

Apartment Rental Rate Growth Tracker - Key REIT Submarkets

Y/Y Rate-of-Change (ROC) - %:

	2020												2021												2022				
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	
Birmingham, AL	3.6%	3.6%	2.5%	0.4%	-0.4%	-1.2%	0.4%	0.7%	1.8%	1.7%	2.8%	2.8%	2.5%	2.7%	3.6%	5.8%	7.6%	9.3%	9.9%	9.6%	9.2%	8.4%	8.0%	8.8%	10.0%	11.1%	11.2%	11.9%	Birmingham, AL
Phoenix, AZ	8.7%	8.7%	7.8%	5.5%	3.0%	0.8%	1.2%	2.1%	3.2%	3.6%	4.2%	4.0%	3.9%	4.7%	6.2%	9.7%	13.4%	18.4%	22.2%	25.9%	28.5%	29.6%	29.1%	28.7%	27.9%	26.9%	25.4%	23.3%	Phoenix, AZ
Anaheim, CA	1.2%	1.3%	1.9%	-1.0%	-1.5%	-2.8%	-1.2%	-0.7%	0.6%	1.9%	3.0%	-0.2%	3.1%	2.4%	1.3%	3.2%	5.6%	8.9%	11.5%	14.5%	15.9%	16.7%	16.9%	15.9%	16.4%	16.5%	17.5%	18.6%	Anaheim, CA
Los Angeles, CA	1.4%	1.3%	0.3%	-1.4%	-3.3%	-4.8%	-6.1%	-7.9%	-9.4%	-9.7%	-9.6%	-9.7%	-9.7%	-9.4%	-8.2%	-5.8%	-2.9%	-0.2%	-3.1%	7.9%	11.7%	13.8%	14.2%	14.7%	15.6%	15.6%	16.0%	15.2%	Los Angeles, CA
Oakland, CA	-2.2%	-2.2%	-4.7%	-4.7%	-5.1%	-3.2%	-6.2%	-8.3%	-10.7%	-10.9%	-10.7%	-11.8%	-12.8%	-14.8%	-13.1%	-14.5%	-13.4%	-14.1%	-10.0%	-6.5%	-2.9%	-1.8%	-1.8%	-1.0%	0.3%	2.3%	3.4%	5.3%	Oakland, CA
San Diego, CA	1.1%	1.5%	2.2%	0.8%	-1.1%	-3.3%	-3.1%	-2.5%	-1.0%	0.5%	1.2%	1.6%	1.6%	1.9%	1.7%	3.4%	6.4%	10.3%	12.9%	15.1%	16.9%	17.4%	18.3%	18.0%	18.3%	17.8%	18.3%	18.9%	San Diego, CA
San Francisco, CA	-2.3%	-2.0%	-2.3%	-3.7%	-5.5%	-7.0%	-5.5%	-15.0%	-20.5%	-23.3%	-25.1%	-26.0%	-26.1%	-25.5%	-23.1%	-20.7%	-16.5%	-13.0%	-6.6%	0.9%	9.3%	12.7%	13.9%	14.8%	16.1%	15.9%	13.4%	12.1%	San Francisco, CA
San Jose, CA	1.0%	1.4%	1.8%	0.2%	-1.9%	-5.1%	-7.5%	-9.6%	-10.9%	-11.7%	-12.6%	-12.9%	-12.8%	-13.0%	-13.3%	-12.0%	-9.5%	-5.8%	-1.8%	2.8%	7.3%	9.1%	10.6%	10.8%	11.8%	12.6%	13.5%	14.3%	San Jose, CA
Denver, CO	1.0%	1.5%	1.7%	-	-2.1%	-4.2%	-5.1%	-5.2%	-5.0%	-4.6%	-4.6%	-4.8%	-5.0%	-4.9%	-4.3%	-2.0%	1.6%	6.1%	9.9%	12.9%	15.4%	16.4%	16.9%	16.8%	16.5%	15.8%	14.8%	14.1%	Denver, CO
Washington, DC	1.5%	1.8%	2.3%	0.2%	-1.3%	-3.5%	-3.7%	-6.2%	-8.8%	-10.7%	-12.1%	-12.4%	-12.1%	-12.1%	-11.8%	-10.1%	-8.1%	-4.7%	-2.3%	2.5%	6.8%	9.3%	11.3%	12.1%	12.2%	11.4%	10.7%	10.7%	Washington, DC
Fort Lauderdale, FL	1.1%	0.4%	1.3%	0.4%	-0.3%	-1.9%	-2.5%	-2.0%	-1.9%	-2.4%	-1.7%	-1.7%	-0.5%	-0.1%	0.8%	2.5%	5.7%	10.0%	13.8%	16.8%	19.4%	21.7%	22.6%	24.1%	24.2%	25.9%	25.0%	24.5%	Fort Lauderdale, FL
Jacksonville, FL	1.3%	1.8%	1.9%	1.4%	0.3%	-0.6%	-4.0%	0.9%	1.9%	2.3%	3.2%	4.1%	4.6%	4.6%	5.1%	7.7%	11.5%	15.6%	19.6%	22.9%	26.1%	27.6%	27.7%	26.7%	25.9%	24.9%	23.4%	20.8%	Jacksonville, FL
