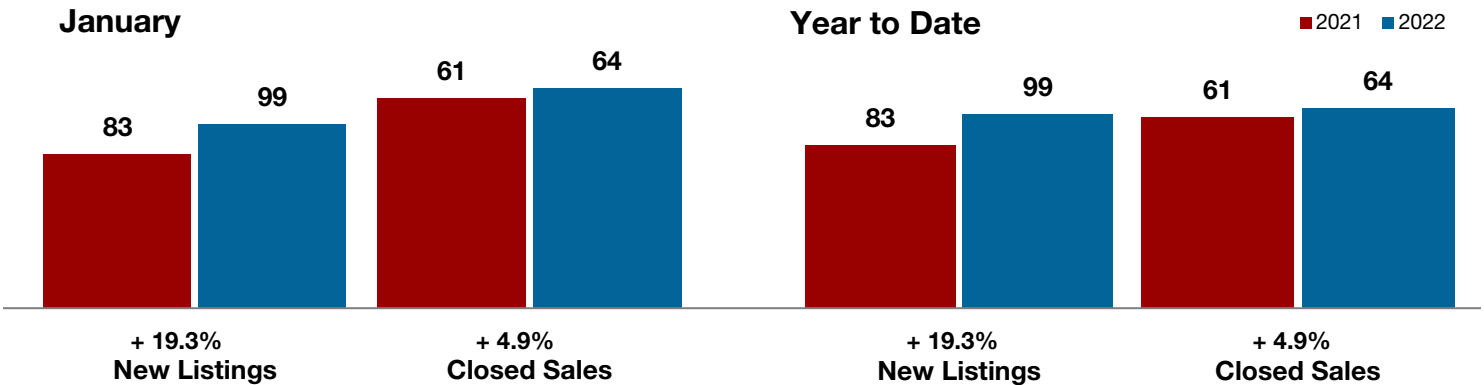
Change in
Closed Sales

Change in
Median Sales Price

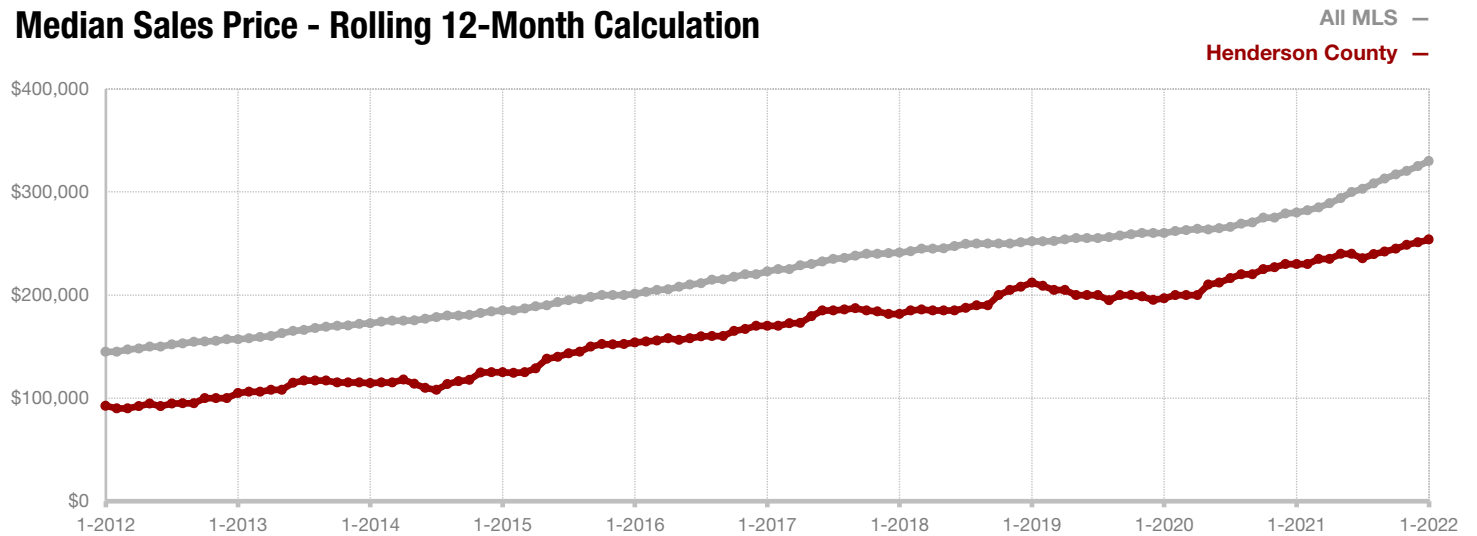
Henderson County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	83	99	+ 19.3%	83	99	+ 19.3%
Pending Sales	103	101	- 1.9%	103	101	- 1.9%
Closed Sales	61	64	+ 4.9%	61	64	+ 4.9%
Average Sales Price*	\$361,515	\$358,733	- 0.8%	\$361,515	\$358,733	- 0.8%
Median Sales Price*	\$270,000	\$261,000	- 3.3%	\$270,000	\$261,000	- 3.3%
Percent of Original List Price Received*	93.5%	95.2%	+ 1.8%	93.5%	95.2%	+ 1.8%
Days on Market Until Sale	64	38	- 40.6%	64	38	- 40.6%
Inventory of Homes for Sale	238	214	- 10.1%	--	--	--
Months Supply of Inventory	2.3	2.2	- 4.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Hill County

+ 14.0%

Change in
New Listings

+ 38.5%

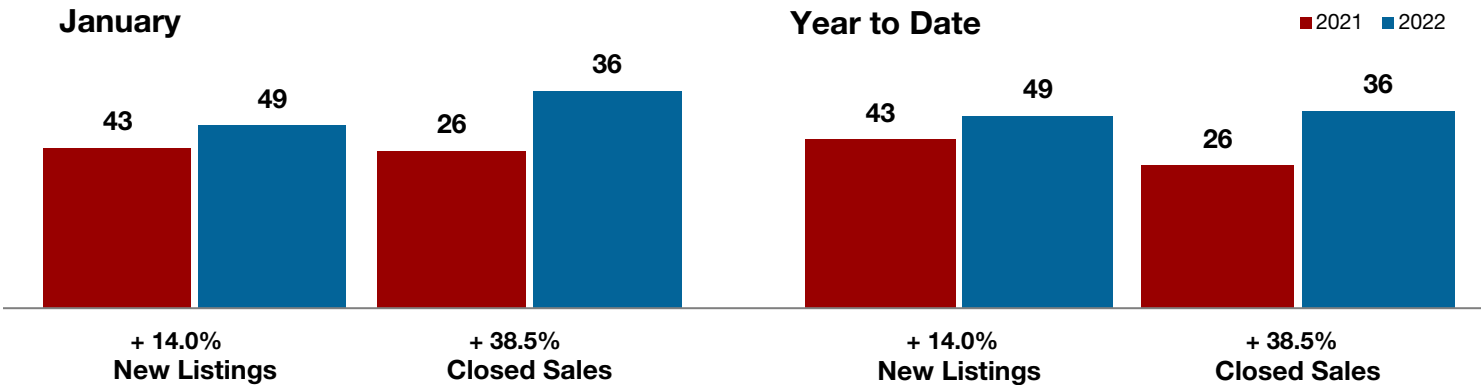
Change in
Closed Sales

+ 24.8%

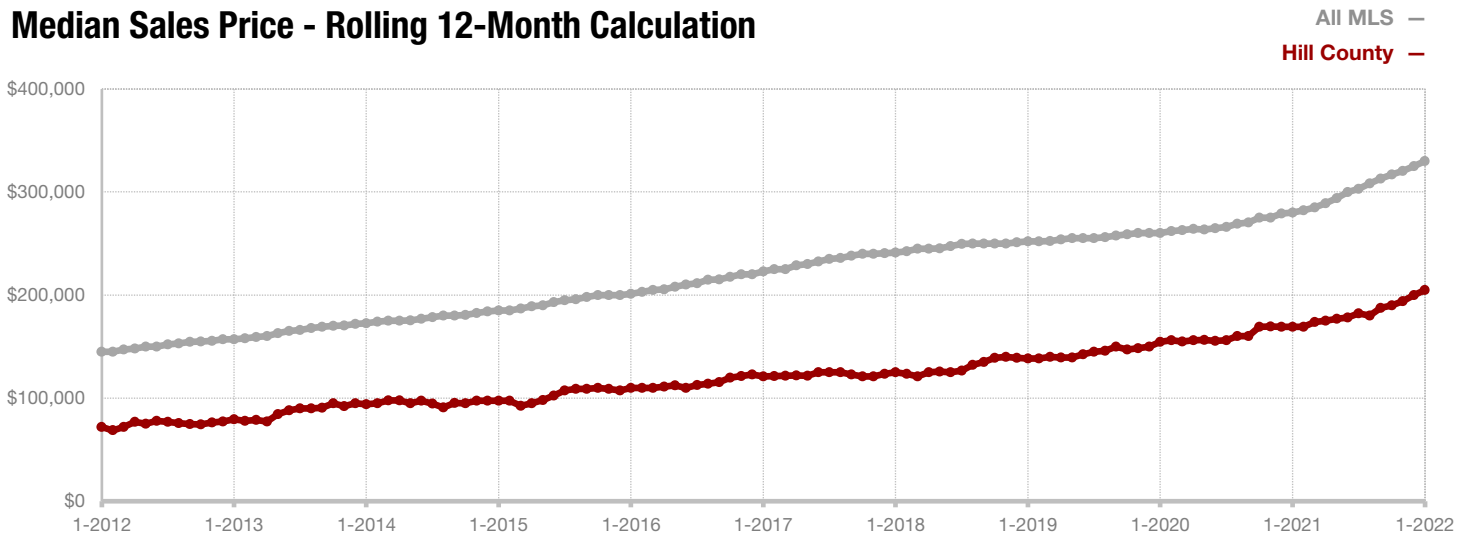
Change in
Median Sales Price

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	43	49	+ 14.0%	43	49	+ 14.0%
Pending Sales	39	41	+ 5.1%	39	41	+ 5.1%
Closed Sales	26	36	+ 38.5%	26	36	+ 38.5%
Average Sales Price*	\$188,192	\$330,786	+ 75.8%	\$188,192	\$330,786	+ 75.8%
Median Sales Price*	\$168,200	\$209,900	+ 24.8%	\$168,200	\$209,900	+ 24.8%
Percent of Original List Price Received*	93.6%	96.5%	+ 3.1%	93.6%	96.5%	+ 3.1%
Days on Market Until Sale	64	44	- 31.3%	64	44	- 31.3%
Inventory of Homes for Sale	91	88	- 3.3%	--	--	--
Months Supply of Inventory	2.6	2.1	- 19.2%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 10.9%

+ 26.0%

+ 24.5%

Change in
New Listings

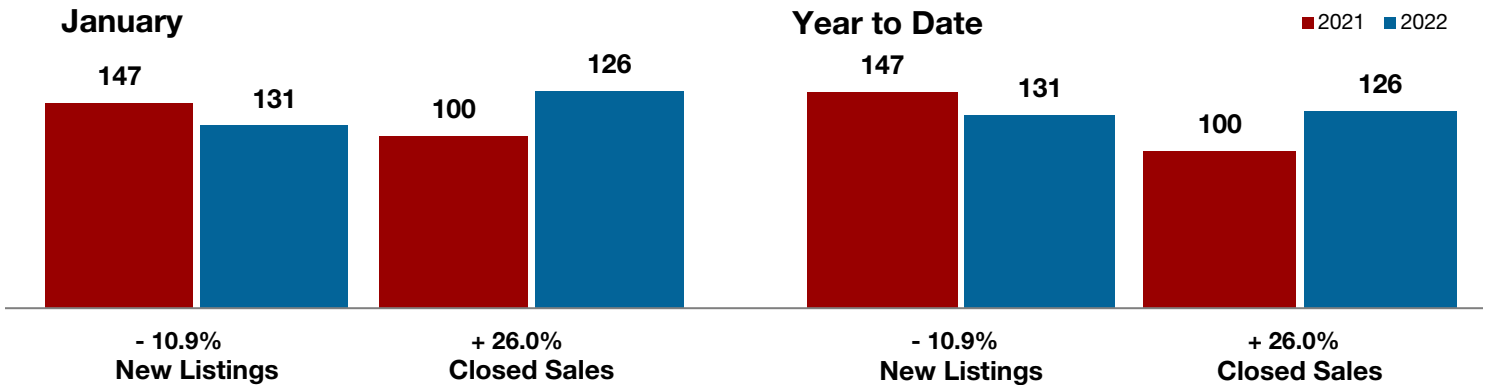
Change in
Closed Sales

Change in
Median Sales Price

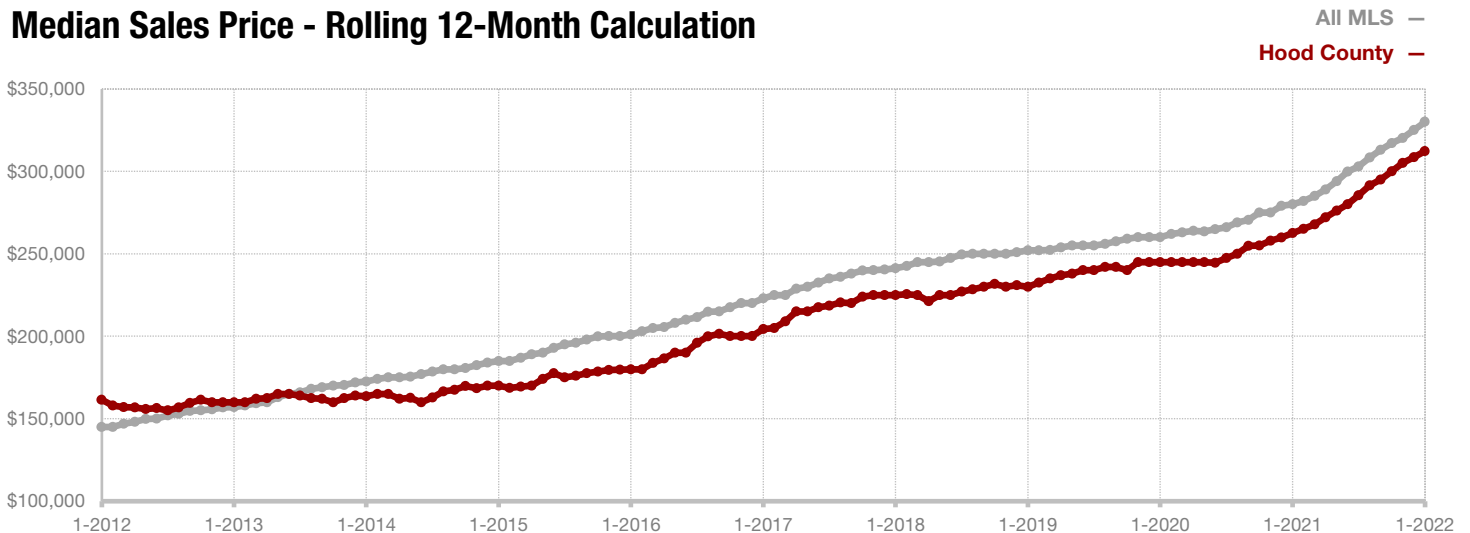
Hood County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	147	131	- 10.9%	147	131	- 10.9%
Pending Sales	141	90	- 36.2%	141	90	- 36.2%
Closed Sales	100	126	+ 26.0%	100	126	+ 26.0%
Average Sales Price*	\$304,925	\$365,514	+ 19.9%	\$304,925	\$365,514	+ 19.9%
Median Sales Price*	\$265,000	\$330,000	+ 24.5%	\$265,000	\$330,000	+ 24.5%
Percent of Original List Price Received*	97.5%	96.6%	- 0.9%	97.5%	96.6%	- 0.9%
Days on Market Until Sale	46	32	- 30.4%	46	32	- 30.4%
Inventory of Homes for Sale	190	172	- 9.5%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 3.3%

+ 7.4%

+ 20.0%

Change in
New Listings

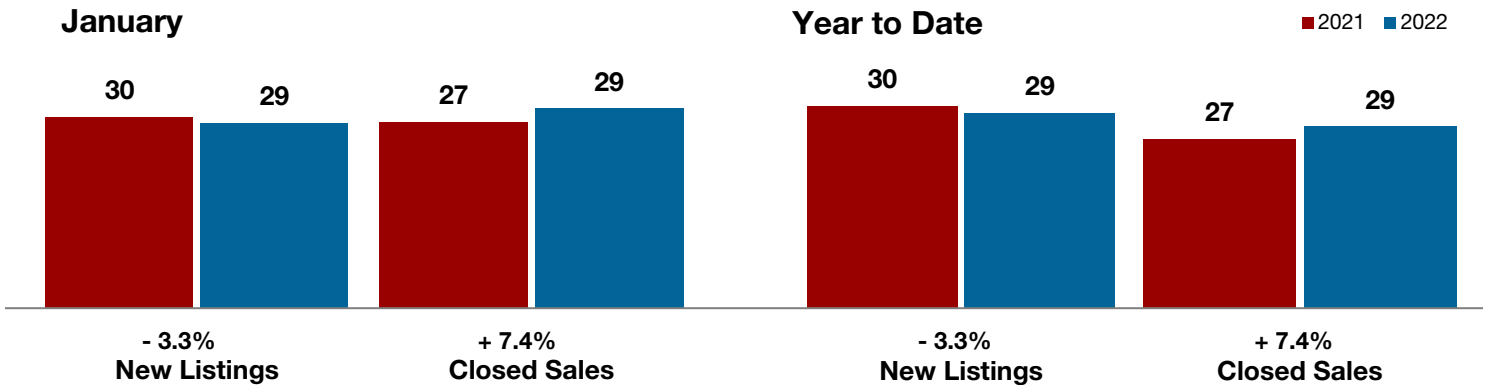
Change in
Closed Sales

Change in
Median Sales Price

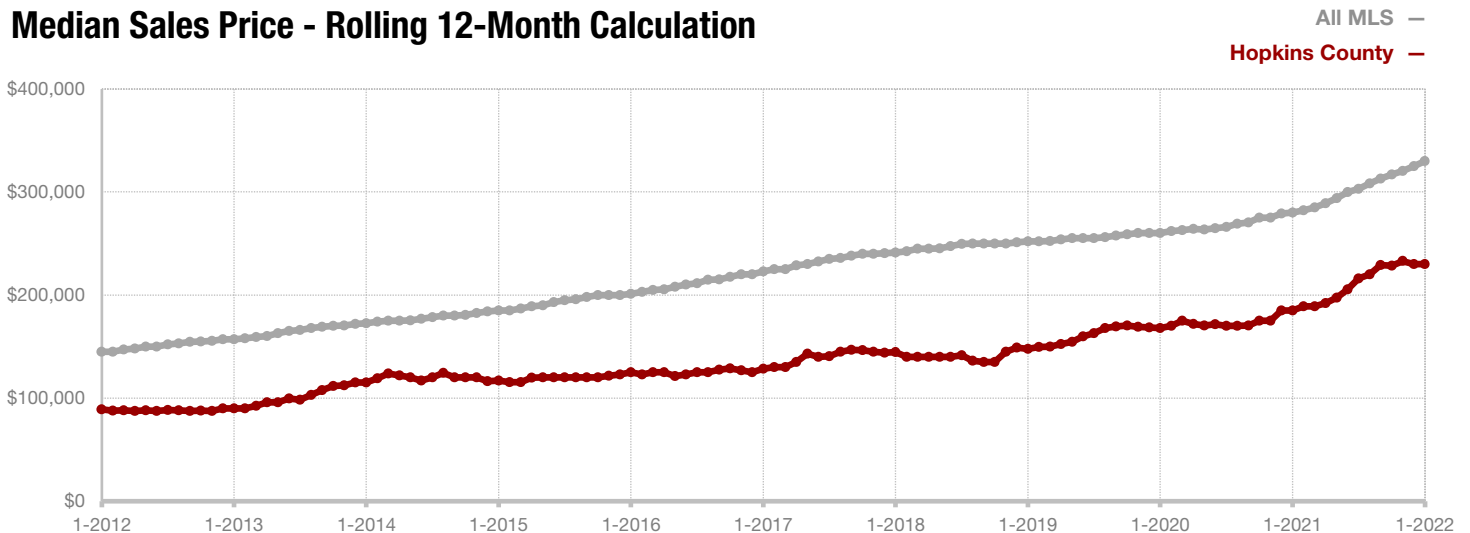
Hopkins County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	30	29	- 3.3%	30	29	- 3.3%
Pending Sales	26	24	- 7.7%	26	24	- 7.7%
Closed Sales	27	29	+ 7.4%	27	29	+ 7.4%
Average Sales Price*	\$219,044	\$315,119	+ 43.9%	\$219,044	\$315,119	+ 43.9%
Median Sales Price*	\$175,000	\$210,000	+ 20.0%	\$175,000	\$210,000	+ 20.0%
Percent of Original List Price Received*	91.1%	97.1%	+ 6.6%	91.1%	97.1%	+ 6.6%
Days on Market Until Sale	57	40	- 29.8%	57	40	- 29.8%
Inventory of Homes for Sale	54	43	- 20.4%	--	--	--
Months Supply of Inventory	2.0	1.5	- 25.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 31.4%

