



Linda's Mortgage Update

The fastest, simplest, most convenient way home!

**Week of
Jan. 10,
2010**

Mortgage rates halted their four-week upward climb last week as the New Year began. The jobs lost number last week did disappoint some, with 85,000 jobs lost. However, November's numbers were revised to show a net gain of 4,000 jobs. This is the first month of job growth in two years. Other economic indicators also pointed to an economy that is beginning to gain some footing. Both ISM surveys showed greater than expected growth.

**Mortgage
Market
Commentary**

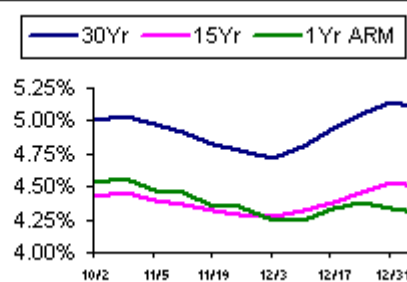
This week contains plenty of data that could push rates either way. However, given recent news, it is very unlikely that rates will fall back much. The government's current program of buying mortgage-backed securities is set to expire in March. There is a growing call for the program to be scaled back or even terminated. With private markets still on shaky ground, this could mean rates would need to increase to find investors for mortgage-backed products. Other news, such as Industrial Production data and the Consumer Price Index, could push rates either way this week too.

Mortgage Rates

Freddie Mac's Primary Mortgage Market Survey

	January 7		12/31/09
30 Year Fixed	5.09%	▼	5.14%
15 Year Fixed	4.50%	▼	4.54%
One Year ARM	4.31%	▼	4.33%

For more information visit www.FreddieMac.com



Rates & Indexes

1 Yr T-Bill	0.470%
12 Mn Libor	0.957%
6 Mo Libor	0.420%
11 th D. COFI	2.094%
Prime	3.250%
Fed Fund	0.250%

Economic Snapshot

Gross Domestic Product

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

Consumer Confidence

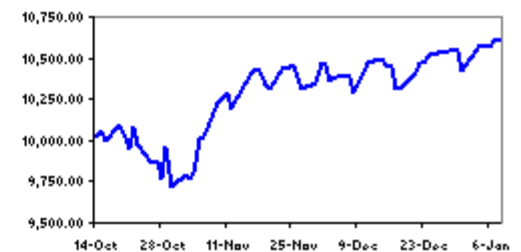
29-Dec ▲ pt Chg
52.9 2.3
Confidence Tentative

Housing Starts

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

Dow Jones 10,618.19 NASDAQ 2,317.17
NYSE 7,425.35 S&P 500 1,144.98

Dow Jones



Unemployment Rate

8-Jan ↔ %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-Jan ▲ pt Chg
55.9 2.3
Manufacturing Expanding

New Home Sales

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

Worth Remembering



Derive happiness in oneself from a good day's work, from illuminating the fog that surrounds us.

Henri Matisse

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