Miami, FL	-0.6%	-0.1%	-0.1%	0.2%	-0.7%	-1.3%	-2.1%	-2.2%	-2.8%	-3.8%	-4.2%	-3.7%	-1.7%	-0.8%	0.8%	2.4%	5.5%	9.1%	13.3%	17.5%	21.5%	25.1%	27.1%	27.4%	26.6%	26.7%	26.7%	26.6%	Miami, FL
Orlando, FL	2.0%	1.7%	1.2%	-0.9%	-3.3%	-6.0%	-6.2%	-6.0%	-5.0%	-4.6%	-4.3%	-4.6%	-3.8%	-2.7%	-1.0%	2.0%	6.6%	12.7%	17.5%	21.9%	25.4%	28.0%	29.4%	30.5%	30.3%	29.7%	28.7%	28.9%	Orlando, FL
Tampa, FL	3.5%	3.8%	3.4%	1.9%	0.1%	-1.1%	-0.9%	-0.2%	0.6%	1.5%	2.4%	2.8%	3.2%	4.0%	5.9%	9.3%	14.2%	19.3%	24.8%	30.2%	33.9%	34.9%	33.7%	32.2%	31.1%	30.8%	29.6%	27.6%	Tampa, FL
Atlanta, GA	-0.6%	-0.5%	-0.8%	-1.2%	-2.0%	-2.4%	-2.7%	-2.8%	-2.7%	-2.2%	-2.1%	-1.6%	-1.0%	-0.2%	0.7%	1.5%	6.1%	8.1%	12.3%	14.8%	17.3%	18.5%	18.8%	18.4%	17.8%	17.2%	16.4%	15.4%	Atlanta, GA
Baltimore, MD	-0.6%	0.9%	1.1%	-0.5%	-2.6%	-3.2%	-3.1%	-2.2%	-1.9%	-2.2%	-2.1%	-1.9%	-1.4%	-2.1%	-1.0%	1.5%	5.6%	9.2%	12.1%	15.3%	16.6%	18.2%	17.9%	16.9%	15.2%	14.7%	13.7%	12.0%	Baltimore, MD
Boston, MA	3.0%	2.0%	2.8%	1.0%	-3.1%	-6.0%	-8.6%	-9.7%	-12.0%	-15.9%	-18.7%	-18.9%	-17.4%	-15.7%	-14.3%	-11.2%	-6.0%	-0.8%	5.1%	9.4%	14.5%	19.9%	24.0%	26.4%	25.2%	21.7%	17.8%	15.5%	Boston, MA
Cambridge, MA	6.1%	5.9%	5.6%	2.4%	-2.1%	-6.8%	-9.6%	-10.8%	-12.9%	-16.4%	-18.6%	-19.8%	-18.0%	-17.1%	-15.4%	-11.7%	-6.8%	-0.0%	6.3%	11.8%	18.1%	22.3%	24.7%	24.9%	22.0%	20.6%	17.5%	16.5%	Cambridge, MA
Kansas City, MO	-0.5%	1.1%	2.4%	2.9%	1.8%	0.8%	1.3%	1.7%	0.9%	0.9%	0.6%	0.2%	-0.2%	-0.1%	0.5%	1.9%	3.4%	4.6%	4.7%	4.5%	5.7%	7.3%	9.0%	9.5%	10.2%	9.2%	8.1%	7.5%	Kansas City, MO
Jersey City, NJ	2.7%	2.7%	3.3%	1.3%	-1.3%	-4.0%	-6.0%	-7.5%	-9.8%	-12.3%	-14.0%	-14.6%	-13.7%	-12.6%	-11.5%	-10.0%	-7.6%	-4.1%	0.1%	4.8%	10.0%	14.4%	18.7%	21.1%	21.3%	19.5%	19.2%	20.0%	Jersey City, NJ
New York City, NY	3.0%	3.0%	2.8%	0.7%	-2.7%	-6.6%	-10.9%	-14.9%	-18.9%	-20.9%	-21.9%	-21.1%	-20.2%	-19.4%	-18.8%	-16.1%	-10.7%	-2.9%	6.4%	15.5%	24.3%	28.7%	32.2%	32.8%	32.6%	33.8%	33.1%	31.8%	New York City, NY
Charlotte, NC	1.6%	1.9%	2.6%	0.8%	-1.3%	-2.8%	-2.7%	-2.6%	-2.8%	-2.8%	-2.1%	-1.2%	-1.2%	-0.8%	0.1%	3.5%	7.2%	10.3%	13.1%	15.3%	18.3%	21.1%	20.8%	19.7%	19.7%	19.8%	19.1%	18.0%	Charlotte, NC
Raleigh, NC	3.1%	3.2%	3.2%	2.7%	1.1%	-0.3%	-1.0%	-0.8%	-0.1%	1.2%	1.6%	1.7%	1.7%	1.7%	2.3%	3.2%	6.4%	10.3%	14.5%	18.4%	21.7%	22.9%	22.2%	20.9%	20.8%	21.6%	21.6%	20.9%	Raleigh, NC