+ 10.9%

+ 23.9%

Change in
New Listings

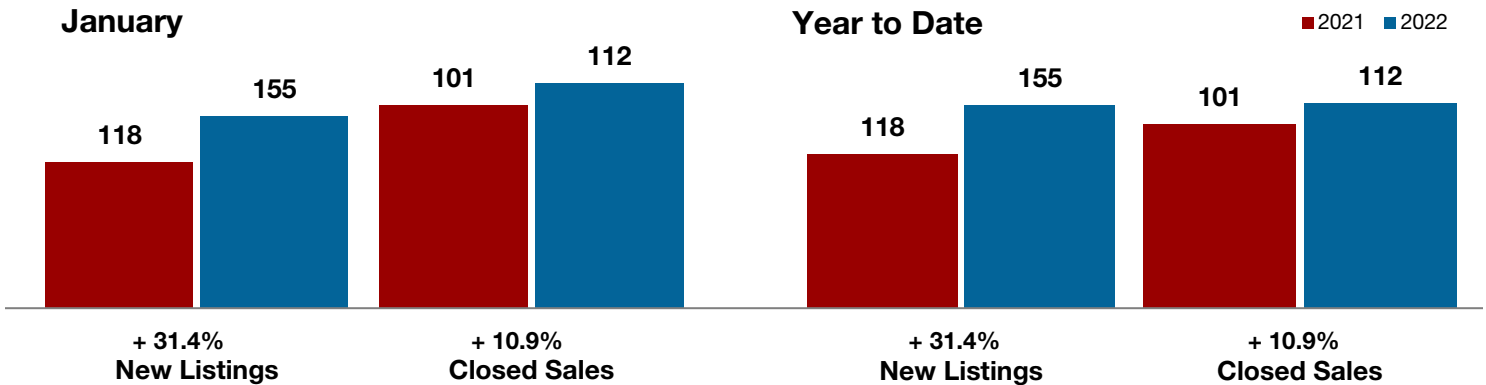
Change in
Closed Sales

Change in
Median Sales Price

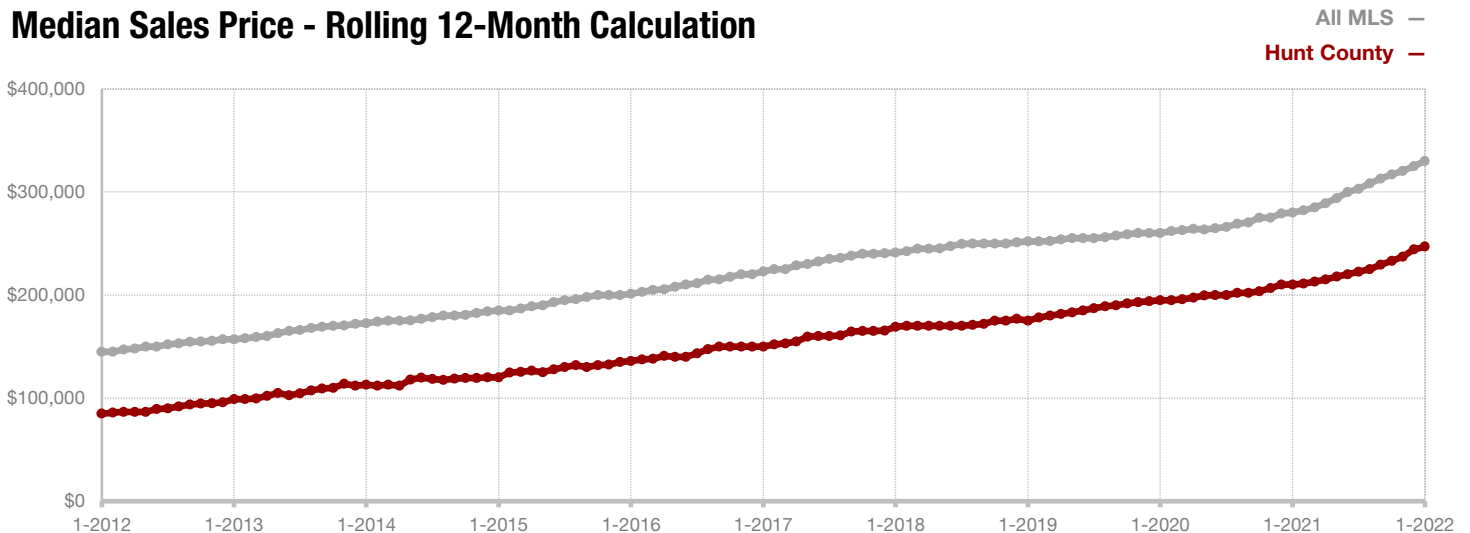
Hunt County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	118	155	+ 31.4%	118	155	+ 31.4%
Pending Sales	134	142	+ 6.0%	134	142	+ 6.0%
Closed Sales	101	112	+ 10.9%	101	112	+ 10.9%
Average Sales Price*	\$267,068	\$300,190	+ 12.4%	\$267,068	\$300,190	+ 12.4%
Median Sales Price*	\$222,000	\$275,000	+ 23.9%	\$222,000	\$275,000	+ 23.9%
Percent of Original List Price Received*	97.1%	99.3%	+ 2.3%	97.1%	99.3%	+ 2.3%
Days on Market Until Sale	36	31	- 13.9%	36	31	- 13.9%
Inventory of Homes for Sale	205	235	+ 14.6%	--	--	--
Months Supply of Inventory	1.5	1.5	0.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 40.0%

- 83.3%

- 46.5%

Change in
New Listings

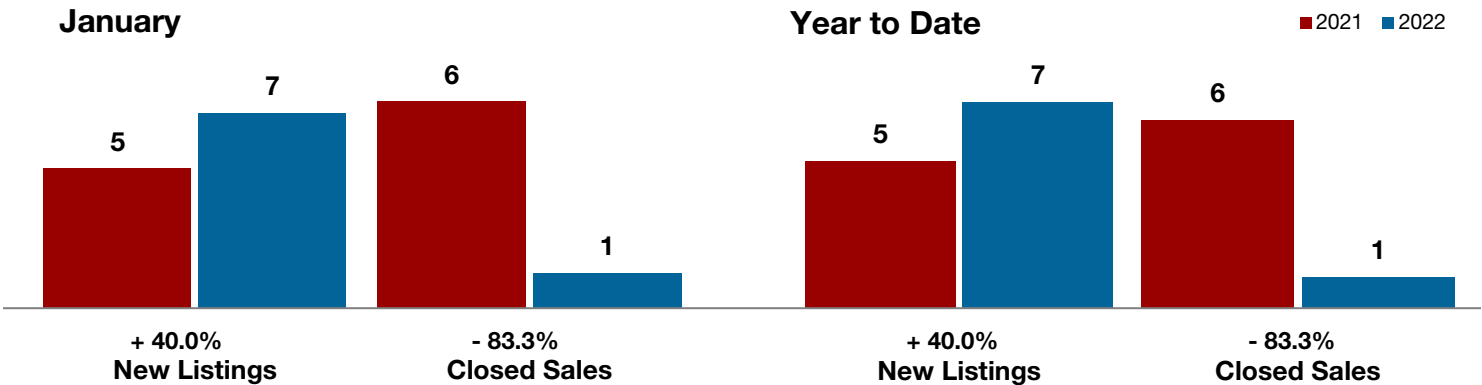
Change in
Closed Sales

Change in
Median Sales Price

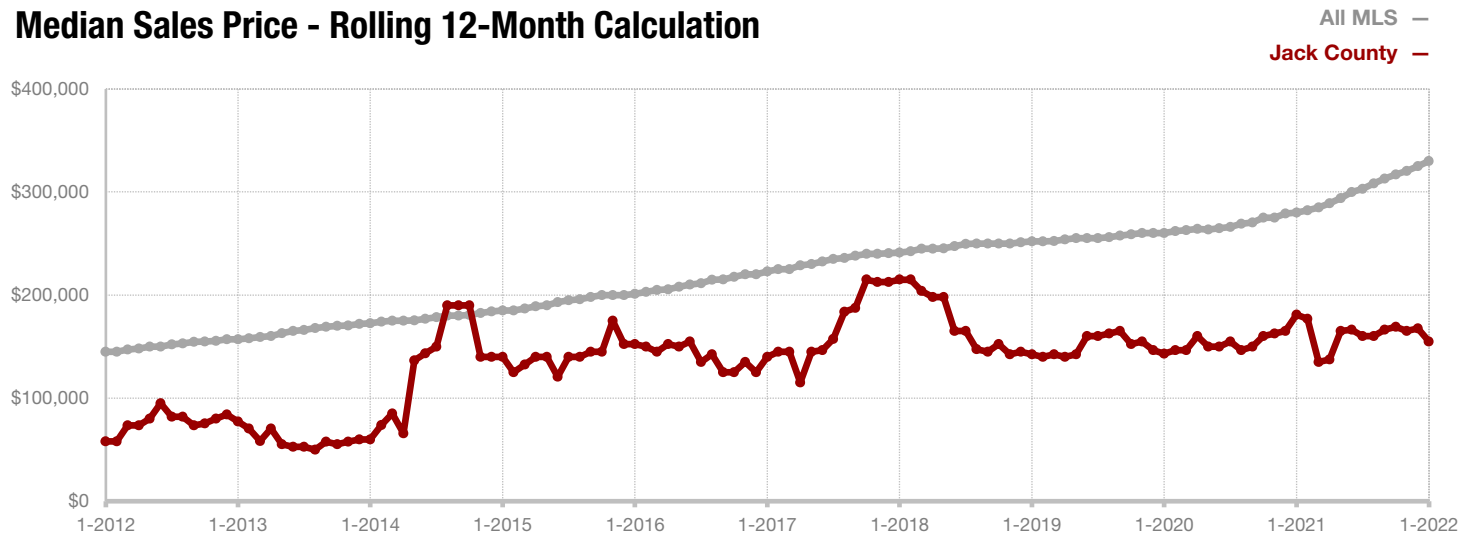
Jack County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	5	7	+ 40.0%	5	7	+ 40.0%
Pending Sales	21	5	- 76.2%	21	5	- 76.2%
Closed Sales	6	1	- 83.3%	6	1	- 83.3%
Average Sales Price*	\$413,333	\$184,500	- 55.4%	\$413,333	\$184,500	- 55.4%
Median Sales Price*	\$345,000	\$184,500	- 46.5%	\$345,000	\$184,500	- 46.5%
Percent of Original List Price Received*	94.8%	101.4%	+ 7.0%	94.8%	101.4%	+ 7.0%
Days on Market Until Sale	31	4	- 87.1%	31	4	- 87.1%
Inventory of Homes for Sale	12	23	+ 91.7%	--	--	--
Months Supply of Inventory	1.7	5.3	+ 211.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 3.5%

+ 8.0%

+ 27.8%

Change in
New Listings

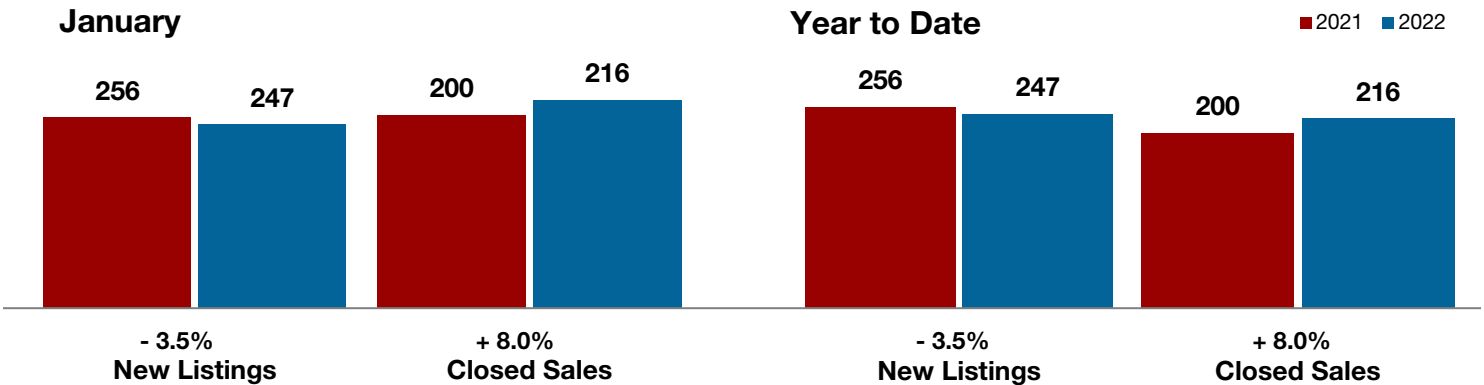
Change in
Closed Sales

Change in
Median Sales Price

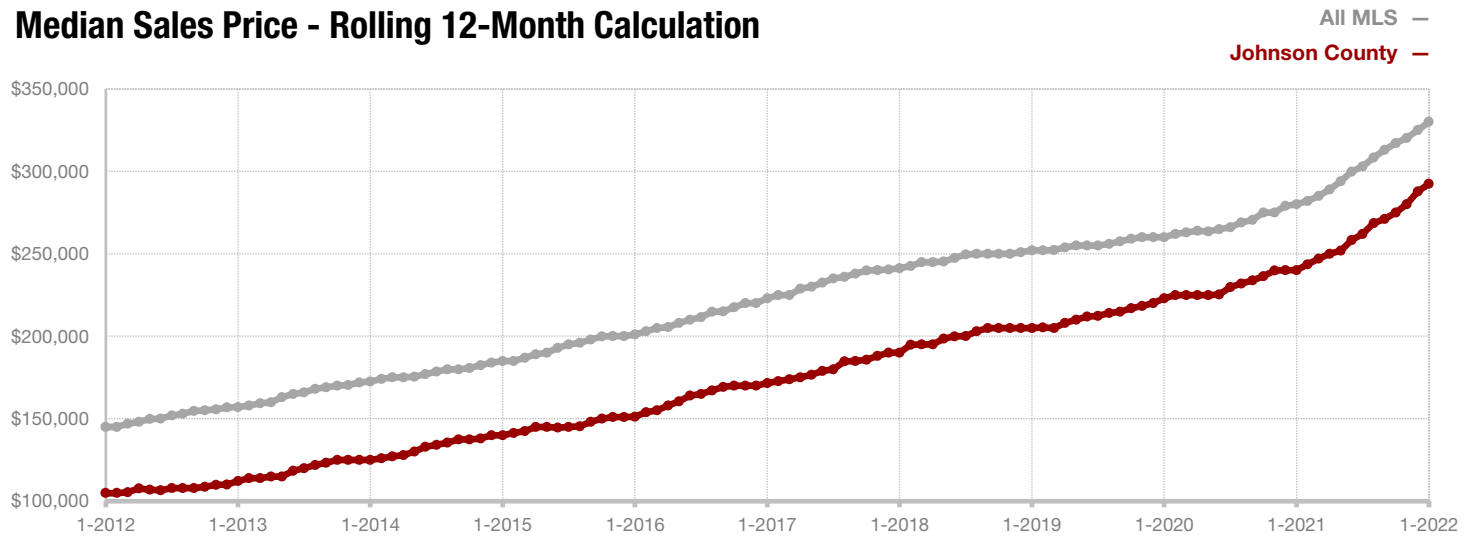
Johnson County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	256	247	- 3.5%	256	247	- 3.5%
Pending Sales	258	223	- 13.6%	258	223	- 13.6%
Closed Sales	200	216	+ 8.0%	200	216	+ 8.0%
Average Sales Price*	\$276,499	\$348,699	+ 26.1%	\$276,499	\$348,699	+ 26.1%
Median Sales Price*	\$243,303	\$310,863	+ 27.8%	\$243,303	\$310,863	+ 27.8%
Percent of Original List Price Received*	97.3%	99.6%	+ 2.4%	97.3%	99.6%	+ 2.4%
Days on Market Until Sale	42	26	- 38.1%	42	26	- 38.1%
Inventory of Homes for Sale	368	266	- 27.7%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 109.1%

