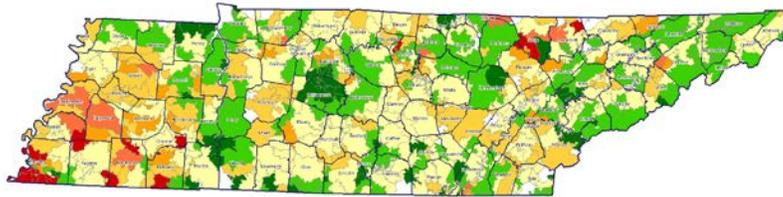




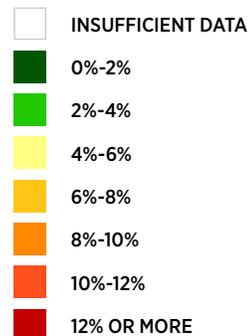
Tennessee

Seriously Delinquent Mortgages by Zip Code

JUNE 2013



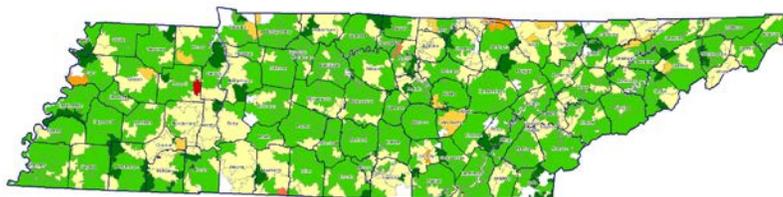
In June 2013, 4.97 percent of loans in Tennessee were seriously delinquent (delinquent 90 days or more or in foreclosure). The national rate stood at 5.84 percent.



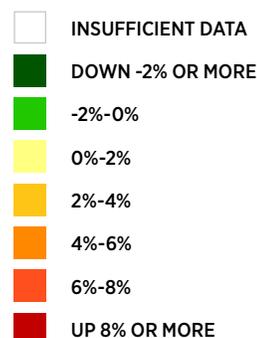
Source: Lender Processing Services

Change in Seriously Delinquent Mortgages by Zip Code

MARCH 2013 TO JUNE 2013



The share of seriously delinquent loans decreased 35 basis points (bps) in Tennessee between March 2013 and June 2013. Loans that are 90 days or more delinquent decreased 23 bps; foreclosures decreased 12 bps.



Source: Lender Processing Services



Tennessee

Top 10 Zip Codes with Mortgages Under Stress

JUNE 2013

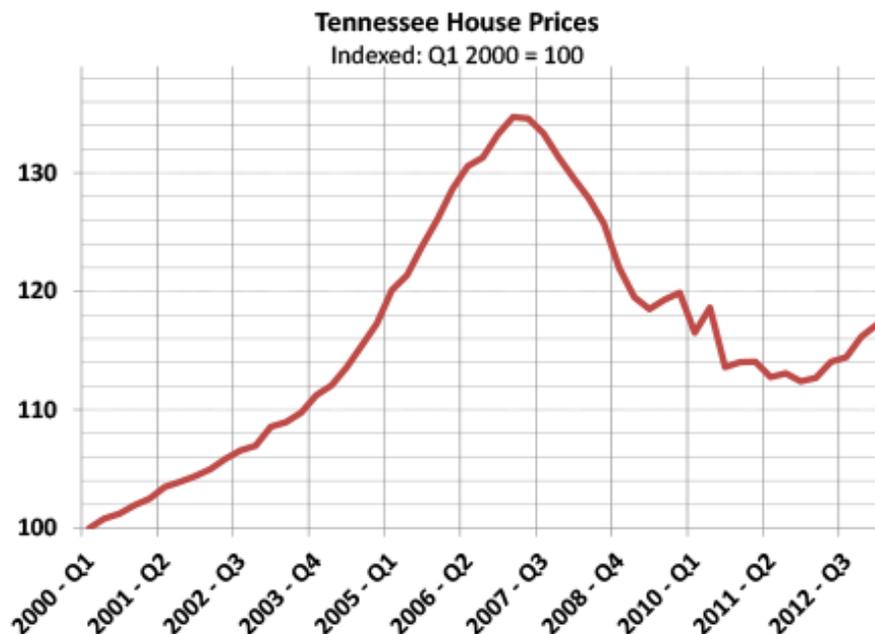
Zip Code	CBSA or County	Seriously Delinquent Mortgages
38118	Memphis, TN-MS-AR	18.8%
38109	Memphis, TN-MS-AR	17.0%
38127	Memphis, TN-MS-AR	15.9%
38106	Memphis, TN-MS-AR	15.6%
38141	Memphis, TN-MS-AR	14.9%
38115	Memphis, TN-MS-AR	14.8%
38116	Memphis, TN-MS-AR	14.8%
38128	Memphis, TN-MS-AR	14.8%
38114	Memphis, TN-MS-AR	14.7%
38108	Memphis, TN-MS-AR	12.4%

Note: Zip codes with less than 0.15 percent of total loans in the state were not included in this analysis. For the state of Tennessee, the cutoff is 943.

Source: Lender Processing Services

House Prices

SECOND QUARTER 2013



In the second quarter of 2013, house prices in Tennessee were 2.0 percent higher than in the first quarter and 4.7 percent higher than in the second quarter of 2012.

Source: Federal Housing Finance Agency Seasonally Adjusted Expanded HPI