



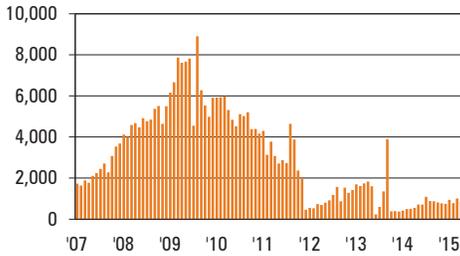
# JUNE 2015

## CITY OF LAS VEGAS MONTHLY RESIDENTIAL FORECLOSURE ANALYSIS

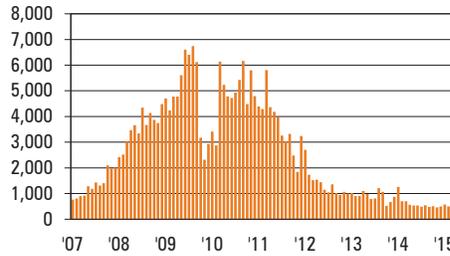
### KEY TRENDS

- The City of Las Vegas (the "City") reported 260 foreclosure starts in April 2015, which represented a decline of 19.5 percent from the 323 notices of default reported in March 2015. However, compared to a year ago, foreclosure starts increased 52.0 percent from 171. In the past 12 months, there have been 2,946 notices of default reported in the City, down 6.7 percent from the prior year.
- Foreclosures in the City fell 8.1 percent month-to-month in April 2015, from 123 to 113. Compared to a year ago, foreclosures declined an even more substantial 32.3 percent from 167. For the 12 months ending April 2015, there were 1,373 foreclosures in the City of Las Vegas, down 32.8 percent from the prior 12-month period.
- In April 2015, there were 2,753 single-family resale home closings, up 5.3 percent compared to a year ago. In addition, the median resale home price reported a dramatic year-over-year gain, rising 10.7 percent to \$212,568.

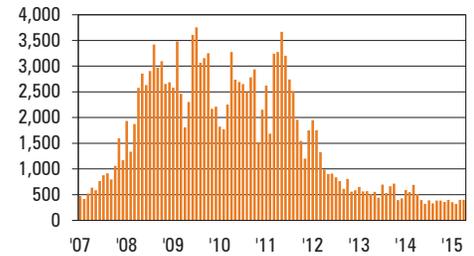
CLARK COUNTY  
Notices of Default



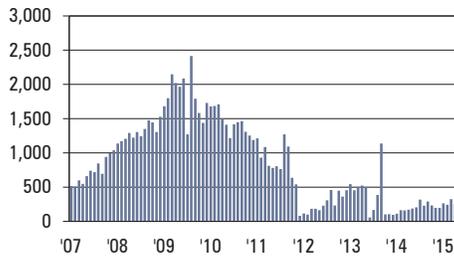
CLARK COUNTY  
Notices of Trustee Sale



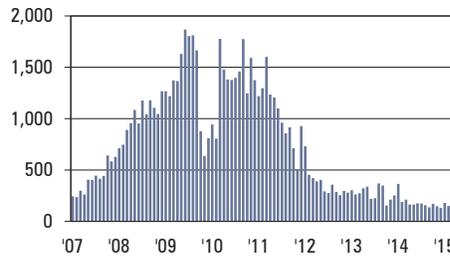
CLARK COUNTY  
Trustee Deeds (Foreclosures)



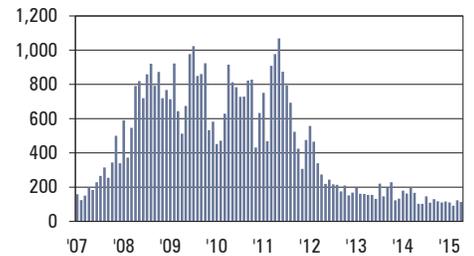
CITY OF LAS VEGAS  
Notices of Default



CITY OF LAS VEGAS  
Notices of Trustee Sale



CITY OF LAS VEGAS  
Trustee Deeds (Foreclosures)



SOUTHERN NEVADA FORECLOSURES	Housing Units <sup>1</sup>	Notices of Default <sup>2</sup>			Notices of Trustee Sale <sup>3</sup>			Trustee Deeds (Foreclosures) <sup>4</sup>		
		Current Month	Trailing 12 Months	Rate Per 1,000 Units	Current Month	Trailing 12 Months	Rate Per 1,000 Units	Current Month	Trailing 12 Months	Rate Per 1,000 Units
City of Las Vegas - Ward 1	23,940	30	420	18	20	291	12	15	219	9
City of Las Vegas - Ward 2	34,025	27	395	12	22	269	8	16	172	5
City of Las Vegas - Ward 3	21,753	27	346	16	21	263	12	13	191	9
City of Las Vegas - Ward 4	39,550	58	563	14	30	335	8	19	242	6
City of Las Vegas - Ward 5	23,424	40	438	19	24	299	13	20	229	10
City of Las Vegas - Ward 6	45,644	78	784	17	40	460	10	30	320	7
<b>CITY OF LAS VEGAS TOTAL</b>	<b>188,336</b>	<b>260</b>	<b>2,946</b>	<b>16</b>	<b>157</b>	<b>1,917</b>	<b>10</b>	<b>113</b>	<b>1,373</b>	<b>7</b>
Balance of Clark County	469,093	588	7,237	15	408	4,389	9	284	3,066	7
<b>CLARK COUNTY TOTAL</b>	<b>657,429</b>	<b>848</b>	<b>10,183</b>	<b>15</b>	<b>565</b>	<b>6,306</b>	<b>10</b>	<b>397</b>	<b>4,439</b>	<b>7</b>

[1] Number of Housing Units – The count of dwelling units, regardless of occupancy status; includes single family homes, townhomes, condominiums, plex units, and mobile homes (excludes apartments and timeshares), *Clark County Assessor and Clark County Comprehensive Planning*; [2] Foreclosure Notices of Default – The count of notices of default, breaches and lis pendens; not all filings/notices result in foreclosure transactions, *Clark County Recorder and Applied Analysis*; [3] Foreclosure Notice of Trustee Sale – The count of notices of trustee sale and notices of foreclosure sale; not all filings/notices result in foreclosure transactions, *Clark County Recorder and Applied Analysis*; [4] Trustee Deed (Foreclosure) Transactions – The count of homes that are sold in a trustee sale to a financial institution (e.g., lender or mortgage company); also known as a bank repossession, *Clark County Recorder, Clark County Assessor and Applied Analysis*.