+ 50.0%

+ 95.1%

Change in
New Listings

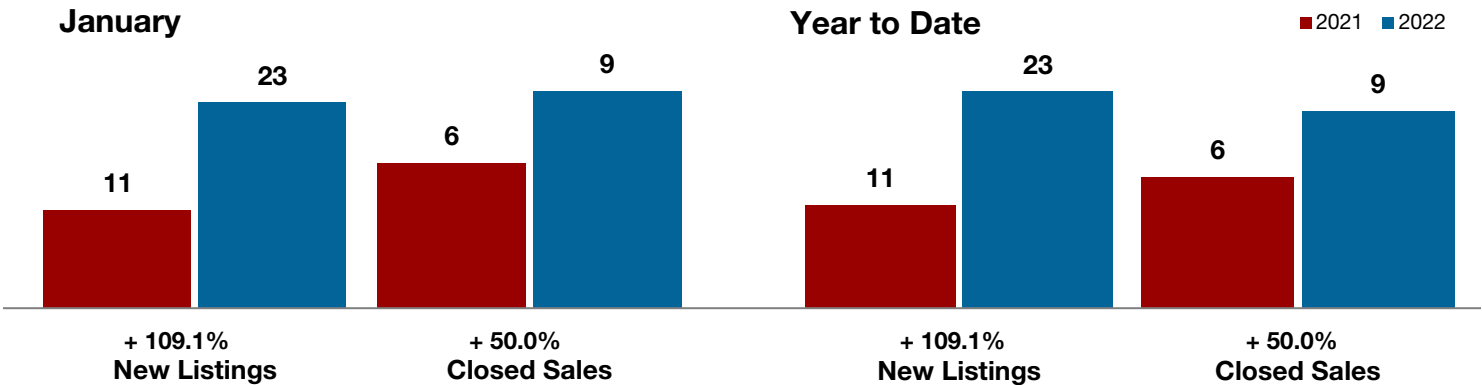
Change in
Closed Sales

Change in
Median Sales Price

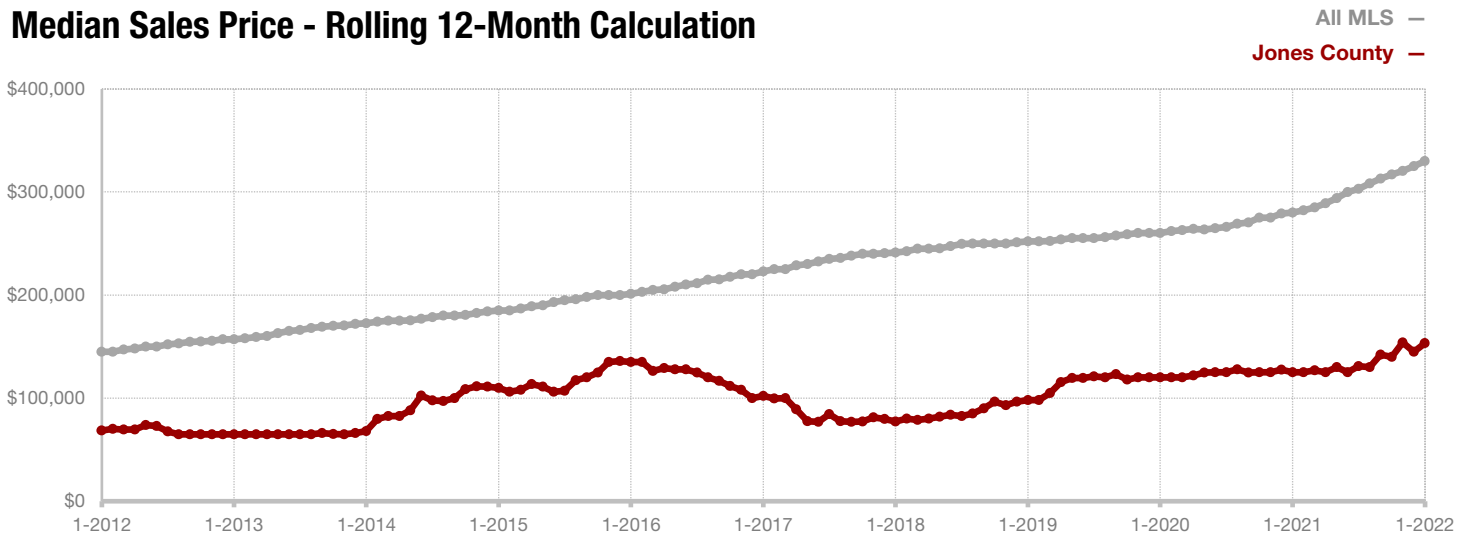
Jones County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	11	23	+ 109.1%	11	23	+ 109.1%
Pending Sales	4	11	+ 175.0%	4	11	+ 175.0%
Closed Sales	6	9	+ 50.0%	6	9	+ 50.0%
Average Sales Price*	\$85,667	\$161,493	+ 88.5%	\$85,667	\$161,493	+ 88.5%
Median Sales Price*	\$82,000	\$160,000	+ 95.1%	\$82,000	\$160,000	+ 95.1%
Percent of Original List Price Received*	93.6%	92.6%	- 1.1%	93.6%	92.6%	- 1.1%
Days on Market Until Sale	55	61	+ 10.9%	55	61	+ 10.9%
Inventory of Homes for Sale	36	40	+ 11.1%	--	--	--
Months Supply of Inventory	2.9	2.9	0.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 0.7%

+ 15.1%

+ 21.0%

Change in
New Listings

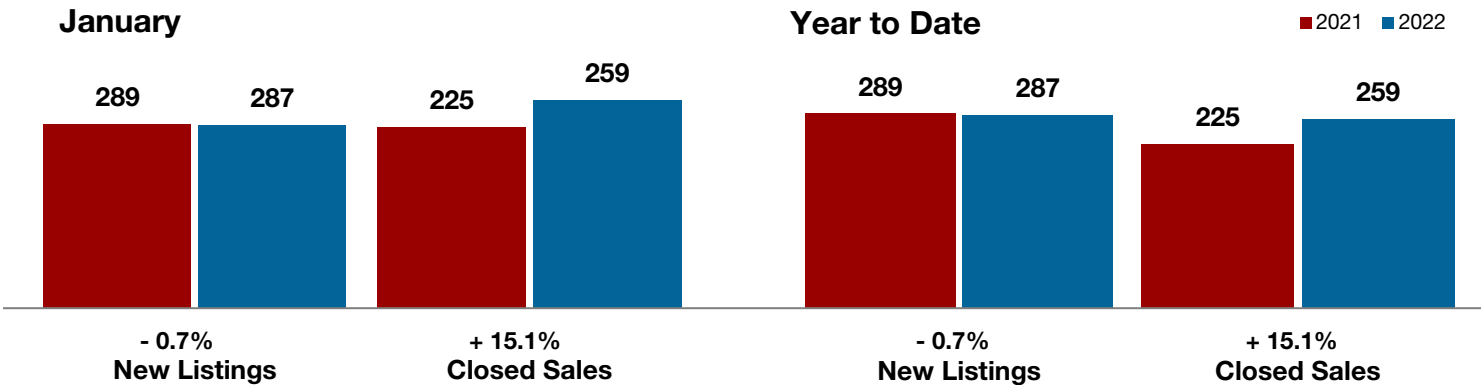
Change in
Closed Sales

Change in
Median Sales Price

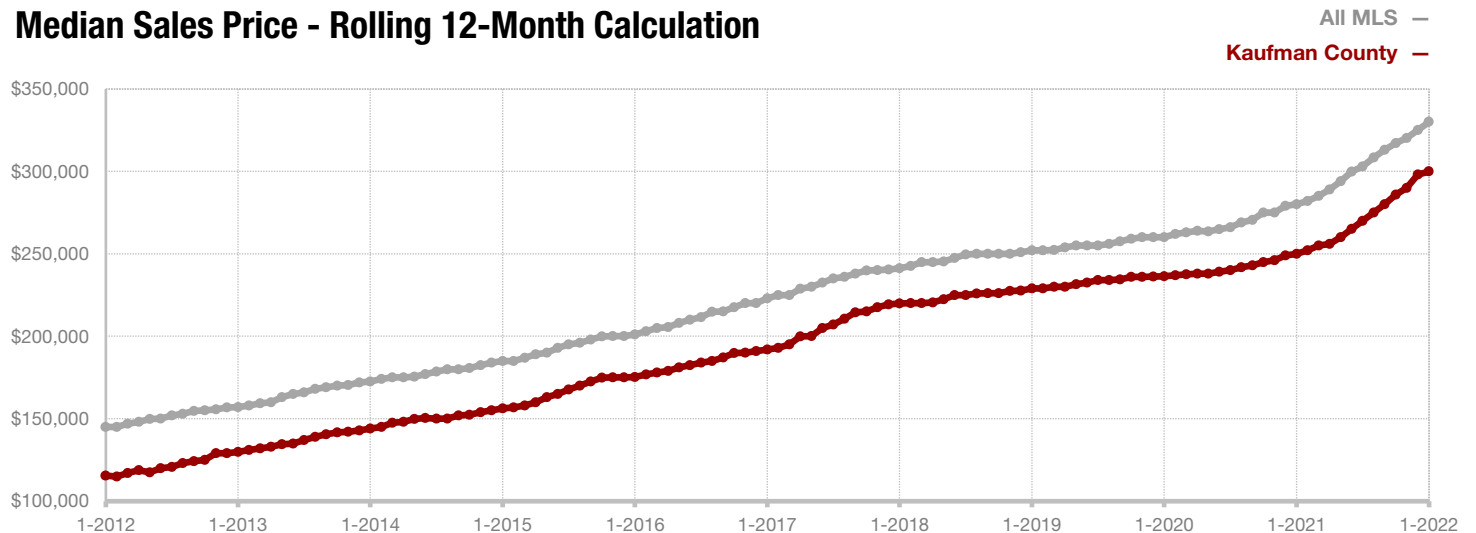
Kaufman County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	289	287	- 0.7%	289	287	- 0.7%
Pending Sales	302	338	+ 11.9%	302	338	+ 11.9%
Closed Sales	225	259	+ 15.1%	225	259	+ 15.1%
Average Sales Price*	\$278,411	\$330,641	+ 18.8%	\$278,411	\$330,641	+ 18.8%
Median Sales Price*	\$256,999	\$310,900	+ 21.0%	\$256,999	\$310,900	+ 21.0%
Percent of Original List Price Received*	98.9%	100.4%	+ 1.5%	98.9%	100.4%	+ 1.5%
Days on Market Until Sale	38	28	- 26.3%	38	28	- 26.3%
Inventory of Homes for Sale	392	327	- 16.6%	--	--	--
Months Supply of Inventory	1.3	1.0	- 23.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 61.1%

Change in
New Listings

+ 5.3%

Change in
Closed Sales

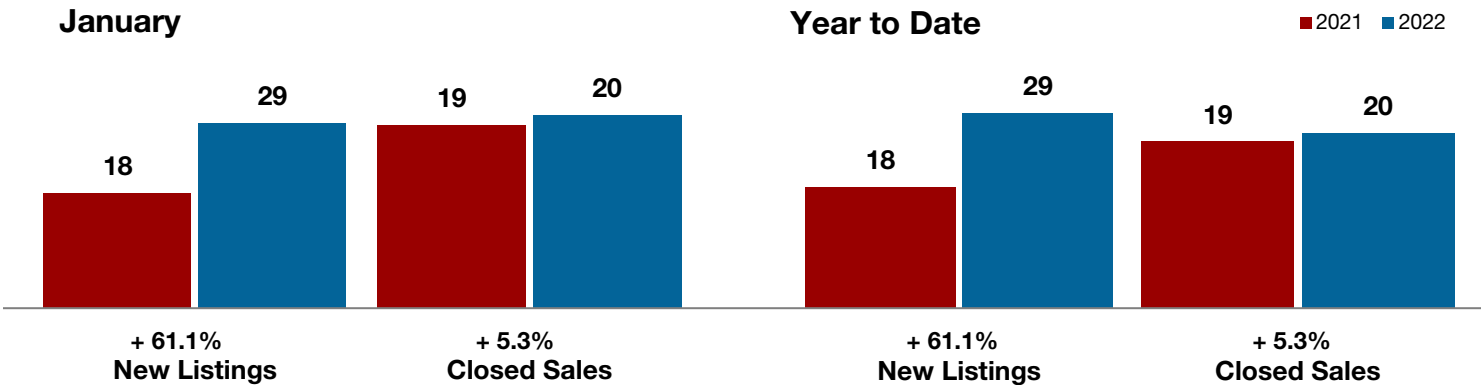
+ 14.9%

Change in
Median Sales Price

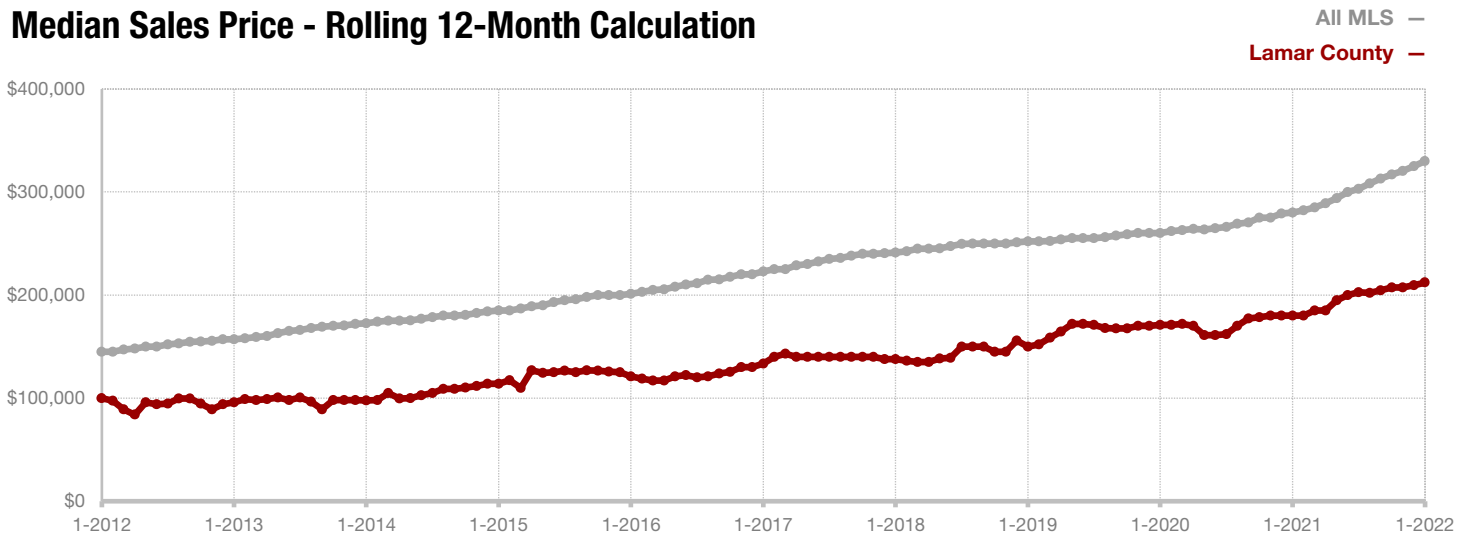
Lamar County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	18	29	+ 61.1%	18	29	+ 61.1%
Pending Sales	23	20	- 13.0%	23	20	- 13.0%
Closed Sales	19	20	+ 5.3%	19	20	+ 5.3%
Average Sales Price*	\$220,842	\$245,868	+ 11.3%	\$220,842	\$245,868	+ 11.3%
Median Sales Price*	\$189,000	\$217,175	+ 14.9%	\$189,000	\$217,175	+ 14.9%
Percent of Original List Price Received*	93.5%	98.4%	+ 5.2%	93.5%	98.4%	+ 5.2%
Days on Market Until Sale	63	31	- 50.8%	63	31	- 50.8%
Inventory of Homes for Sale	56	56	0.0%	--	--	--
Months Supply of Inventory	2.4	2.2	- 8.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 40.0% **+ 233.3%** **- 34.3%**

Change in
New Listings

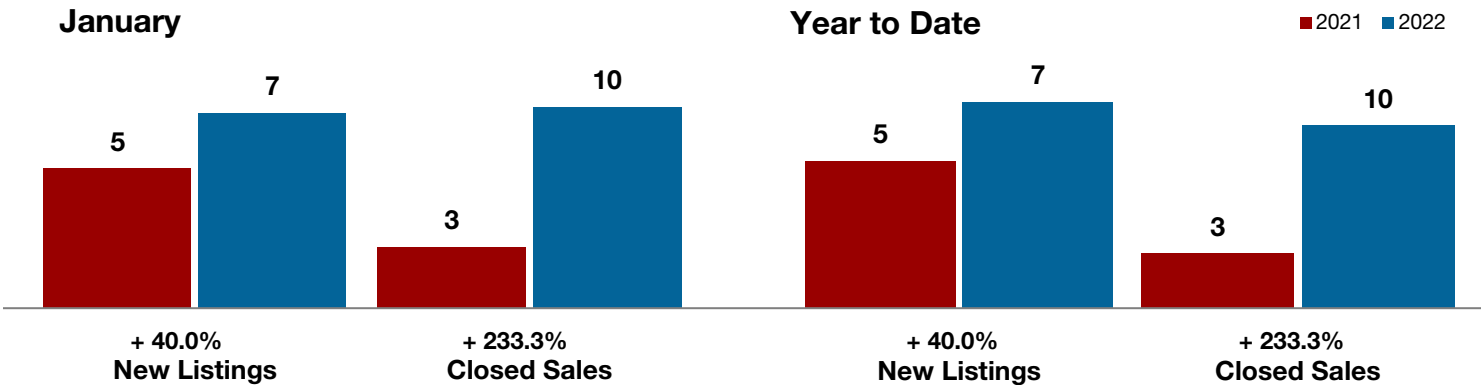
Change in
Closed Sales

Change in
Median Sales Price

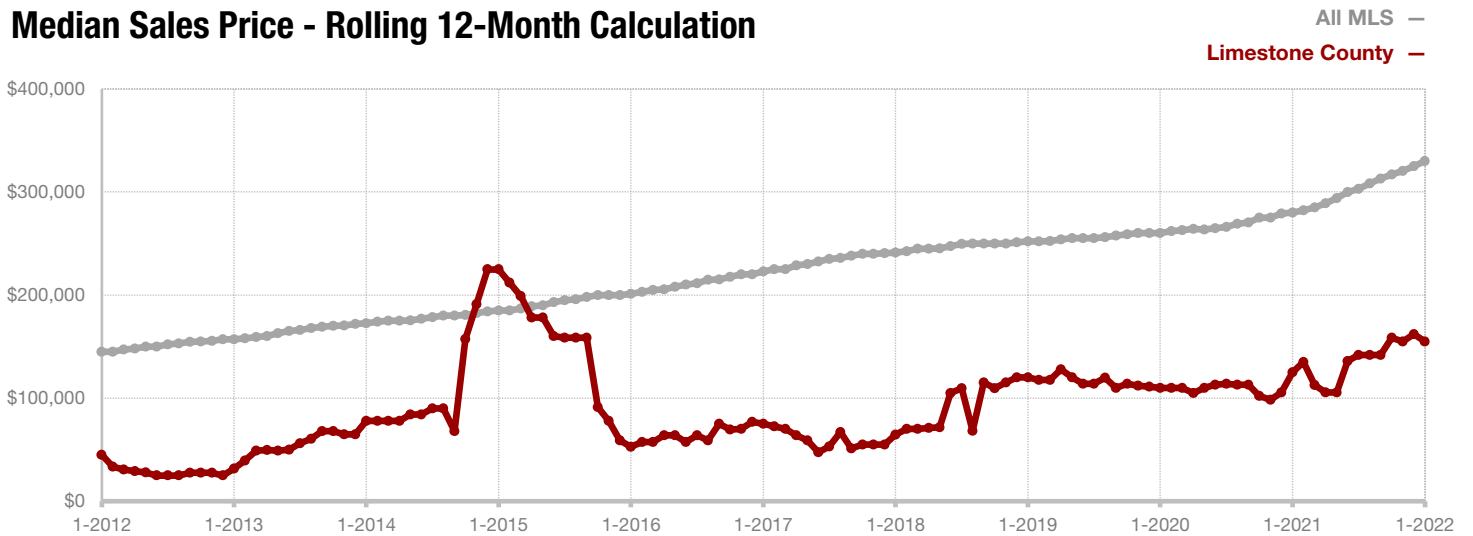
Limestone County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	5	7	+ 40.0%	5	7	+ 40.0%
Pending Sales	1	5	+ 400.0%	1	5	+ 400.0%
Closed Sales	3	10	+ 233.3%	3	10	+ 233.3%
Average Sales Price*	\$229,167	\$199,350	- 13.0%	\$229,167	\$199,350	- 13.0%
Median Sales Price*	\$215,000	\$141,300	- 34.3%	\$215,000	\$141,300	- 34.3%
Percent of Original List Price Received*	92.3%	94.3%	+ 2.2%	92.3%	94.3%	+ 2.2%
Days on Market Until Sale	66	70	+ 6.1%	66	70	+ 6.1%
Inventory of Homes for Sale	15	23	+ 53.3%	--	--	--
Months Supply of Inventory	6.7	3.9	- 41.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 3.8%

