

COMMUNITY AREA 40 - WASHINGTON PARK

Housing Data

			<u>Total</u>		
Mortgageable Single Family Properties (estimated 2007)*			900		
*Includes single-family structures (1-4 units) and condos (owner occupied units in buildings with 5+ units)					
	<u>Number</u>	<u>Percent</u>	<u>Race/Ethnicity</u>	<u>Share of Householders</u>	<u>Home - Ownership Rate</u>
Owner-Occupied Units	480	7.8%	African American	97.9%	9.8%
Renter Occupied Units	4,262	69.3%	Asian	0.4%	0.0%
Vacant Units	1,411	22.9%	White	0.6%	60.7%
Total Units	6,153	100%	Other	1.1%	13.2%
			Hispanic*	0.8%	19.4%
Median Family Income		\$16,954	Total	NA	10.1%

Conventional Single-Family Mortgage Lending

	<u>Total Loans</u>	<u>Dollars Loaned (\$Thousands)</u>	<u>Higher Cost Loans</u>	
			High Rate	Very High Rate
Bank, Thrift, and Direct Operating Subsidiaries	239	\$47,595	89	7
Non-Bank Mortgage Companies	48	\$10,219	21	1
Total Single Family Lending	287	\$57,814	110	8

Conventional Single-Family Lending By Race/Ethnicity

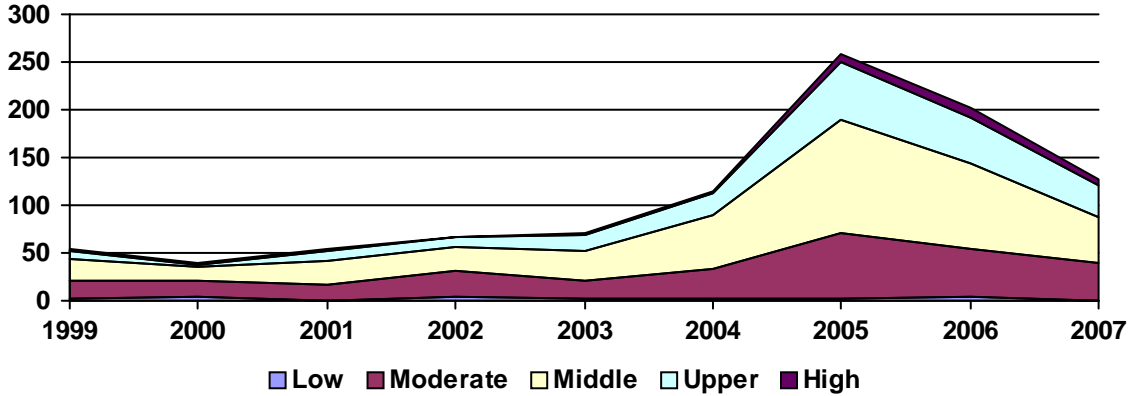
<u>Race/Ethnicity</u>	<u>Applications</u>	<u>Denials</u>	<u>Denial Rate</u>	<u>Total Originations</u>	<u>Origination Rate</u>	<u>Higher Cost Loans</u>	<u>Higher Cost Share</u>
Asian	19	7	36.8%	10	52.6%	3	30.0%
African American	591	266	45.0%	195	33.0%	77	39.5%
Latino	34	14	41.2%	13	38.2%	8	61.5%
White	133	51	38.3%	39	29.3%	17	43.6%
Other	1	1	100.0%	0	0.0%	0	NA
Not Reported	93	26	28.0%	30	32.3%	13	43.3%
Total	871	365	41.9%	287	33.0%	118	41.1%

Six-Year Trends

	<u>2002</u>	<u>2003</u>	<u>2004</u>	<u>2005</u>	<u>2006</u>	<u>2007</u>	<u>Change 2002 to 2007</u>
Conv. Home Purchase	70	94	157	347	378	174	148.6%
FHA/VA Home Purchase	7	2	3	1	2	1	-85.7%
Refinance	69	111	115	164	122	107	55.1%
Home Improvement	12	6	14	12	17	8	-33.3%
Multifamily	31	37	27	34	35	27	-12.9%
Total Lending	189	250	316	558	554	317	67.7%
Foreclosures	48	44	39	54	64	93	93.8%

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Owner Occupied Home Purchase Lending Trends by Borrower Income Level



Top Lenders

<u>Lender</u>	<u>Total Loans</u>	<u>Home Purchase</u>		<u>Total Refinance</u>	<u>Total Home Imp.</u>	<u>Conv. Higher Cost Share</u>	<u>Total Multifamily</u>
		<u>First Lien</u>	<u>Junior Lien</u>				
COUNTRYWIDE HOME LOANS	28	15	3	9	1	64.3%	0
CHASE MANHATTAN BANK USA, NA	18	11	1	6	0	94.4%	0
CITIMORTGAGE, INC	17	9	0	7	1	23.5%	0
COUNTRYWIDE BANK, FSB	17	8	2	7	0	23.5%	0
JPMORGAN CHASE BANK	16	11	0	5	0	31.3%	0
SHOREBANK	14	2	0	3	0	0.0%	9
BANK OF AMERICA, N.A.	14	6	5	3	0	14.3%	0
WELLS FARGO BANK, NA	13	6	1	6	0	23.1%	0
HARRIS N.A.	9	8	0	1	0	0.0%	0
LASALLE BANK NA	8	5	0	1	1	0.0%	1
WASHINGTON MUTUAL BANK	8	2	0	4	0	16.7%	2
HSBC MORTGAGE CORP	6	3	0	3	0	33.3%	0
NATIONAL CITY BANK	6	6	0	0	0	16.7%	0
EQUIFIRST CORPORATION	6	0	0	5	1	100.0%	0
FIFTH THIRD MORTGAGE COMPANY	6	5	0	1	0	16.7%	0
FIRST NLC FINANCIAL SERVICES,	5	0	0	5	0	0.0%	0
LEHMAN BROTHERS BANK, FSB	5	5	0	0	0	100.0%	0
GUARANTEED RATE INC	5	5	0	0	0	0.0%	0
INDYMAC BANK, F.S.B.	5	4	0	1	0	80.0%	0
HOMECOMINGS FINANCIAL LLC	4	1	0	3	0	75.0%	0
AM MTG NETWORK DBA VERTI	4	2	1	1	0	75.0%	0
FREEDOM MORTGAGE CORP.	3	2	0	1	0	66.7%	0
FLAGSTAR BANK	3	2	0	1	0	0.0%	0
GREENPOINT MORTGAGE FUNDING	3	3	0	0	0	100.0%	0
MID AMERICA BANK	3	0	0	0	0	#Num!	3
MORTGAGEIT	3	3	0	0	0	33.3%	0
E-LOAN INC	3	1	0	2	0	33.3%	0
GMAC BANK	3	1	0	2	0	33.3%	0
CITIBANK, N.A.	3	0	1	1	1	33.3%	0
AMERIMARK BANK	3	2	0	1	0	0.0%	0