Charleston, SC	3.1%	1.7%	0.9%	1.1%	0.5%	-0.5%	-2.0%	-2.9%	-2.7%	-2.6%	-1.2%	-0.1%	1.1%	1.6%	1.9%	2.2%	4.0%	6.6%	9.9%	13.7%	17.8%	21.0%	21.0%	19.7%	18.2%	18.3%	18.2%	18.0%	Charleston, SC
Memphis, TN	3.0%	2.8%	3.2%	1.8%	0.8%	0.2%	1.2%	3.6%	5.5%	7.8%	7.9%	8.0%	7.8%	8.7%	9.1%	10.7%	12.3%	14.8%	16.8%	17.2%	18.5%	16.3%	15.9%	15.0%	15.2%	15.2%	15.5%	15.2%	Memphis, TN
Nashville, TN	3.6%	3.7%	4.3%	2.7%	1.0%	-1.0%	-1.7%	-2.1%	-2.6%	-3.0%	-3.3%	-2.7%	-2.8%	-2.7%	-2.7%	-0.7%	2.4%	6.3%	9.4%	12.5%	15.6%	17.4%	19.5%	19.9%	21.1%	21.5%	22.0%	21.5%	Nashville, TN
Austin, TX	3.5%	3.4%	3.3%	1.8%	-0.2%	-2.6%	-3.7%	-4.4%	-5.2%	-5.7%	-5.8%	-5.1%	-4.2%	-2.9%	-1.4%	1.4%	5.7%	10.4%	14.9%	18.8%	22.5%	24.9%	25.7%	25.2%	24.6%	23.9%	22.8%	21.5%	Austin, TX
Dallas, TX	2.1%	1.7%	1.5%	0.4%	-0.5%	-1.7%	-2.1%	-2.6%	-2.7%	-2.7%	-2.5%	-2.4%	-1.8%	-1.4%	-0.6%	1.0%	3.3%	6.2%	8.9%	11.9%	13.7%	15.2%	15.8%	16.4%	16.6%	17.0%	17.4%	17.3%	Dallas, TX
Fort Worth, TX	-0.2%	0.5%	0.3%	-0.9%	-1.3%	-2.5%	-2.4%	-2.3%	-1.5%	-0.6%	0.2%	0.8%	1.1%	0.8%	1.3%	2.6%	4.8%	7.2%	8.9%	10.5%	11.8%	13.2%	13.5%	14.2%	14.9%	16.4%	17.0%	16.6%	Fort Worth, TX
Houston, TX	1.2%	1.3%	0.9%	0.1%	-1.1%	-2.2%	-2.8%	-2.9%	-2.8%	-2.6%	-2.5%	-2.6%	-2.7%	-2.7%	-2.2%	-0.9%	1.3%	3.8%	6.2%	8.1%	9.6%	10.2%	10.4%	10.6%	10.8%	11.5%	11.4%	11.1%	Houston, TX
San Antonio, TX	1.1%	0.9%	0.6%	-0.5%	-1.4%	-1.8%	-1.6%	-1.5%	-1.2%	-1.5%	-0.9%	-0.6%	0.1%	0.6%	1.3%	3.0%	4.9%	6.9%	8.6%	11.2%	13.3%	15.0%	15.5%	15.4%	15.3%	15.3%	15.5%	15.3%	San Antonio, TX
Seattle, WA	6.0%	7.2%	6.3%	4.9%	2.0%	-1.2%	-4.4%	-7.3%	-10.1%	-13.4%	-16.4%	-18.9%	-19.6%	-19.3%	-17.6%	-14.8%	-10.1%	-6.1%	2.4%	8.5%	14.8%	19.0%	22.5%	22.9%	23.2%	21.1%	18.8%	16.1%	Seattle, WA
Spokane, WA	3.2%	3.0%	5.0%	5.8%	6.2%	5.7%	5.8%	6.0%	5.9%	6.2%	6.1%	9.2%	10.0%	11.7%	11.3%	15.1%	19.6%	27.8%	31.9%	35.5%	33.9%	32.7%	28.1%	23.6%	19.8%	17.8%	16.2%	13.6%	Spokane, WA
Total / Wtd. Avg.	2.0%	2.0%	2.0%	0.9%	-0.3%	-1.2%	-1.5%	-1.5%	-1.5%	-1.5%	-1.5%	-1.4%	-1.2%	-0.9%	-0.2%	1.6%	4.2%	7.0%	9.5%	12.0%	14.2%	15.4%	15.8%	15.8%	15.8%	15.6%	15.2%	14.5%	Total / Wtd. Avg.

Sequential Chg. In RoC - bps:

	2020												2021												2022					
	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr	May	Jun	July	Aug	Sep	Oct	Nov	Dec	Jan	Feb	Mar	Apr		
Birmingham, AL	-1bps	0bps	-112bps	-205bps	-82bps	-80bps	160bps	26bps	119bps	-14bps	109bps	1bps	-27bps	13bps	95bps	224bps	177bps	172bps	60bps	-27bps	-47bps	-79bps	-37bps	80bps	117bps	115bps	7bps	73bps	Birmingham, AL	