+ 82.4%

0.0%

Change in
New Listings

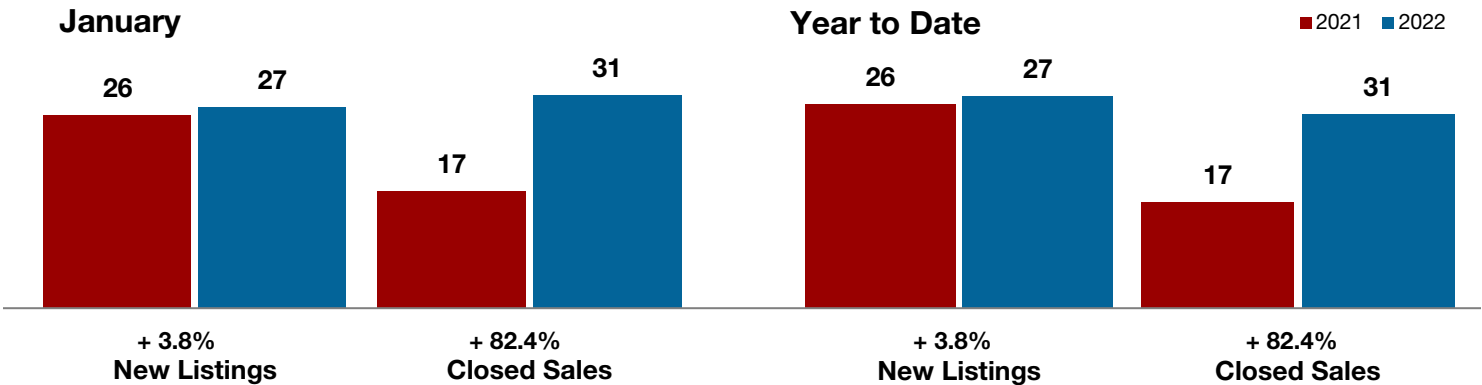
Change in
Closed Sales

Change in
Median Sales Price

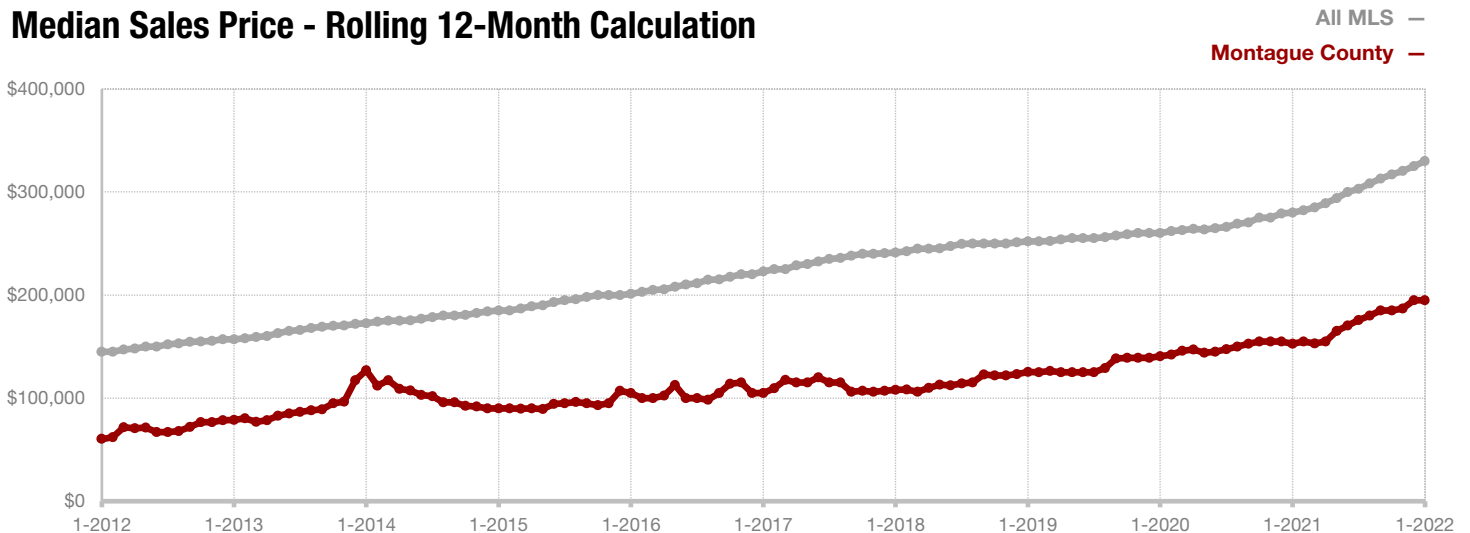
Montague County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	26	27	+ 3.8%	26	27	+ 3.8%
Pending Sales	27	30	+ 11.1%	27	30	+ 11.1%
Closed Sales	17	31	+ 82.4%	17	31	+ 82.4%
Average Sales Price*	\$298,118	\$260,042	- 12.8%	\$298,118	\$260,042	- 12.8%
Median Sales Price*	\$195,000	\$195,000	0.0%	\$195,000	\$195,000	0.0%
Percent of Original List Price Received*	91.3%	93.8%	+ 2.7%	91.3%	93.8%	+ 2.7%
Days on Market Until Sale	79	44	- 44.3%	79	44	- 44.3%
Inventory of Homes for Sale	58	48	- 17.2%	--	--	--
Months Supply of Inventory	2.5	1.9	- 24.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 10.5%

Change in
New Listings

- 8.3%

Change in
Closed Sales

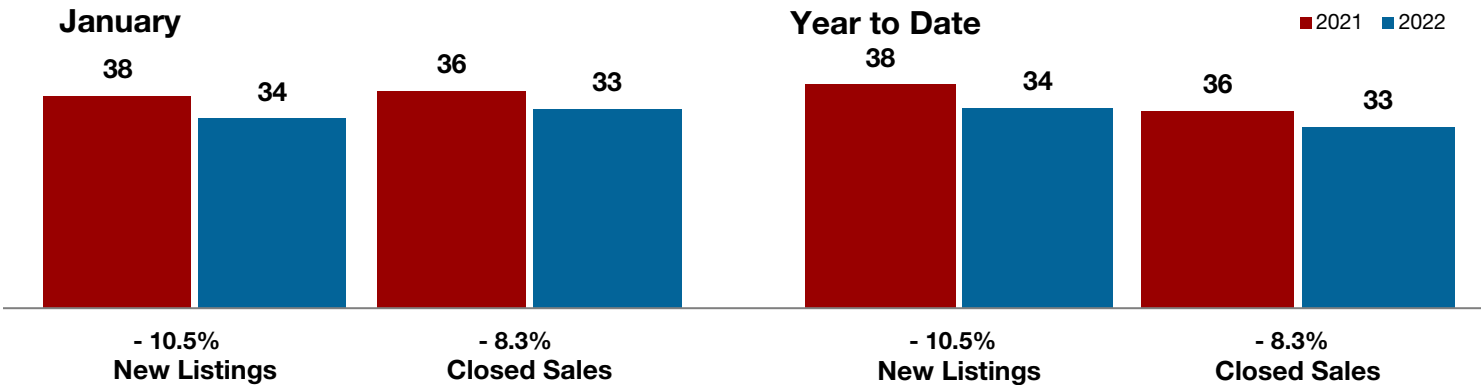
+ 8.3%

Change in
Median Sales Price

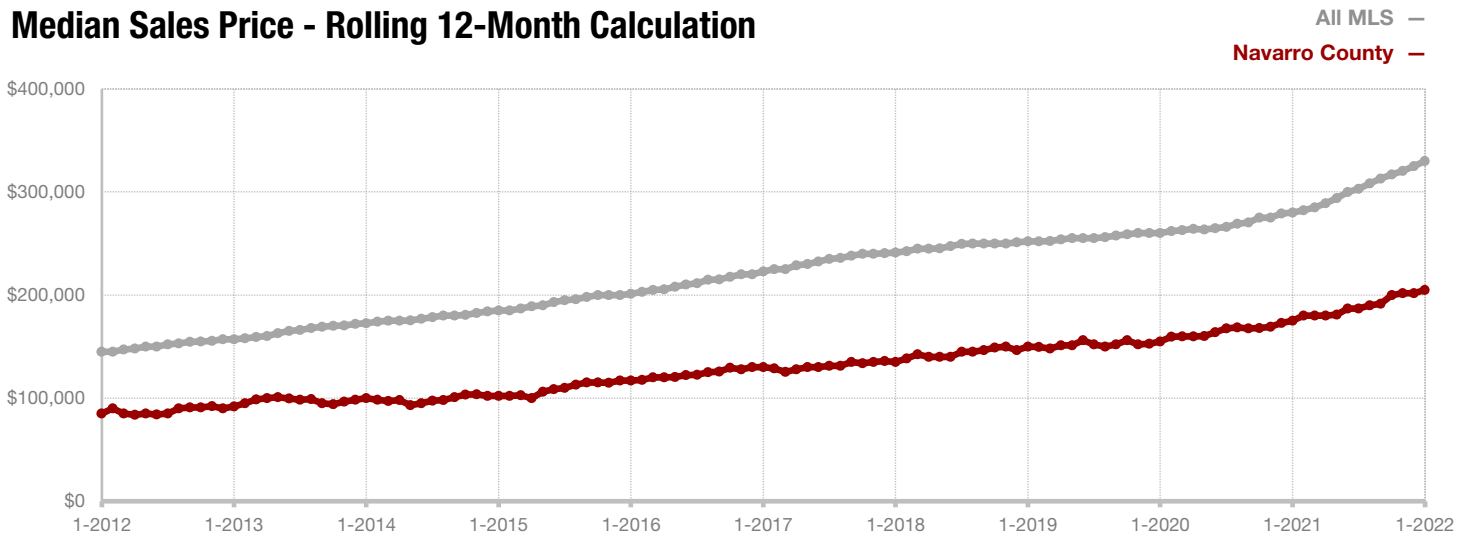
Navarro County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	38	34	- 10.5%	38	34	- 10.5%
Pending Sales	45	28	- 37.8%	45	28	- 37.8%
Closed Sales	36	33	- 8.3%	36	33	- 8.3%
Average Sales Price*	\$269,576	\$313,667	+ 16.4%	\$269,576	\$313,667	+ 16.4%
Median Sales Price*	\$216,500	\$234,500	+ 8.3%	\$216,500	\$234,500	+ 8.3%
Percent of Original List Price Received*	98.3%	99.1%	+ 0.8%	98.3%	99.1%	+ 0.8%
Days on Market Until Sale	45	45	0.0%	45	45	0.0%
Inventory of Homes for Sale	70	82	+ 17.1%	--	--	--
Months Supply of Inventory	1.6	1.9	+ 18.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 100.0%

0.0%

--

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

Nolan County

January

Year to Date

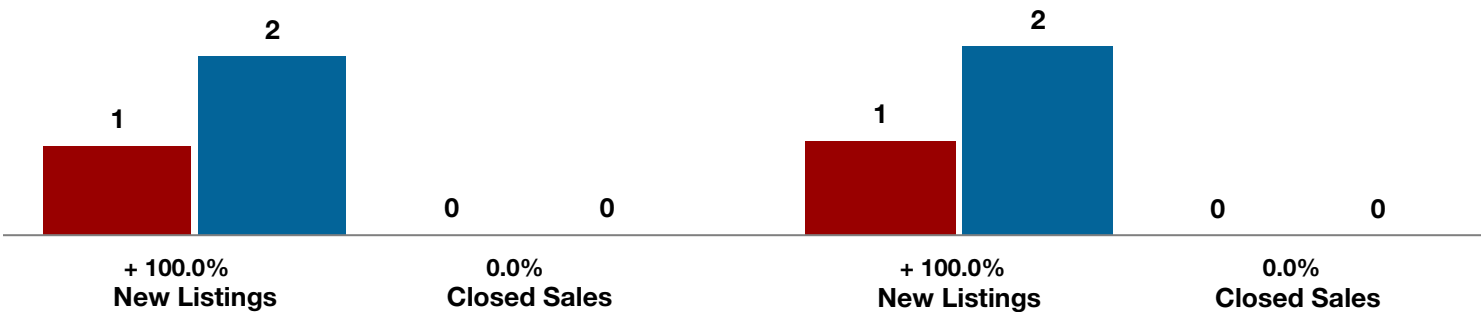
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	2	+ 100.0%	1	2	+ 100.0%
Pending Sales	1	2	+ 100.0%	1	2	+ 100.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Average Sales Price*	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Percent of Original List Price Received*	--	--	--	--	--	--
Days on Market Until Sale	--	--	--	--	--	--
Inventory of Homes for Sale	9	7	- 22.2%	--	--	--
Months Supply of Inventory	4.5	2.5	- 44.4%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

Year to Date

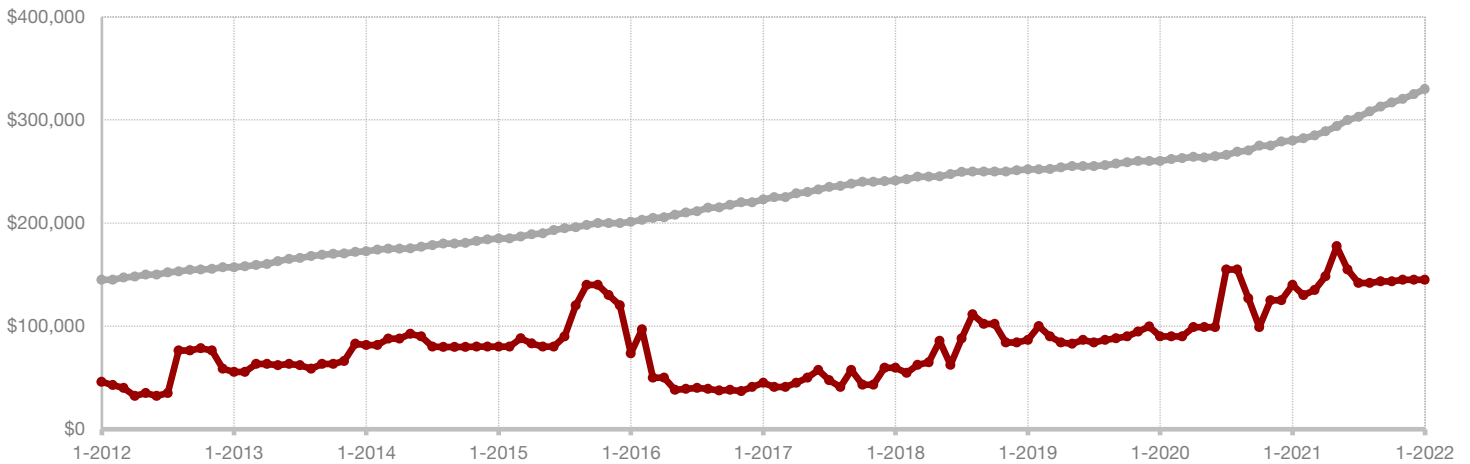
■ 2021 ■ 2022



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Nolan County —



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 46.5%

+ 16.7%

+ 0.6%

Change in
New Listings

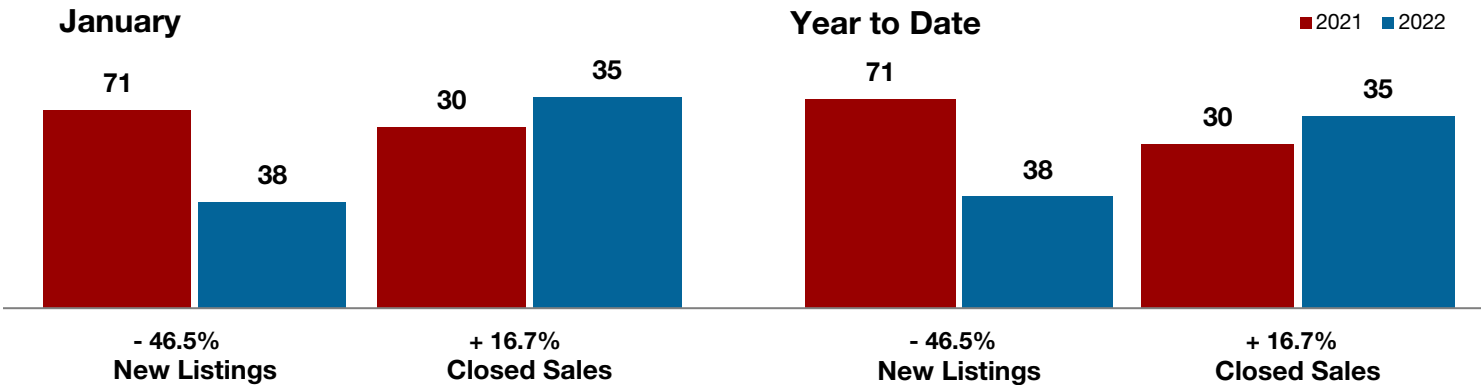
Change in
Closed Sales

Change in
Median Sales Price

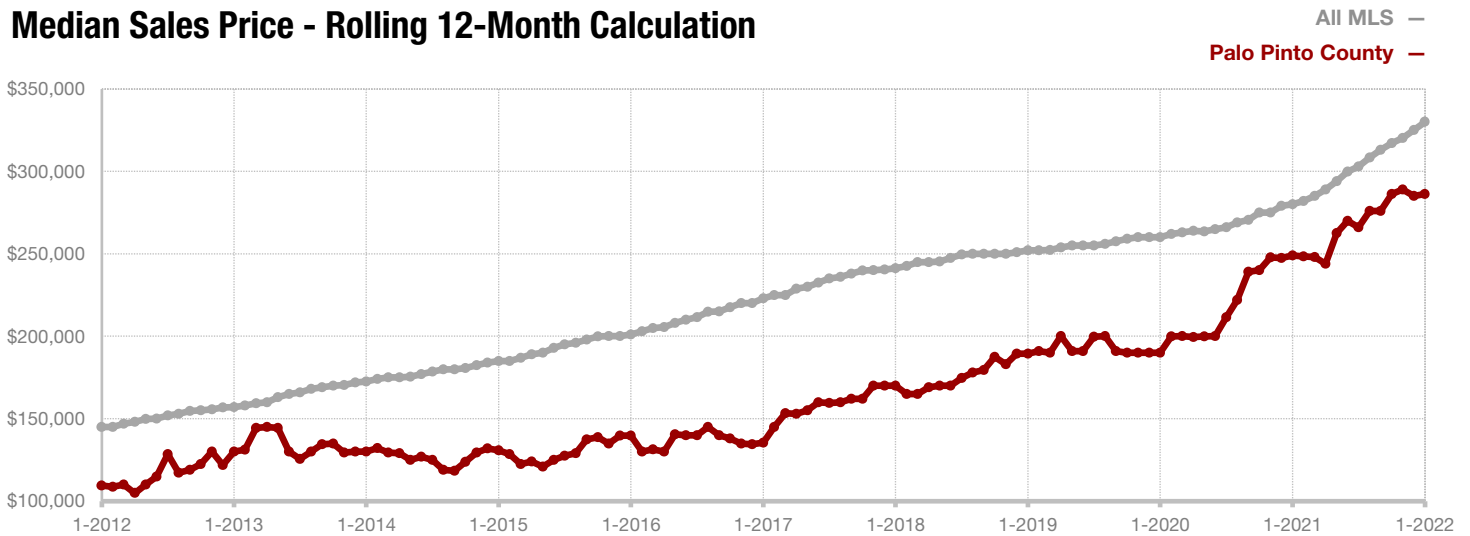
Palo Pinto County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	71	38	- 46.5%	71	38	- 46.5%
Pending Sales	43	23	- 46.5%	43	23	- 46.5%
Closed Sales	30	35	+ 16.7%	30	35	+ 16.7%
Average Sales Price*	\$325,159	\$400,563	+ 23.2%	\$325,159	\$400,563	+ 23.2%
Median Sales Price*	\$254,500	\$256,000	+ 0.6%	\$254,500	\$256,000	+ 0.6%
Percent of Original List Price Received*	93.9%	97.1%	+ 3.4%	93.9%	97.1%	+ 3.4%
Days on Market Until Sale	77	71	- 7.8%	77	71	- 7.8%
Inventory of Homes for Sale	149	98	- 34.2%	--	--	--
Months Supply of Inventory	3.4	2.2	- 35.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 5.3%

