



Linda's Mortgage Update

The fastest, simplest, most convenient way home!

**Week of
Jan. 03,
2010**

**Mortgage
Market
Commentary**

Last week saw mortgage rates start the week moving upward, but level off as the week progressed. While we've seen rates climbing for four weeks, rates are still at amazing affordable levels, and will likely remain at low levels in comparison to historical numbers.

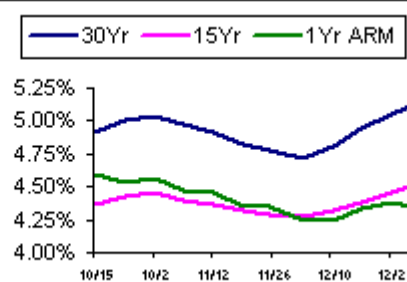
While most experts agree that mortgage rates will rise in 2010, the first week of 2010 may not see much movement until Friday, when December's employment data is released. It appears that the economy is at the very early stages of recovery. Two of the biggest keys to returning the economy to health are housing and employment, with the latter being a huge element in sustaining any level of health in the housing market. Markets will be watching the nonfarm payrolls number closely. If zero jobs were lost or if we actually had jobs created in December, mortgage rates will end the week on an upward trajectory that will very likely extend into next week. However, some predictions call for a loss closer to 50K, which would help mortgage rates remain relatively flat into next week.

Mortgage Rates

Freddie Mac's Primary Mortgage Market Survey

	December 31		12/24/09
30 Year Fixed	5.14%	▲	5.05%
15 Year Fixed	4.54%	▲	4.45%
One Year ARM	4.33%	▼	4.38%

For more information visit www.FreddieMac.com



Rates & Indexes

1 Yr T-Bill	0.410%
12 Mn Libor	0.984%
6 Mo Libor	0.430%
11 th D. COFI	1.259%
Prime	3.250%
Fed Fund	0.250%

Economic Snapshot

Gross Domestic Product

22-Dec ▲ %pt Chg
2.2% 2.9
Economy Growing

Consumer Confidence

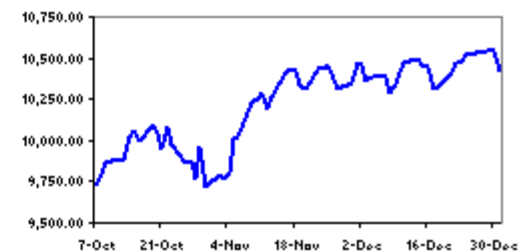
29-Dec ▲ pt Chg
52.9 2.3
Confidence Tentative

Housing Starts

16-Dec ▲ % Chg
574K 8.9%
Slowing Stabilizing

Dow Jones 10,428.05 NASDAQ 2,269.15
NYSE 7,184.96 S&P 500 1,115.10

Dow Jones



Unemployment Rate

4-Dec ▼ %pt Chg
10.0% 0.2
Unemployment Stabilizing

US Retail Sales

12-Dec ▲ % Chg
352.1b 1.3%
Sales Stabilizing

Existing Home Sales

24-Dec ▲ % Chg
6.54m 7.4%
Sales Stabilizing

Leading Indicators (LEI)

17-Dec ▲ % Chg
104.9 0.9
Economy Stabilizing

Manufacturing Activity

1-Dec ▼ pt Chg
53.6 2.1
Manufacturing Expanding

New Home Sales

2-Dec ▼ % Chg
355K 11.3%
Sales Stabilizing

Worth Remembering



Be at war with your vices, at peace with your neighbors, and let every new year find you a better man.

Benjamin Franklin

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