Phoenix, AZ	66bps	-5bps	-85bps	-235bps	-249bps	-214bps	36bps	90bps	109bps	150bps	54bps	-12bps	-12bps	76bps	149bps	354bps	368bps	499bps	378bps	371bps	265bps	105bps	-44bps	-41bps	-80bps	-103bps	-153bps	-204bps	Phoenix, AZ	
Anaheim, CA	98bps	10bps	62bps	-288bps	-57bps	-123bps	151bps	57bps	124bps	136bps	111bps	113bps	-105bps	-71bps	-108bps	183bps	243bps	330bps	265bps	294bps	145bps	73bps	27bps	-99bps	45bps	11bps	98bps	116bps	Anaheim, CA	
Los Angeles, CA	-29bps	-18bps	-92bps	-177bps	-188bps	-151bps	-128bps	-182bps	-144bps	-36bps	13bps	-14bps	4bps	29bps	125bps	232bps	290bps	277bps	331bps	480bps	376bps	207bps	42bps	56bps	84bps	7bps	33bps	-79bps	Los Angeles, CA	
Oakland, CA	-128bps	5bps	-256bps	1bps	-39bps	195bps	-306bps	-204bps	-249bps	-12bps	17bps	-108bps	-105bps	-194bps	161bps	-138bps	109bps	-69bps	409bps	353bps	365bps	101bps	100bps	80bps	126bps	198bps	113bps	187bps	Oakland, CA	
San Diego, CA	66bps	44bps	71bps	-143bps	-190bps	-218bps	13bps	60bps	158bps	149bps	65bps	38bps	0bps	37bps	23bps	169bps	304bps	384bps	260bps	219bps	184bps	51bps	85bps	-27bps	27bps	-44bps	47bps	59bps	San Diego, CA	
San Francisco, CA	37bps	31bps	34bps	-131bps	-181bps	-155bps	-347bps	-444bps	-354bps	-284bps	-179bps	-83bps	-17bps	64bps	235bps	241bps	418bps	354bps	638bps	757bps	833bps	343bps	120bps	92bps	128bps	-16bps	-256bps	-126bps	San Francisco, CA	
San Jose, CA	13bps	38bps	42bps	-163bps	-203bps	-327bps	-232bps	-216bps	-134bps	-78bps	-87bps	-25bps	1bps	-19bps	-25bps	132bps	250bps	366bps	402bps	457bps	454bps	174bps	157bps	15bps	98bps	82bps	93bps	80bps	San Jose, CA	
Denver, CO	44bps	51bps	28bps	-175bps	-208bps	-211bps	-89bps	-14bps	18bps	45bps	-5bps	-18bps	-20bps	11bps	62bps	235bps	356bps	454bps	373bps	300bps	254bps	93bps	56bps	-7bps	-33bps	-68bps	-100bps	-67bps	Denver, CO	
Fort Lauderdale, FL	44bps	51bps	28bps	-175bps	-208bps	-211bps	-89bps	-14bps	18bps	45bps	-5bps	-18bps	-20bps	11bps	62bps	235bps	356bps	454bps	373bps	300bps	254bps	93bps	56bps	-7bps	-33bps	-68bps	-100bps	-67bps	Fort Lauderdale, FL	
Jacksonville, FL	116bps	69bps	90bps	-28bps	-57bps	-160bps	-56bps	-55bps	10bps	70bps	0bps	-27bps	10bps	41bps	86bps	166bps	322bps	343bps	371bps	302bps	266bps	227bps	93bps	145bps	12bps	168bps	-9bps	-45bps	Jacksonville, FL	
Miami, FL	19bps	55bps	8bps	-56bps	-110bps	-90bps	27bps	125bps	99bps	46bps	38bps	92bps	55bps	-3bps	51bps	252bps	383bps	408bps	406bps	328bps	320bps	152bps	6tps	-93bps	-81bps	-102bps	-156bps	-253bps	Miami, FL	