Change in
New Listings

+ 6.7%

Change in
Closed Sales

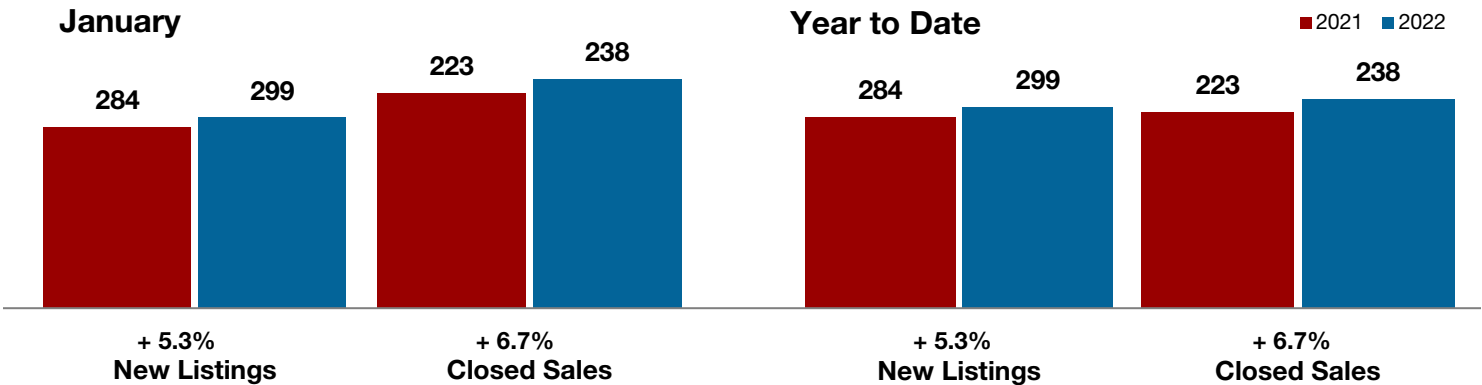
+ 27.1%

Change in
Median Sales Price

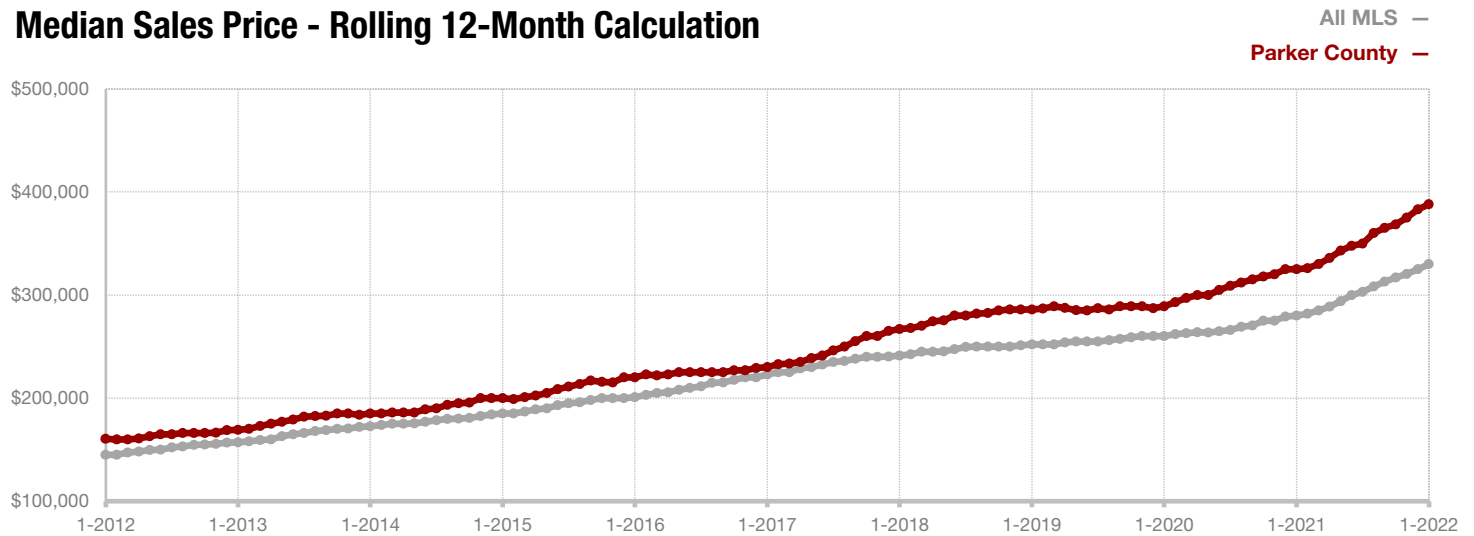
Parker County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	284	299	+ 5.3%	284	299	+ 5.3%
Pending Sales	268	268	0.0%	268	268	0.0%
Closed Sales	223	238	+ 6.7%	223	238	+ 6.7%
Average Sales Price*	\$364,132	\$471,013	+ 29.4%	\$364,132	\$471,013	+ 29.4%
Median Sales Price*	\$320,000	\$406,565	+ 27.1%	\$320,000	\$406,565	+ 27.1%
Percent of Original List Price Received*	97.4%	97.6%	+ 0.2%	97.4%	97.6%	+ 0.2%
Days on Market Until Sale	49	46	- 6.1%	49	46	- 6.1%
Inventory of Homes for Sale	481	444	- 7.7%	--	--	--
Months Supply of Inventory	1.6	1.5	- 6.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 20.0%

+ 133.3%

+ 70.3%

Change in
New Listings

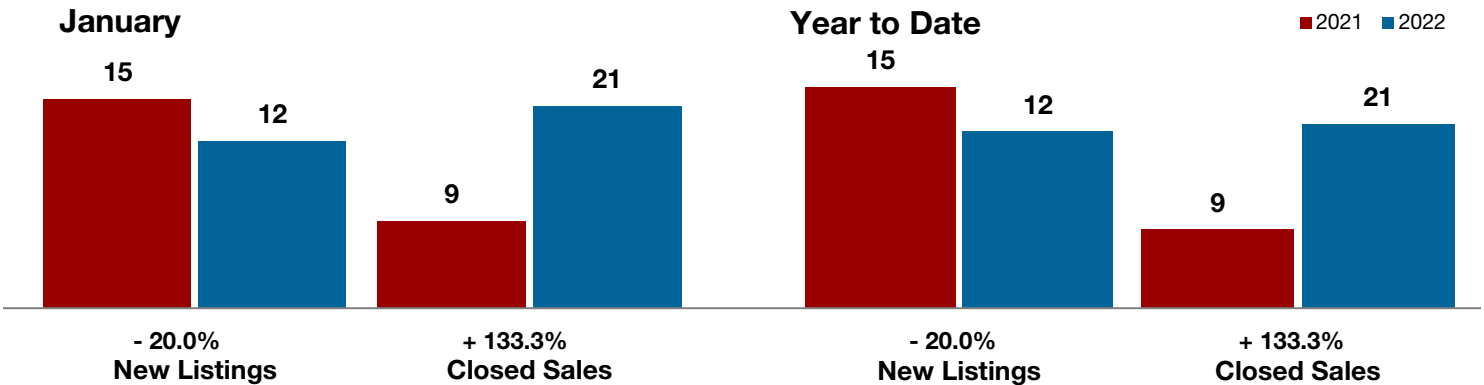
Change in
Closed Sales

Change in
Median Sales Price

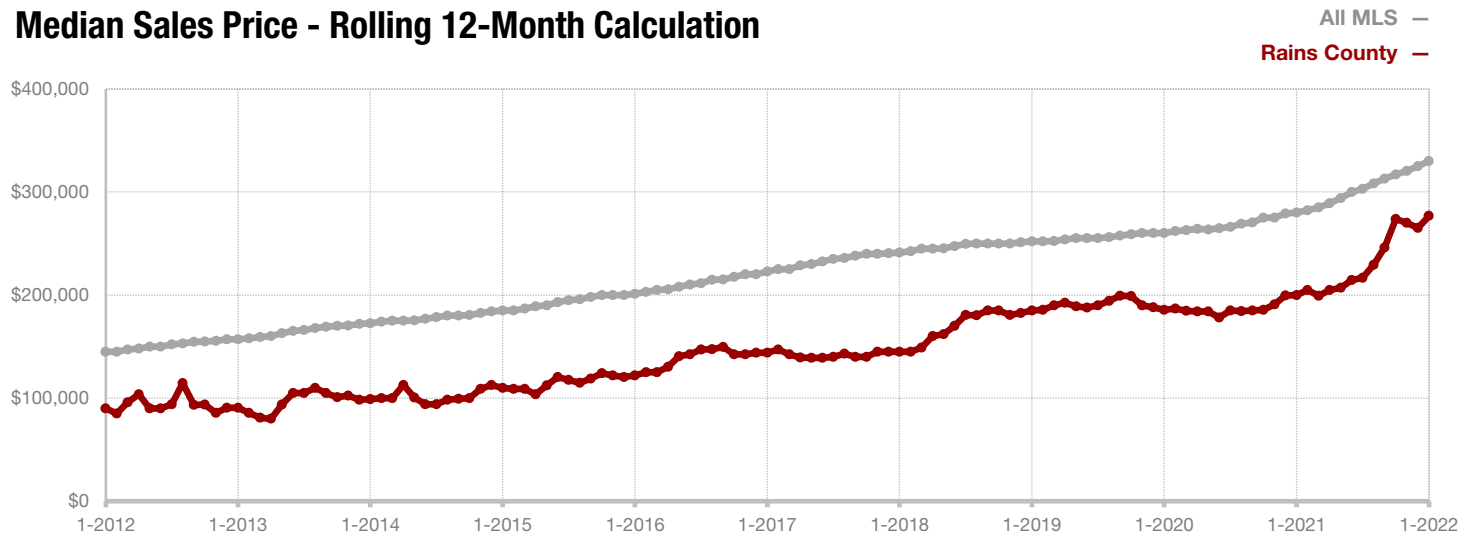
Rains County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	15	12	- 20.0%	15	12	- 20.0%
Pending Sales	19	14	- 26.3%	19	14	- 26.3%
Closed Sales	9	21	+ 133.3%	9	21	+ 133.3%
Average Sales Price*	\$365,944	\$426,331	+ 16.5%	\$365,944	\$426,331	+ 16.5%
Median Sales Price*	\$229,000	\$390,000	+ 70.3%	\$229,000	\$390,000	+ 70.3%
Percent of Original List Price Received*	94.9%	99.3%	+ 4.6%	94.9%	99.3%	+ 4.6%
Days on Market Until Sale	27	61	+ 125.9%	27	61	+ 125.9%
Inventory of Homes for Sale	28	26	- 7.1%	--	--	--
Months Supply of Inventory	1.9	1.6	- 15.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 18.1%

+ 6.5%

+ 27.3%

Change in
New Listings

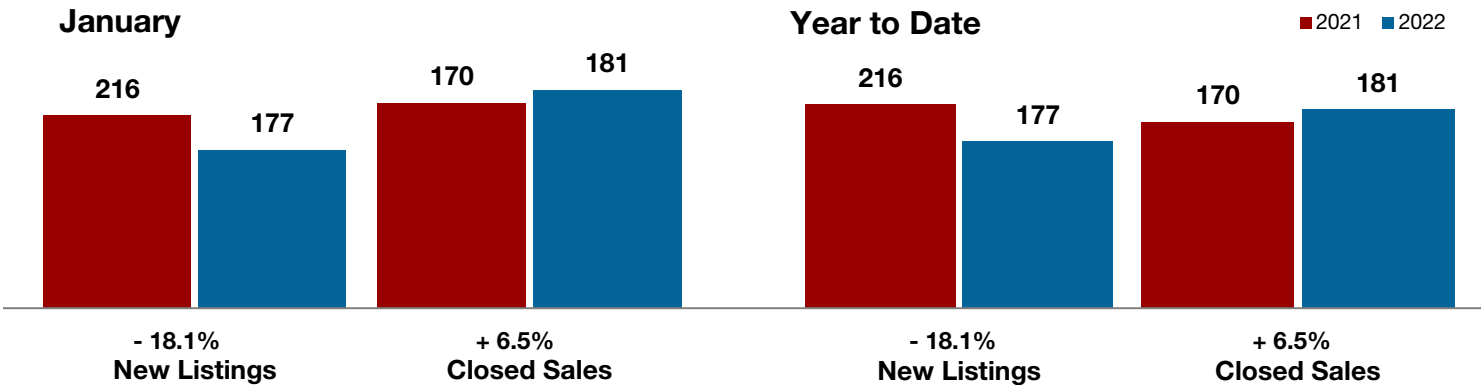
Change in
Closed Sales

Change in
Median Sales Price

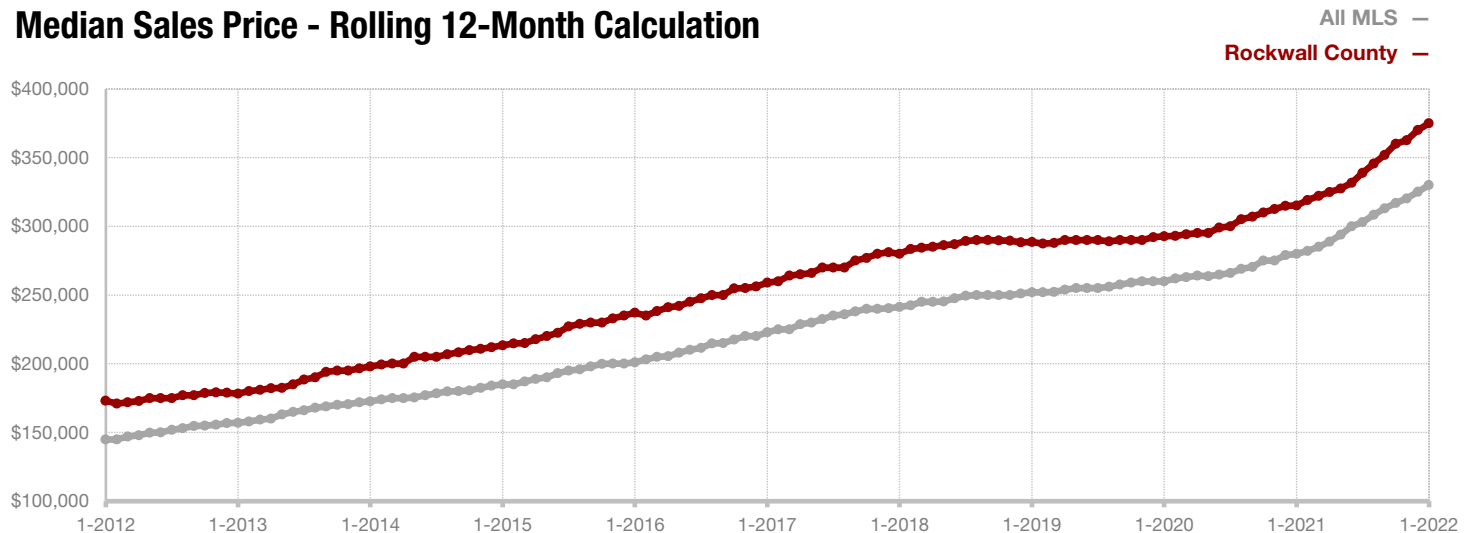
Rockwall County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	216	177	- 18.1%	216	177	- 18.1%
Pending Sales	182	170	- 6.6%	182	170	- 6.6%
Closed Sales	170	181	+ 6.5%	170	181	+ 6.5%
Average Sales Price*	\$354,717	\$447,617	+ 26.2%	\$354,717	\$447,617	+ 26.2%
Median Sales Price*	\$306,466	\$390,000	+ 27.3%	\$306,466	\$390,000	+ 27.3%
Percent of Original List Price Received*	98.4%	100.3%	+ 1.9%	98.4%	100.3%	+ 1.9%
Days on Market Until Sale	33	35	+ 6.1%	33	35	+ 6.1%
Inventory of Homes for Sale	274	193	- 29.6%	--	--	--
Months Supply of Inventory	1.1	0.8	- 27.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Shackelford County

-- - 100.0% --

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

January

Year to Date

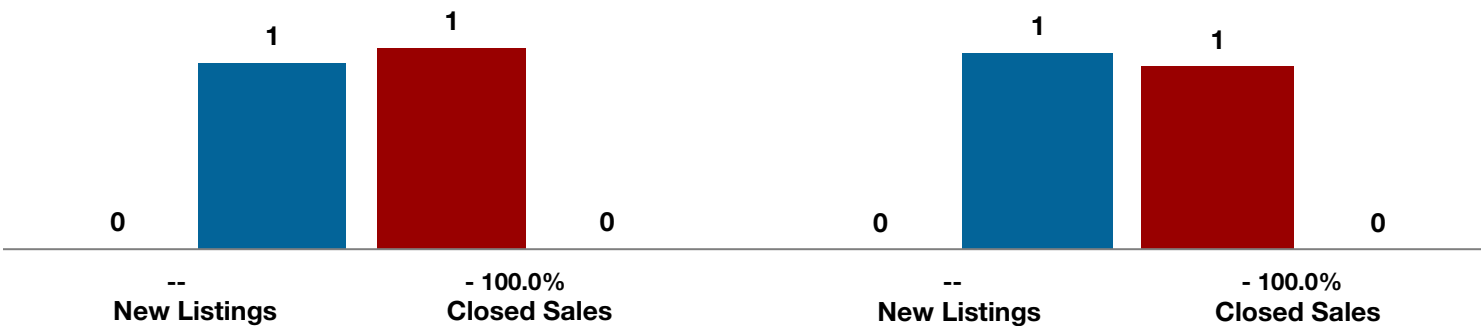
	2021	2022	+ / -	2021	2022	+ / -
New Listings	0	1	--	0	1	--
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Average Sales Price*	\$160,000	--	--	\$160,000	--	--
Median Sales Price*	\$160,000	--	--	\$160,000	--	--
Percent of Original List Price Received*	100.1%	--	--	100.1%	--	--
Days on Market Until Sale	1	--	--	1	--	--
Inventory of Homes for Sale	6	3	- 50.0%	--	--	--
Months Supply of Inventory	3.9	1.4	- 64.1%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

