



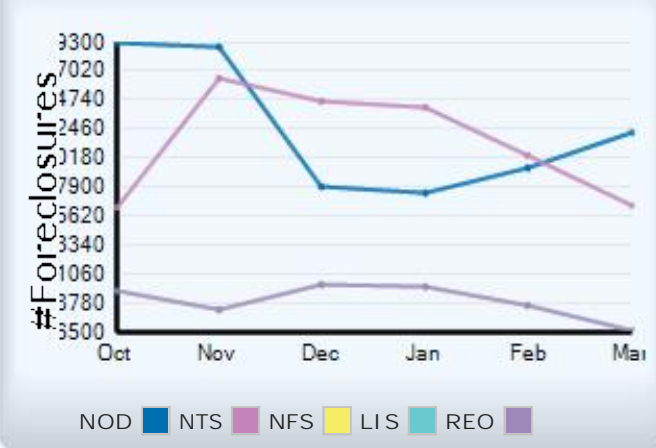
Deanna Lantieri
1218294
PO Box 2618
MAMMOTH LAKES, CA 93546

I work for several banks prelisting and marketing foreclosures in the Mammoth Lake, Crowley Lake and Bishop area. I am available locally to assist you in purchasing a property best suited to your needs

Foreclosure Market Trends *Report*

May 2012 Vol. 6, Issue 5

6 month California Foreclosure Trends



Best Lenders and Servicers to Buy Short Sales From

Among the nation's largest lenders and mortgage servicers, some are better than others when it comes to buying a short sale. There are several ways to measure which lenders are best to buy short sales from: sales volume, average discount and average time to sell. We'll look at the top performing lenders in each of these categories based on January 2012 foreclosure sales data.

U.S. Foreclosure Activity Shifts Eastward in April

Foreclosure filings — default notices, scheduled auctions and bank repossessions — were reported on 188,780 U.S. properties in April, the lowest monthly total since July 2007. April foreclosure activity decreased 5 percent from the previous month and was down 14 percent from April 2011. One in every 698 U.S. housing units had a foreclosure filing during the month. "Rising foreclosure activity in many state and local markets in April was masked at the national level by sizable decreases in hard-hit foreclosure states like California, Arizona and Nevada," said Brandon Moore, CEO of RealtyTrac.

Here are some of the most recent Investment opportunities in the area.



1 Pre-Foreclosure

Ridge Way
Mammoth Lakes
CA, 93546

Amount
\$500,000
Beds/Bath
4/3
Sq. FT
2,393

Property Type	Address	Amount	Default	Sq. Ft.
2 Pre-Foreclosure	Fairway Cir # 715, Mammoth Lakes, CA 93546	N/A	\$14,803	2,261
3 Auction	Chateau Rd, CA 93546	\$298,169	N/A	1,480

Auction Date: 5/29/12

	NATL	CA	MONO CTY
NODs	26,502	22,144	14
NTSs	56,186	16,407	9
NFSs	22,914	0	0
LISs	38,176	0	0
REOs	55,075	6,571	7

Foreclosures For Sale Under \$50,000

I recently took a look at how many foreclosure properties —pre-foreclosures, scheduled auctions or REOs — were listed for sale on RealtyTrac for \$50,000 or less. I was somewhat surprised to find that more than 8,000 properties nationwide matched this criteria. Even more surprising that not all these properties were located in places like Detroit and Cleveland — although many of them were. I found that there were foreclosure properties listed for sale for \$50,000 in 48 states, and many states had hundreds of such properties available.