Miami, FL	28bps	48bps	0bps	28bps	90bps	-56bps	-90bps	-7bps	-56bps	-104bps	-35bps	48bps	194bps	98bps	159bps	152bps	310bps	370bps	417bps	423bps	382bps	365bps	201bps	26bps	-82bps	13bps	6bps	-13bps	Miami, FL	
Orlando, FL	8bps	-26bps	-59bps	-205bps	-242bps	-269bps	-21bps	24bps	99bps	36bps	29bps	-25bps	73bps	115bps	172bps	296bps	479bps	592bps	480bps	442bps	345bps	259bps	145bps	113bps	-21bps	-63bps	-96bps	14bps	Orlando, FL	
Tampa, FL	67bps	24bps	-35bps	-105bps	-182bps	-113bps	17bps	64bps	88bps	81bps	90bps	40bps	47bps	79bps	184bps	346bps	492bps	507bps	544bps	544bps	369bps	103bps	-122bps	-150bps	-108bps	-31bps	-117bps	-207bps	Tampa, FL	
Atlanta, GA	-38bps	15bps	-37bps	-38bps	-84bps	-37bps	-29bps	5bps	0bps	58bps	103bps	53bps	61bps	23bps	91bps	186bps	358bps	303bps	313bps	251bps	257bps	112bps	33bps	-7bps	-60bps	-61bps	-82bps	-101bps	Atlanta, GA	
Baltimore, MD	26bps	148bps	27bps	-166bps	-212bps	-67bps	9bps	23bps	-28bps	7bps	70ps	52bps	52bps	-68bps	141bps	252bps	404bps	356bps	292ps	420bps	206bps	161bps	35bps	-93bps	-12bps	-51bps	-60bps	-23bps	Baltimore, MD	
Cambridge, MA	-103bps	-83bps	-83bps	-407bps	-471bps	-228bps	-277bps	-277bps	-277bps	-366bps	-277bps	-366bps	-418bps	-312bps	312bps	418bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	518bps	Cambridge, MA	
Kansas City, MO	-65bps	-13bps	-34bps	-318bps	-453bps	-467bps	-285bps	-117bps	-209bps	-355bps	-215bps	-120bps	-184bps	86bps	174bps	362bps	494bps	676bps	632bps	551bps	633bps	418bps	244bps	-21bps	-290bps	-142bps	-306bps	-105bps	Kansas City, MO	
New Jersey City, NJ	10bps	165bps	124bps	52bps	-105bps	-103bps	50bps	41bps	2bps	-81bps	1bps	-31bps	-41bps	-31bps	61bps	141bps	150bps	120bps	6bps	-20bps	124bps	159bps	172bps	45bps	75bps	-104bps	-105bps	-63bps	New Jersey City, NJ	
New York City, NY	27bps	-3bps	67bps	-204bps	-256bps	-277bps	-199bps	-146bps	-235bps	-241bps	-179bps	-59bps	96bps	111bps	104bps	153bps	236bps	354bps	416bps	473bps	518bps	446bps	428bps	235bps	20bps	-176bps	-32bps	84bps	New York City, NY	
Charlotte, NC	-2bps	-4bps	-9bps	-221bps	-333bps	-389bps	-434bps	-403bps	-399bps	-201bps	-94bps	80bps	89bps	76bps	62bps	276bps	532bps	779bps	939bps	905bps	881bps	539bps	246bps	60bps	-27bps	128bps	-78bps	-126bps	Charlotte, NC	
Raleigh, NC	42bps	43bps	77bps	-188bps	-203bps	-149bps	10bps	9bps	-26bps	7bps	66bps	92bps	10bps	34bps	92bps	346bps	363bps	314bps	173ps	322bps	359bps	222bps	-29bps	-86bps	-20bps	-15bps	-53bps	-103bps	Raleigh, NC	