Year to Date

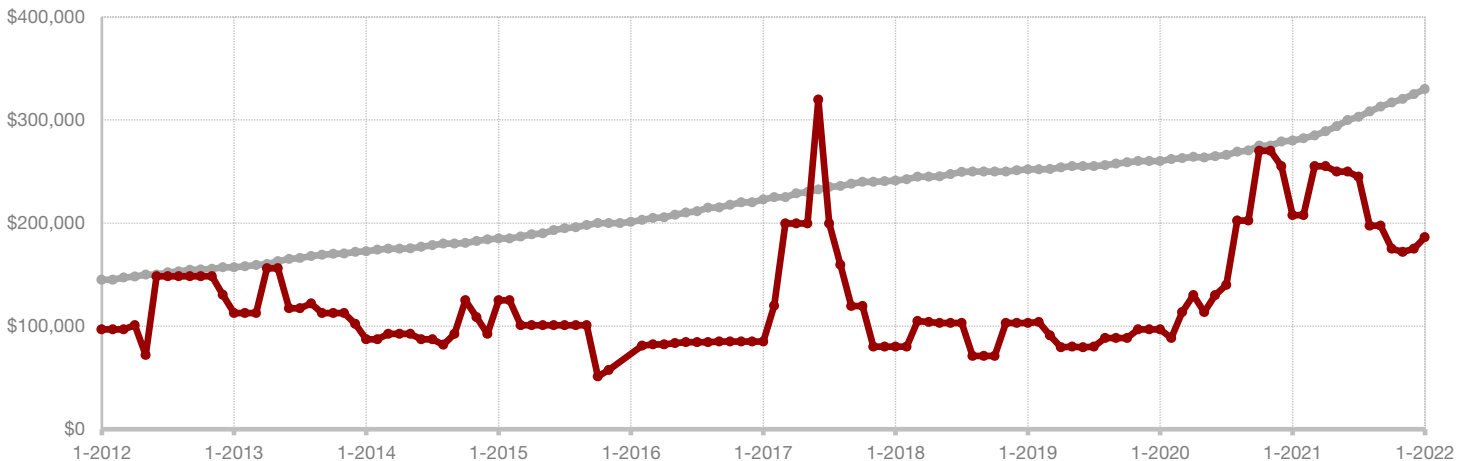
■ 2021 ■ 2022



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Shackelford County —



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



- 31.2%

- 26.0%

- 6.3%

Change in
New Listings

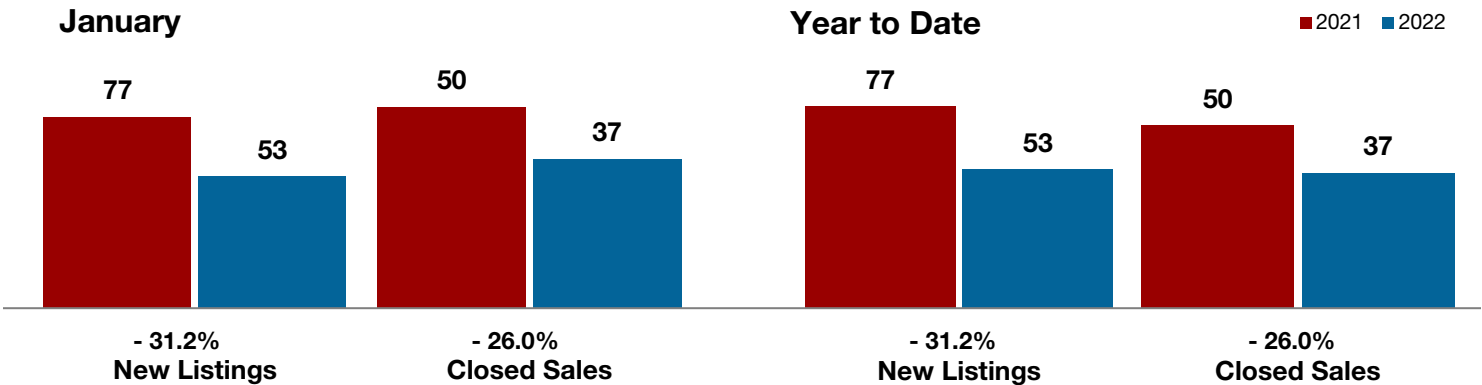
Change in
Closed Sales

Change in
Median Sales Price

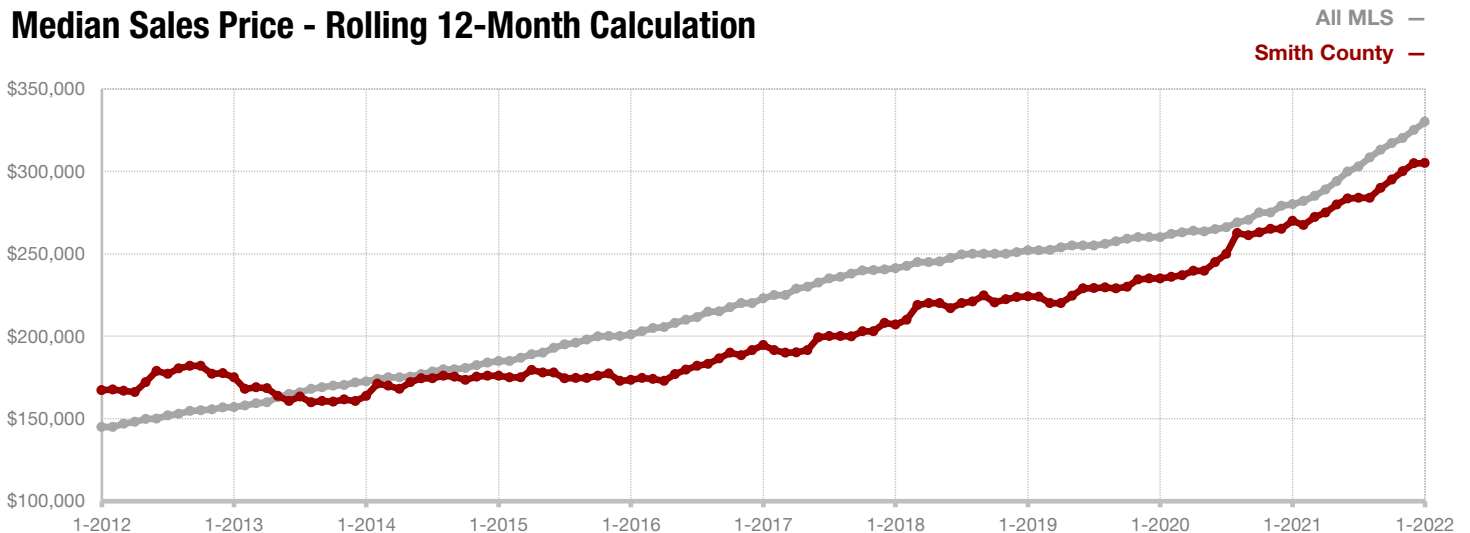
Smith County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	77	53	- 31.2%	77	53	- 31.2%
Pending Sales	85	37	- 56.5%	85	37	- 56.5%
Closed Sales	50	37	- 26.0%	50	37	- 26.0%
Average Sales Price*	\$340,891	\$336,872	- 1.2%	\$340,891	\$336,872	- 1.2%
Median Sales Price*	\$277,500	\$260,000	- 6.3%	\$277,500	\$260,000	- 6.3%
Percent of Original List Price Received*	96.2%	96.3%	+ 0.1%	96.2%	96.3%	+ 0.1%
Days on Market Until Sale	47	32	- 31.9%	47	32	- 31.9%
Inventory of Homes for Sale	190	102	- 46.3%	--	--	--
Months Supply of Inventory	2.4	1.5	- 37.5%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Somervell County

0.0%

- 27.3%

+ 4.7%

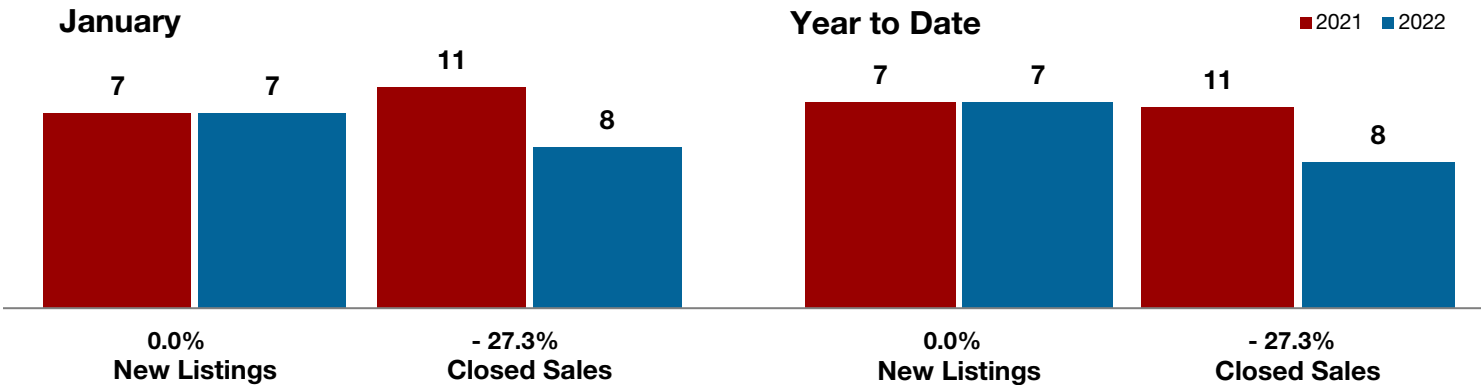
Change in
New Listings

Change in
Closed Sales

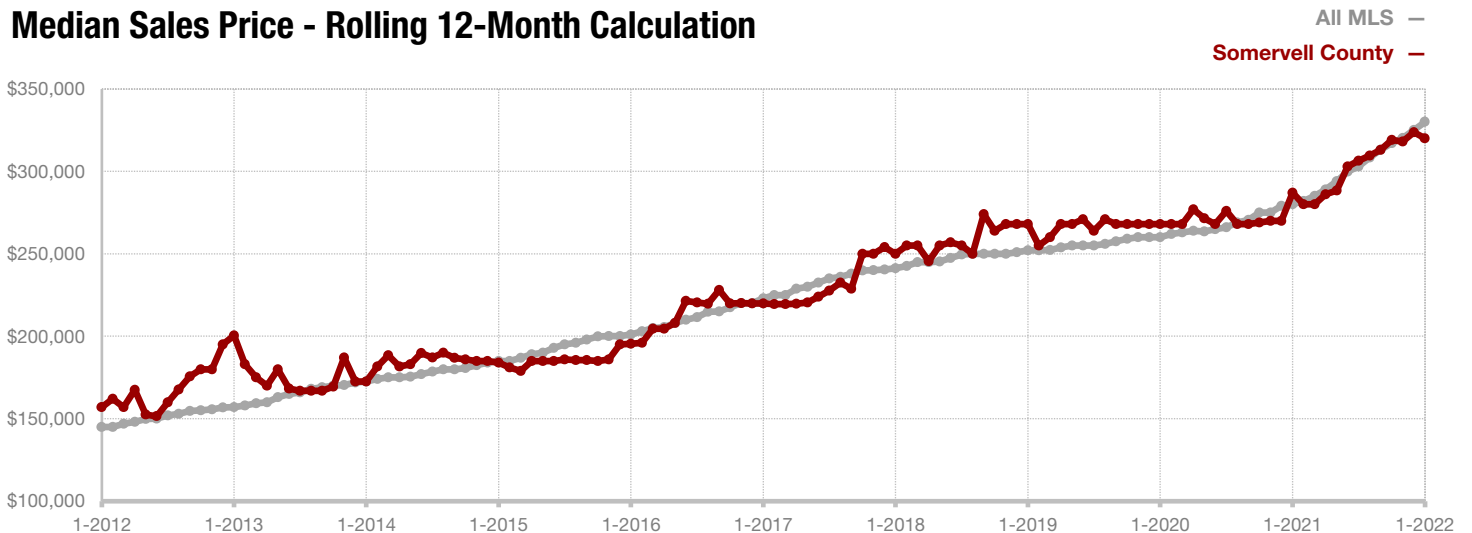
Change in
Median Sales Price

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	7	7	0.0%	7	7	0.0%
Pending Sales	9	6	- 33.3%	9	6	- 33.3%
Closed Sales	11	8	- 27.3%	11	8	- 27.3%
Average Sales Price*	\$319,618	\$355,813	+ 11.3%	\$319,618	\$355,813	+ 11.3%
Median Sales Price*	\$329,000	\$344,500	+ 4.7%	\$329,000	\$344,500	+ 4.7%
Percent of Original List Price Received*	98.7%	91.3%	- 7.5%	98.7%	91.3%	- 7.5%
Days on Market Until Sale	58	47	- 19.0%	58	47	- 19.0%
Inventory of Homes for Sale	15	13	- 13.3%	--	--	--
Months Supply of Inventory	1.9	1.2	- 36.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 75.0%

+ 40.0%

- 51.0%

Change in
New Listings

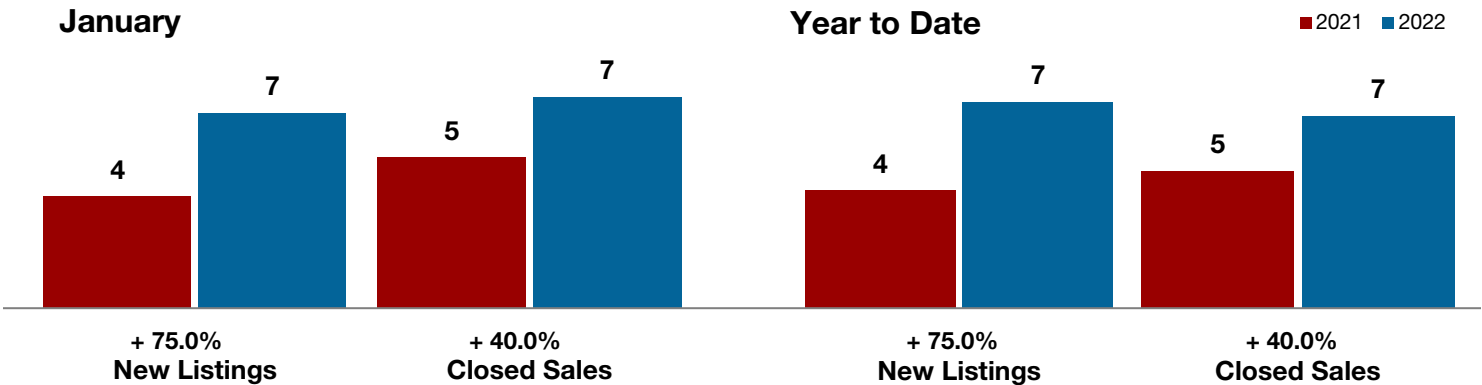
Change in
Closed Sales

Change in
Median Sales Price

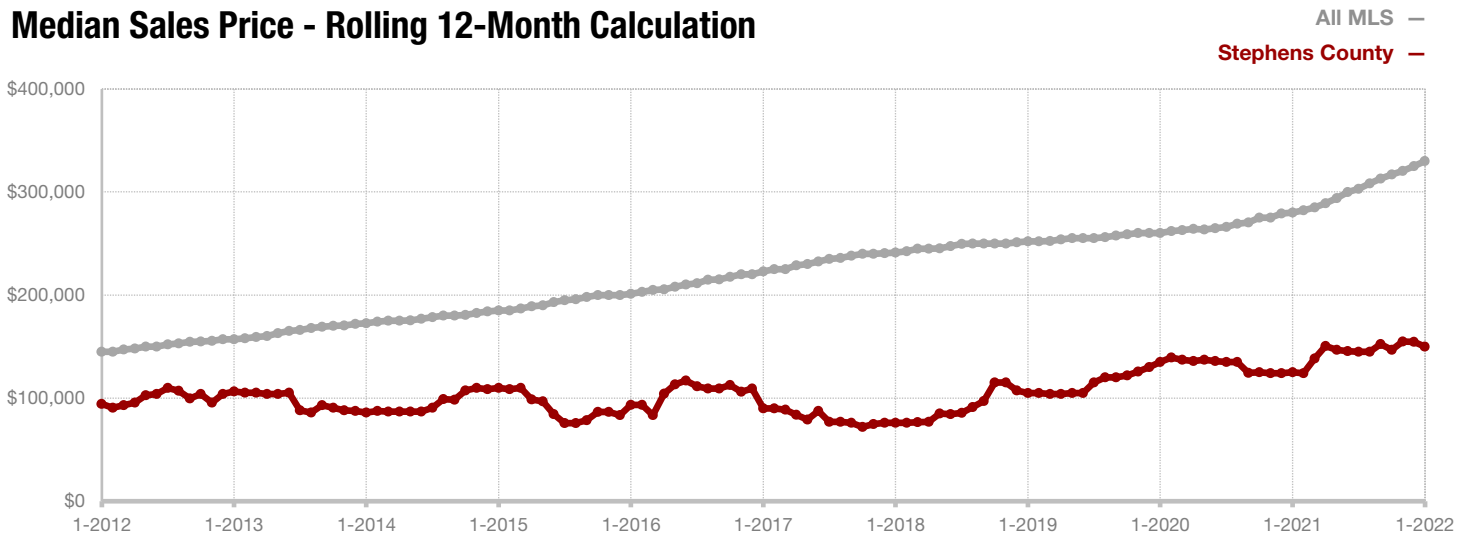
Stephens County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	4	7	+ 75.0%	4	7	+ 75.0%
Pending Sales	7	8	+ 14.3%	7	8	+ 14.3%
Closed Sales	5	7	+ 40.0%	5	7	+ 40.0%
Average Sales Price*	\$206,690	\$137,264	- 33.6%	\$206,690	\$137,264	- 33.6%
Median Sales Price*	\$265,000	\$129,900	- 51.0%	\$265,000	\$129,900	- 51.0%
Percent of Original List Price Received*	92.2%	95.9%	+ 4.0%	92.2%	95.9%	+ 4.0%
Days on Market Until Sale	82	66	- 19.5%	82	66	- 19.5%
Inventory of Homes for Sale	31	30	- 3.2%	--	--	--
Months Supply of Inventory	3.8	3.5	- 7.9%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



Stonewall County

+ 100.0%

0.0%

--

Change in
New Listings

Change in
Closed Sales

Change in
Median Sales Price

January

Year to Date

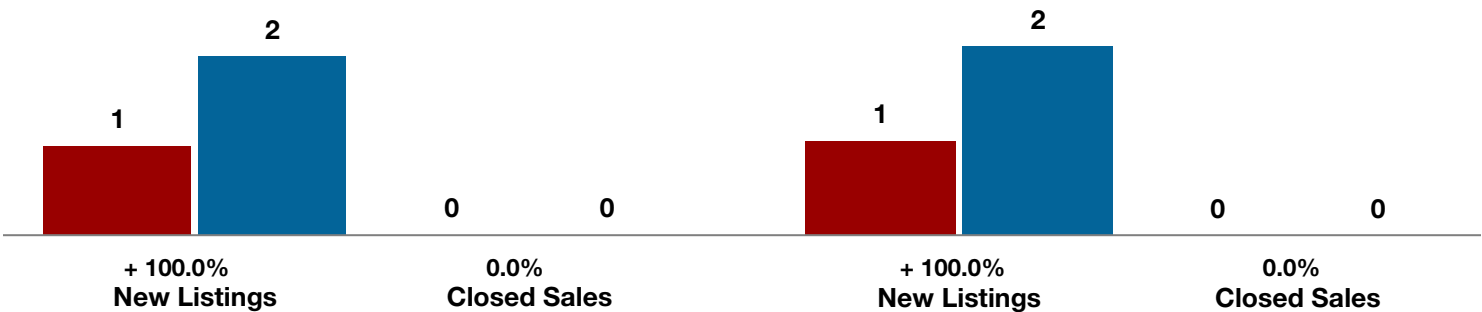
	2021	2022	+ / -	2021	2022	+ / -
New Listings	1	2	+ 100.0%	1	2	+ 100.0%
Pending Sales	0	1	--	0	1	--
Closed Sales	0	0	0.0%	0	0	0.0%
Average Sales Price*	--	--	--	--	--	--
Median Sales Price*	--	--	--	--	--	--
Percent of Original List Price Received*	--	--	--	--	--	--
Days on Market Until Sale	--	--	--	--	--	--
Inventory of Homes for Sale	1	1	0.0%	--	--	--
Months Supply of Inventory	0.8	0.8	0.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January

Year to Date

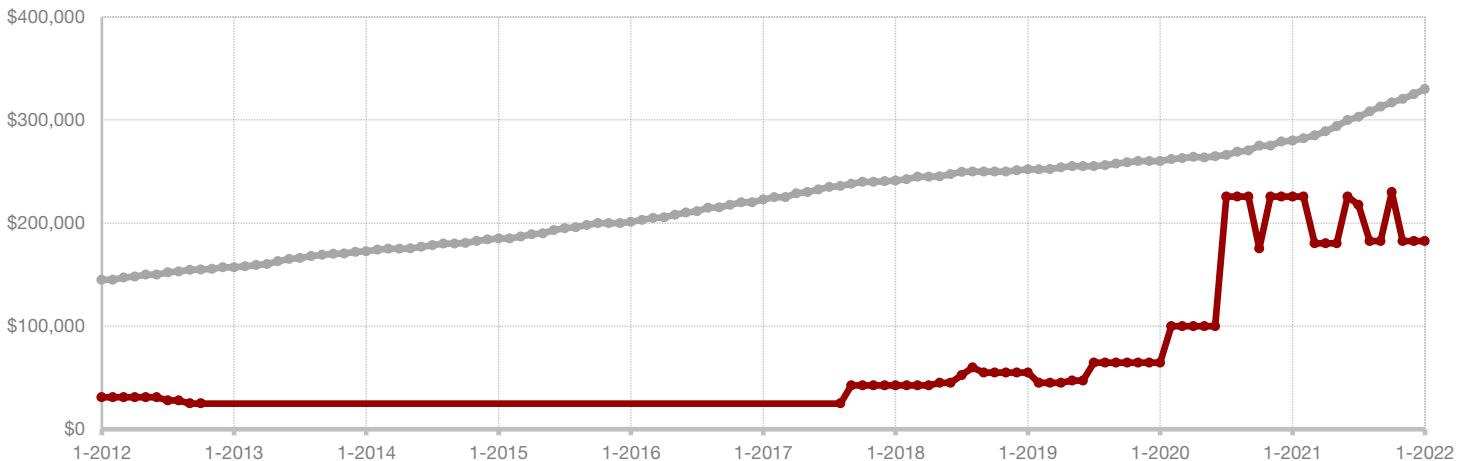
■ 2021 ■ 2022



Median Sales Price - Rolling 12-Month Calculation

All MLS —

Stonewall County —



Local Market Update – January 2022

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- 14.0%

+ 2.7%

+ 23.2%

Change in
New Listings

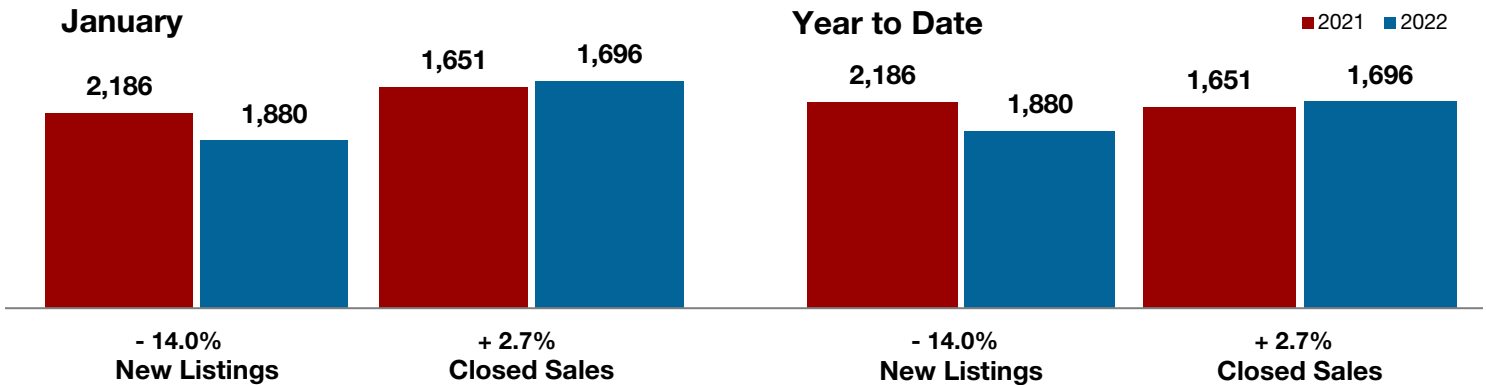
Change in
Closed Sales

Change in
Median Sales Price

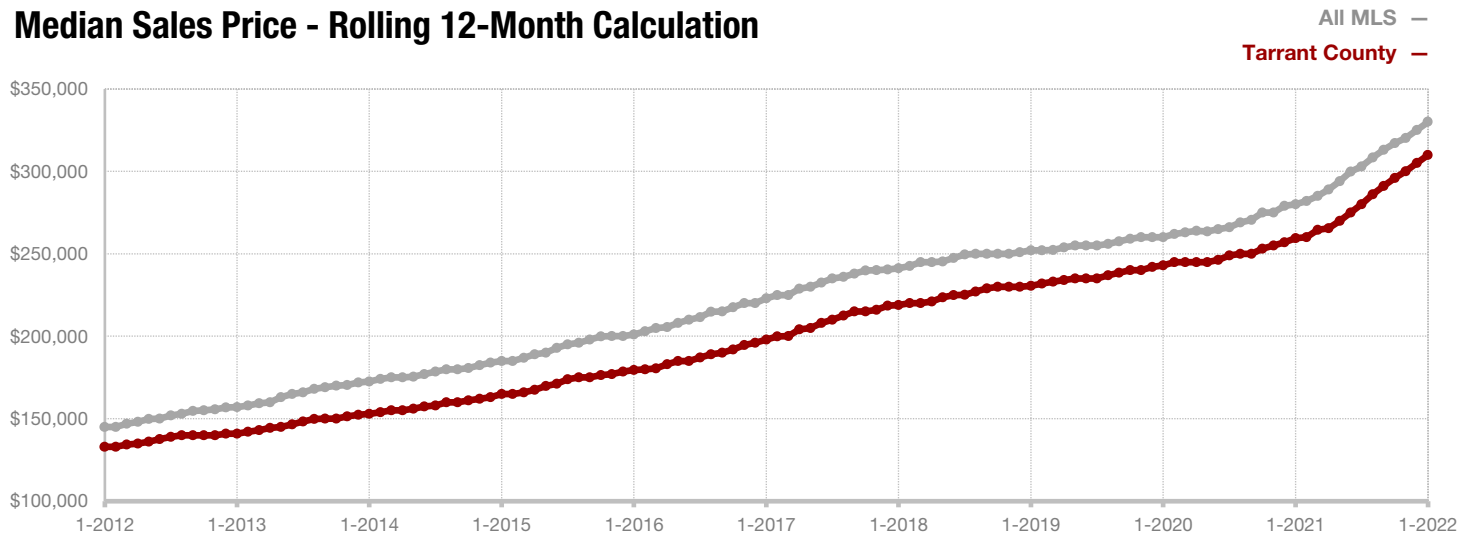
Tarrant County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	2,186	1,880	- 14.0%	2,186	1,880	- 14.0%
Pending Sales	2,140	1,912	- 10.7%	2,140	1,912	- 10.7%
Closed Sales	1,651	1,696	+ 2.7%	1,651	1,696	+ 2.7%
Average Sales Price*	\$323,208	\$384,546	+ 19.0%	\$323,208	\$384,546	+ 19.0%
Median Sales Price*	\$265,000	\$326,422	+ 23.2%	\$265,000	\$326,422	+ 23.2%
Percent of Original List Price Received*	98.8%	100.9%	+ 2.1%	98.8%	100.9%	+ 2.1%
Days on Market Until Sale	31	24	- 22.6%	31	24	- 22.6%
Inventory of Homes for Sale	2,240	1,428	- 36.3%	--	--	--
Months Supply of Inventory	0.9	0.6	- 33.3%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 24.6%

+ 19.3%

+ 15.8%

Change in
New Listings

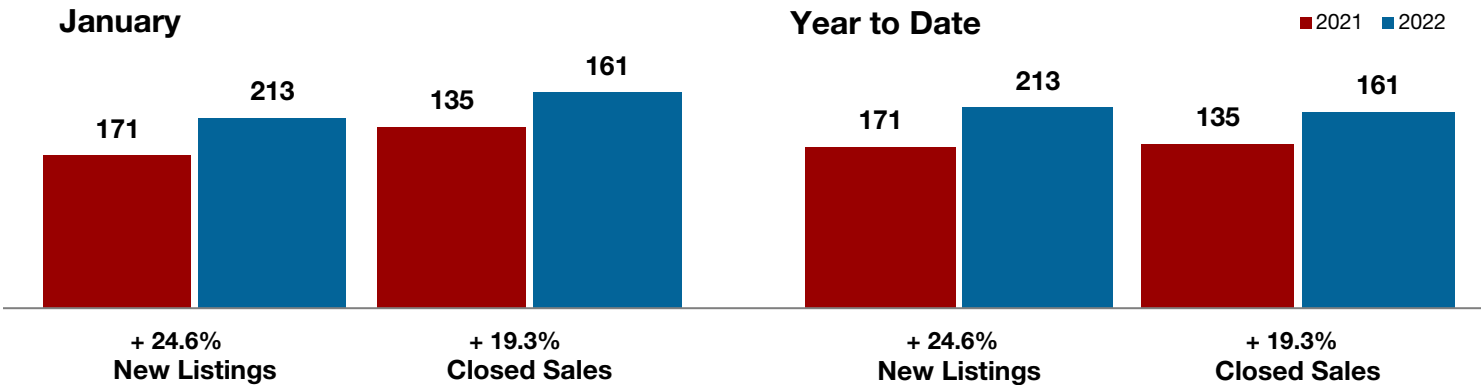
Change in
Closed Sales

Change in
Median Sales Price

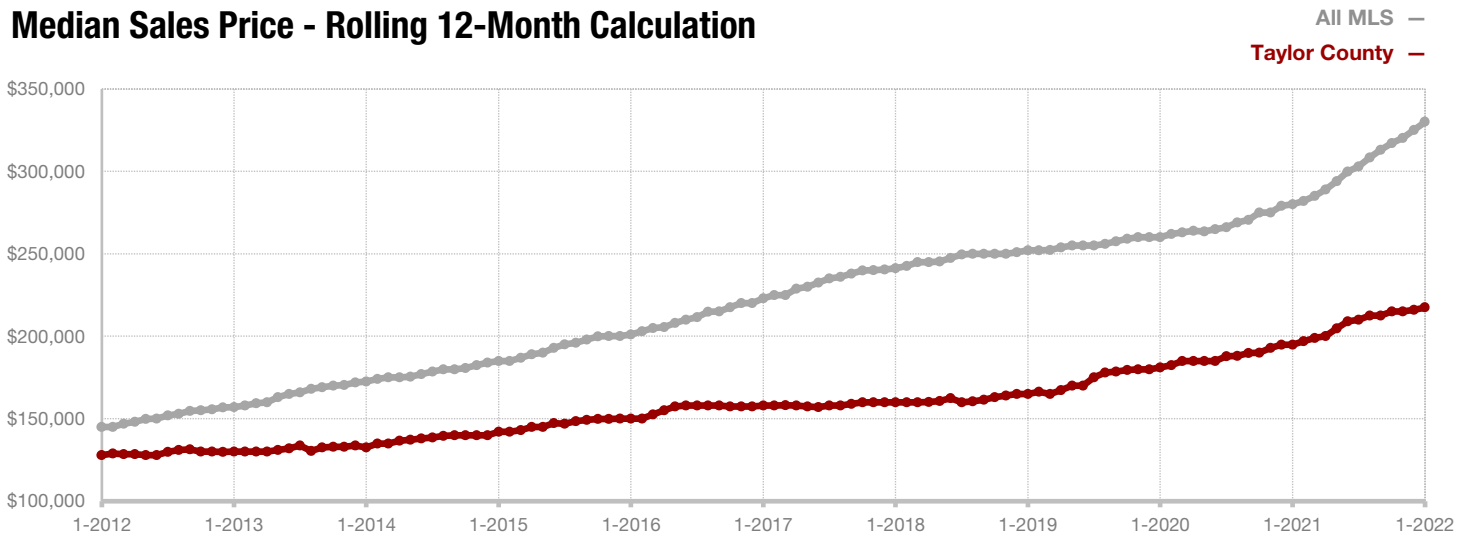
Taylor County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	171	213	+ 24.6%	171	213	+ 24.6%
Pending Sales	197	162	- 17.8%	197	162	- 17.8%
Closed Sales	135	161	+ 19.3%	135	161	+ 19.3%
Average Sales Price*	\$213,368	\$244,519	+ 14.6%	\$213,368	\$244,519	+ 14.6%
Median Sales Price*	\$190,000	\$220,000	+ 15.8%	\$190,000	\$220,000	+ 15.8%
Percent of Original List Price Received*	96.7%	97.8%	+ 1.1%	96.7%	97.8%	+ 1.1%
Days on Market Until Sale	45	33	- 26.7%	45	33	- 26.7%
Inventory of Homes for Sale	266	261	- 1.9%	--	--	--
Months Supply of Inventory	1.3	1.2	- 7.7%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 133.3% **- 100.0%** **--**

Change in
New Listings

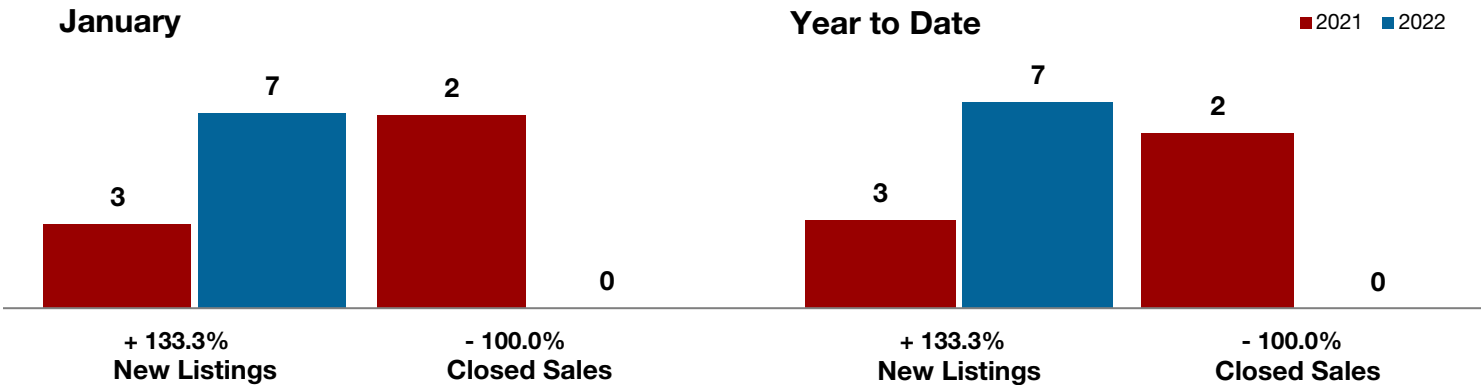
Change in
Closed Sales

Change in
Median Sales Price

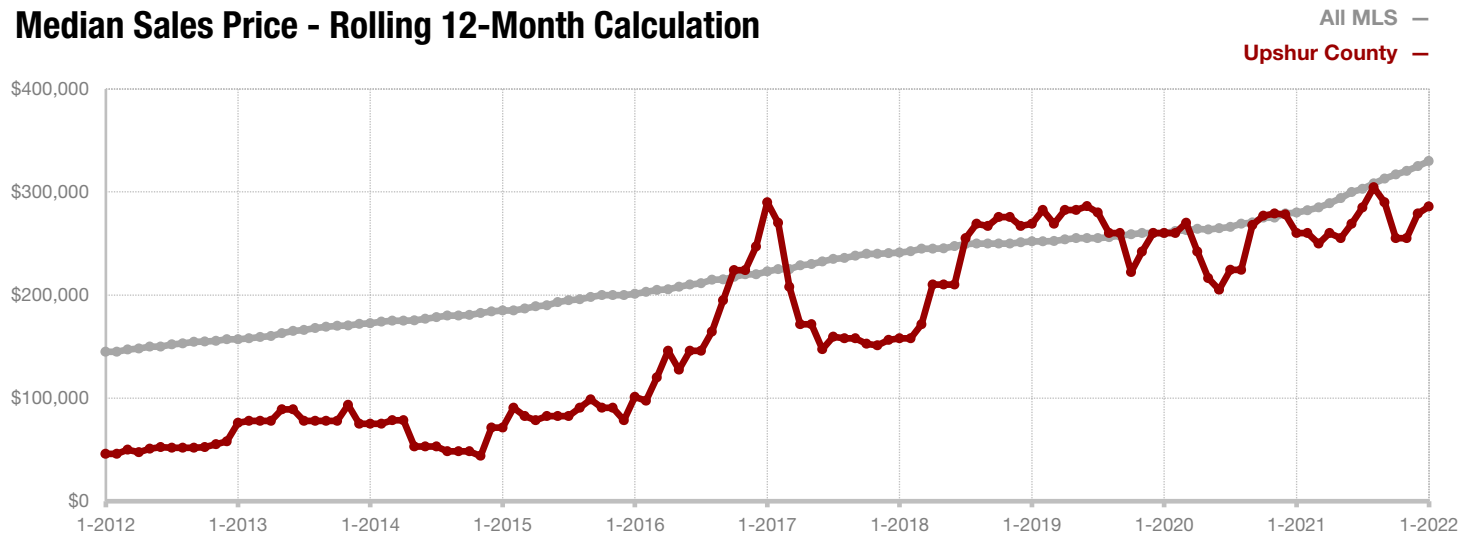
Upshur County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	3	7	+ 133.3%	3	7	+ 133.3%
Pending Sales	3	1	- 66.7%	3	1	- 66.7%
Closed Sales	2	0	- 100.0%	2	0	- 100.0%
Average Sales Price*	\$137,525	--	--	\$137,525	--	--
Median Sales Price*	\$137,525	--	--	\$137,525	--	--
Percent of Original List Price Received*	87.6%	--	--	87.6%	--	--
Days on Market Until Sale	103	--	--	103	--	--
Inventory of Homes for Sale	11	18	+ 63.6%	--	--	--
Months Supply of Inventory	2.8	5.0	+ 78.6%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

A RESEARCH TOOL PROVIDED BY NORTH TEXAS REAL ESTATE INFORMATION SYSTEMS, INC.