San Antonio, TX	18bps	8bps	7bps	-47bps	-107bps	-131bps	-77bps	26bps	68bps	130bps	36bps	91bps	10bps	80ps	51bps	94bps	322bps	392bps	419bps	388bps	327ps	120bps	67bps	-130bps	7bps	77bps	0bps	-72bps	San Antonio, TX	
Memphis, TN	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	-141bps	Memphis, TN	
Nashville, TN	57bps	-11bps	32bps	-137bps	-102bps	-56bps	98bps	241bps	224bps	192bps	11bps	13bps	-16bps	89bps	36bps	159bps	163bps	250bps	203bps	38bps	153bps	123bps	-218bps	-33bps	-91bps	13bps	-1tps	32bps	-24bps	Nashville, TN
Austin, TX	19bps	16bps	60bps	-159bps	-173bps	-203bps	-65bps	-40bps	-58bps	-34bps	-28bps	56bps	-8bps	10bps	-6bps	208bps	302bps	391bps	310bps	310bps	315ps	179bps	211ps	38bps	98bps	37bps	52bps	52bps	Austin, TX	
Dallas, TX	-8bps	-16bps	-9bps	-149bps	-200bps	-241bps	-110bps	-64bps	-81bps	-48bps	-18bps	79bps	82bps	129bps	151bps	286bps	422bps	478bps	444bps	394bps	372bps	238bps	75bps	-50bps	-57bps	-73bps	-107bps	-127bps	Dallas, TX	
Fort Worth, TX	0bps	-38bps	-28bps	10bps	-82bps	-126bps	-44bps	-45bps	-10bps	-1bps	17bps	9bps	93bps	45bps	72bps	163bps	228ps	295bps	265ps	297bps	190bps	144bps	58bps	62bps	20bps	46bps	-33bps	-17bps	Fort Worth, TX	
Houston, TX	-45bps	63bps	-18bps	-162bps	-147bps	-113bps	10bps	86bps	87bps	87bps	80bps	63bps	27bps	-27bps	44bps	134bps	224bps	234bps	167bps	164ps	129bps	144bps	29bps	65bps	73bps	153bps	56bps	-40bps	Houston, TX	
San Antonio, TX	83bps	9bps	-37bps	-82bps	-17bps	-99bps	-71bps	-9bps	8bps	77bps	8bps	-9bps	-9bps	8bps	11bps	55bps	126bps	218bps	250bps	242bps	195bps	141ps	67bps	13bps	21bps	70bps	-10bps	-38bps	San Antonio, TX	
Seattle, WA	-50bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	-20bps	Seattle, WA
Spokane, WA	64bps	115bps	85bps	-141ps	-293bps	-321bps	318bps	-284bps	-285bps	-324bps	310bps	-240bps	77bps	32tps	170ps	276bps	475ps	596bps	656bps	607bps	634bps	420bps	348ps	34ps	30bps	205bps	-234bps	-270bps	Spokane, WA	
	-17bps	-25bps	203bps	77bps	42bps	-51bps	7bps	21tps	44bps	-24bps	-3bps	304bps	86bps	162bps	40bps	383bps	454bps	813bps	471bps	355bps	-157bps	-121bps	-458bps	-454bps	-381bps	-197bps	-165bps	-258bps		
Total / Wtd. Avg.	9bps	1bps	-2bps	-104bps	-123bps	-96bps	-25bps	-1bps	-3bps	3bps	-2bps	1bps	24bps	24bps	71bps	180bps	260bps	285bps	252bps	248bps	220bps	119bps	43bps	-6bps	-3bps	-12bps	-39bps	-69bps	Total / Wtd. Avg.	