+ 36.6%

+ 29.7%

+ 22.1%

Change in
New Listings

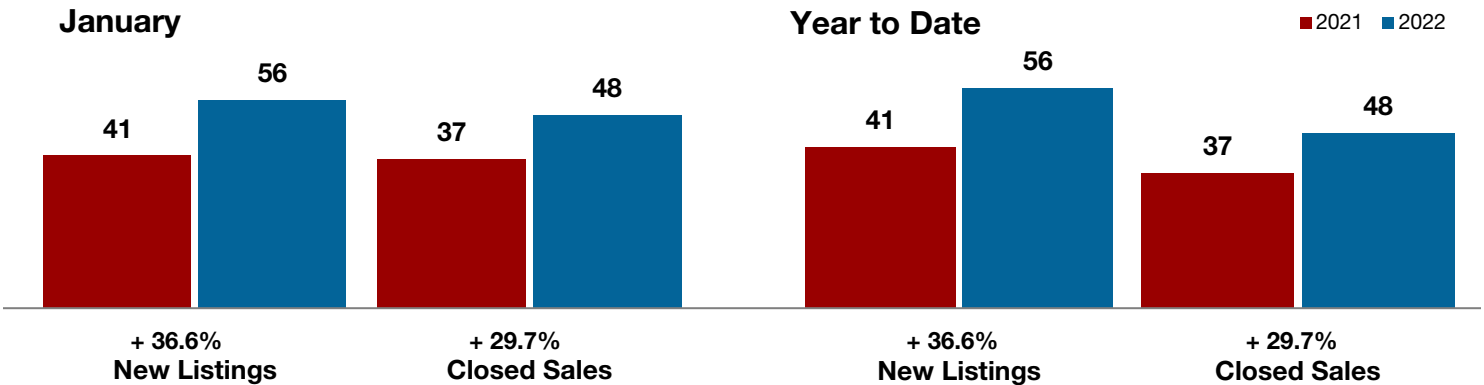
Change in
Closed Sales

Change in
Median Sales Price

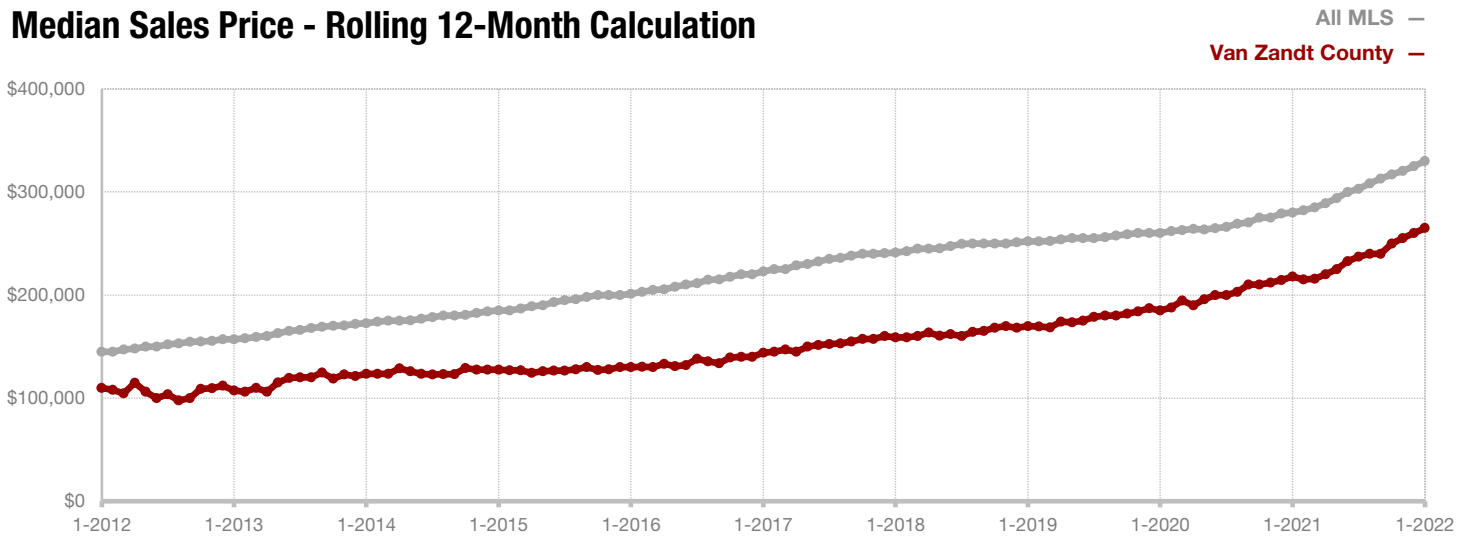
Van Zandt County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	41	56	+ 36.6%	41	56	+ 36.6%
Pending Sales	45	50	+ 11.1%	45	50	+ 11.1%
Closed Sales	37	48	+ 29.7%	37	48	+ 29.7%
Average Sales Price*	\$271,851	\$329,406	+ 21.2%	\$271,851	\$329,406	+ 21.2%
Median Sales Price*	\$239,900	\$293,000	+ 22.1%	\$239,900	\$293,000	+ 22.1%
Percent of Original List Price Received*	95.4%	94.7%	- 0.7%	95.4%	94.7%	- 0.7%
Days on Market Until Sale	52	42	- 19.2%	52	42	- 19.2%
Inventory of Homes for Sale	115	109	- 5.2%	--	--	--
Months Supply of Inventory	2.1	1.9	- 9.5%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

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+ 4.3%

Change in
New Listings

+ 4.7%

Change in
Closed Sales

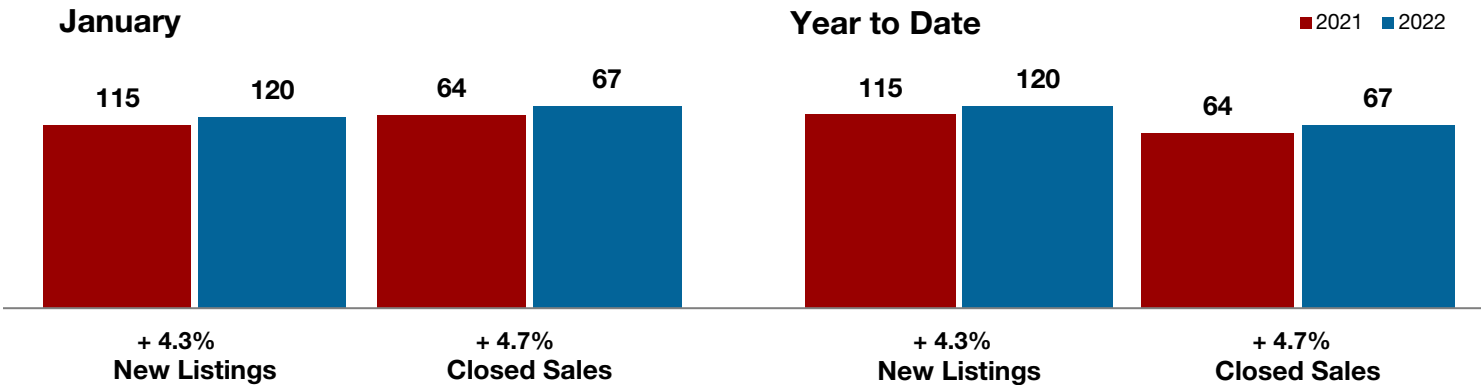
+ 22.2%

Change in
Median Sales Price

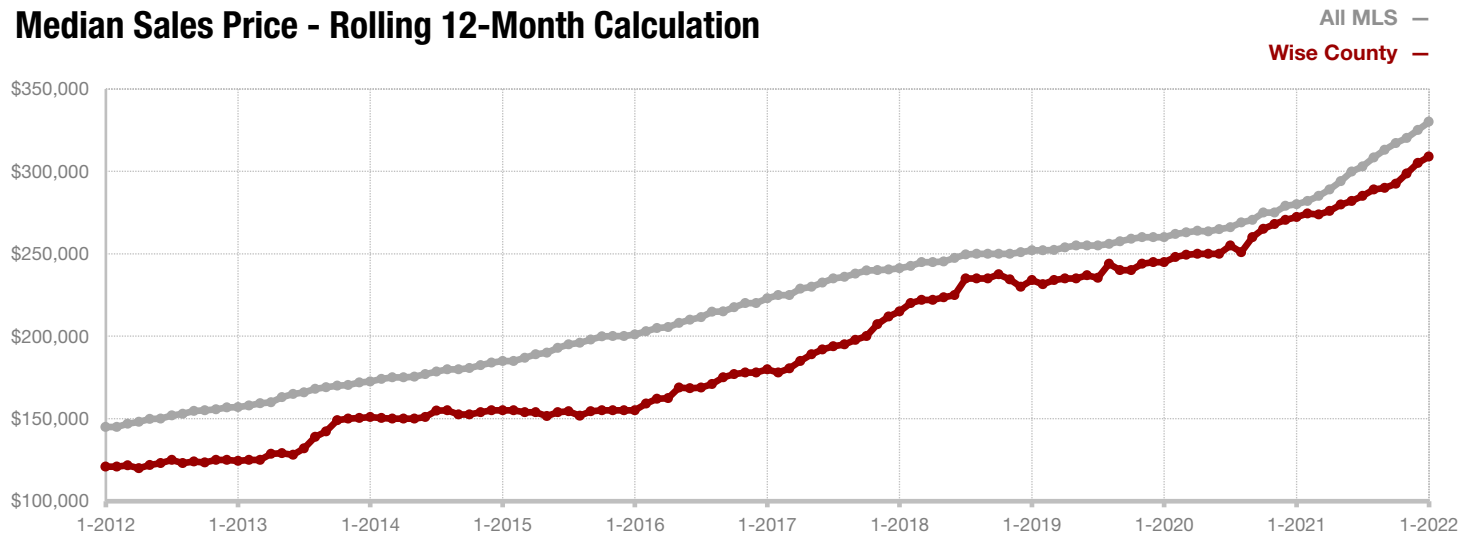
Wise County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	115	120	+ 4.3%	115	120	+ 4.3%
Pending Sales	110	91	- 17.3%	110	91	- 17.3%
Closed Sales	64	67	+ 4.7%	64	67	+ 4.7%
Average Sales Price*	\$305,639	\$370,401	+ 21.2%	\$305,639	\$370,401	+ 21.2%
Median Sales Price*	\$269,950	\$330,000	+ 22.2%	\$269,950	\$330,000	+ 22.2%
Percent of Original List Price Received*	98.3%	95.5%	- 2.8%	98.3%	95.5%	- 2.8%
Days on Market Until Sale	59	50	- 15.3%	59	50	- 15.3%
Inventory of Homes for Sale	179	151	- 15.6%	--	--	--
Months Supply of Inventory	1.7	1.5	- 11.8%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

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+ 35.1%

+ 69.6%

+ 31.6%

Change in
New Listings

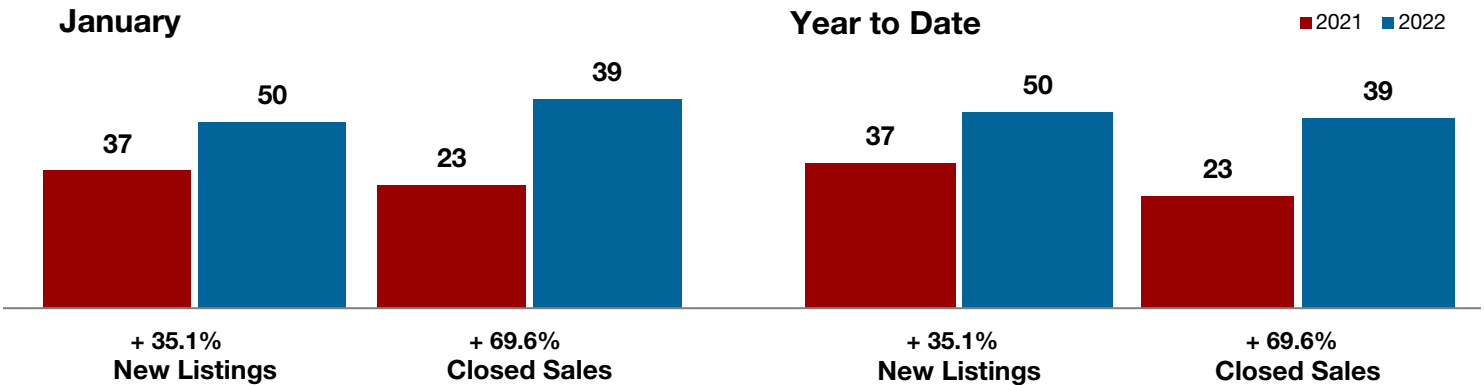
Change in
Closed Sales

Change in
Median Sales Price

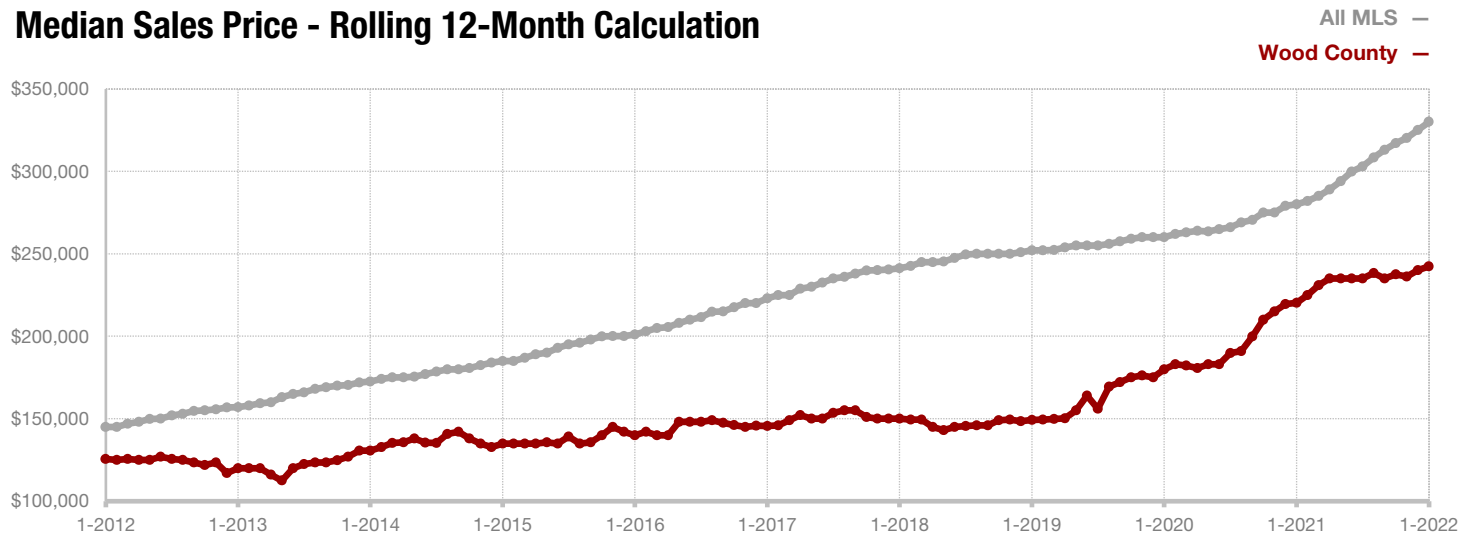
Wood County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	37	50	+ 35.1%	37	50	+ 35.1%
Pending Sales	33	35	+ 6.1%	33	35	+ 6.1%
Closed Sales	23	39	+ 69.6%	23	39	+ 69.6%
Average Sales Price*	\$236,946	\$372,149	+ 57.1%	\$236,946	\$372,149	+ 57.1%
Median Sales Price*	\$212,000	\$279,000	+ 31.6%	\$212,000	\$279,000	+ 31.6%
Percent of Original List Price Received*	97.0%	94.9%	- 2.2%	97.0%	94.9%	- 2.2%
Days on Market Until Sale	49	45	- 8.2%	49	45	- 8.2%
Inventory of Homes for Sale	83	94	+ 13.3%	--	--	--
Months Supply of Inventory	2.2	2.2	0.0%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation



Local Market Update – January 2022

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- 29.4%

+ 25.0%

+ 111.1%

Change in
New Listings

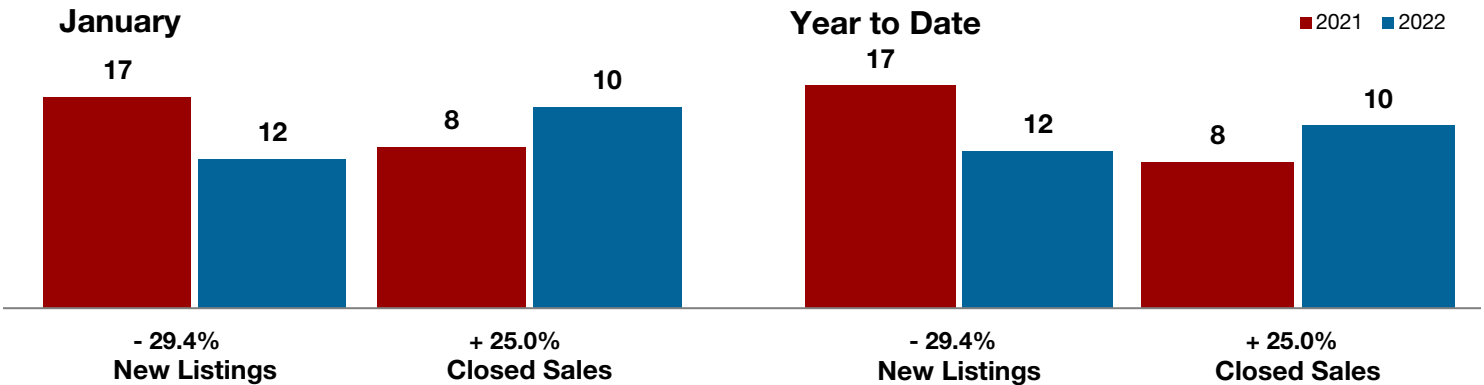
Change in
Closed Sales

Change in
Median Sales Price

Young County

	January			Year to Date		
	2021	2022	+ / -	2021	2022	+ / -
New Listings	17	12	- 29.4%	17	12	- 29.4%
Pending Sales	16	9	- 43.8%	16	9	- 43.8%
Closed Sales	8	10	+ 25.0%	8	10	+ 25.0%
Average Sales Price*	\$107,675	\$147,920	+ 37.4%	\$107,675	\$147,920	+ 37.4%
Median Sales Price*	\$67,500	\$142,500	+ 111.1%	\$67,500	\$142,500	+ 111.1%
Percent of Original List Price Received*	84.7%	90.2%	+ 6.5%	84.7%	90.2%	+ 6.5%
Days on Market Until Sale	172	78	- 54.7%	172	78	- 54.7%
Inventory of Homes for Sale	44	35	- 20.5%	--	--	--
Months Supply of Inventory	3.4	2.5	- 26.5%	--	--	--

* Does not include prices from any previous listing contracts or seller concessions. | Activity for one month can sometimes look extreme due to small sample size.



Median Sales Price - Rolling 12-Month Calculation

