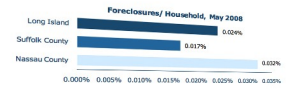
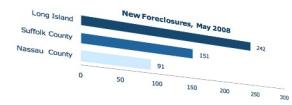
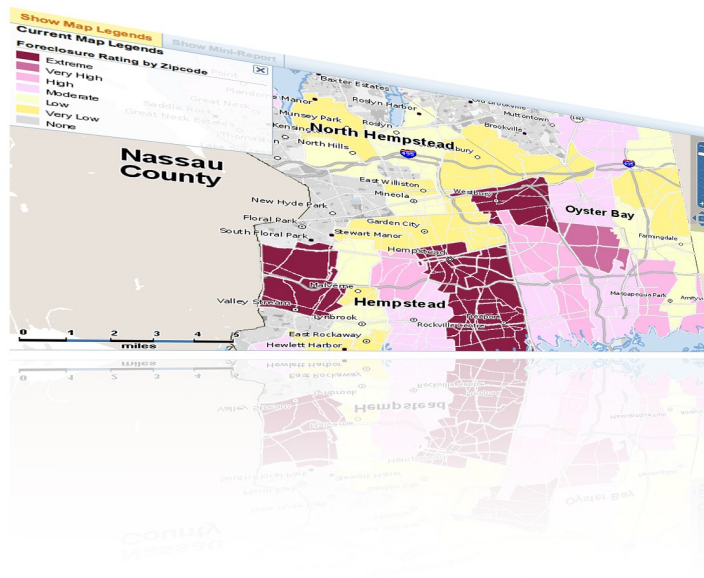


Long Island Foreclosure Report, Q1 2009



PropertyShark.com provides real estate professionals and investors with comprehensive property information, including owner name and phone number, building details, comparable sales, foreclosure listings, zoning, violations, maps, mailing lists, and photos. PropertyShark.com offers the transparency essential to evaluate real estate and make informed decisions. For a free basic account, visit www.PropertyShark.com.

In this quarterly report, PropertyShark.com provides charts, tables, and metrics about residential foreclosures in Long Island, New York (Nassau and Suffolk County). The time period includes numbers from the past two years, with emphasis on Q1 2009.

For the purposes of this report, a **"foreclosure"** is defined as a **property scheduled for auction for the first time during the period stated**. The report focuses on new foreclosures, so properties that have had previous auctions postponed, canceled, or delayed are not included.

Key Takeaways

- **New Foreclosures in Long Island reach two-year high in Q1 2009** - Long Island foreclosures (943) were up 77% compared to Q1 2008 (533), and up 31% over Q4 2008 (721).
- **Nassau County new foreclosures increase 208% during Q1 2009** - Compared to Q1 2008 (203), new foreclosures in Nassau County (626) went up 208%. Since Q4 2008 (443), new foreclosures have gone up 41%.
 - **High foreclosure rate in Nassau Villages** - Westbury had a rate of one in every 113 homes scheduled for auction, Hempstead (village) had one in every 237 homes scheduled, and Freeport had one in every 250 homes scheduled for auction.
- **New foreclosures in Suffolk County increased 14% from Q4 2008** - There were 317 new foreclosure auctions scheduled in Suffolk County during Q1 2009. This was down 4% compared to Q1 2008 (330), and up 14% from Q4 2008 (278).
 - **High foreclosure rates in Wyandanch, Mastic, and Patchogue** - Wyandanch had a rate of one in every 281 homes scheduled for auction, Mastic had one in every 495 homes scheduled, and Patchogue had one in every 512 homes scheduled for auction in Q1 2009.

Note: All data is aggregated from government records and legal notices, and is supplied as-is for informational purposes. It should not be used for purposes of making investment decisions. In this report, a "foreclosure" is defined as a property for which the first foreclosure auction is scheduled during the period stated. The focus is on new foreclosures rather than properties that have had auctions canceled, delayed, or postponed. Lien amounts are not always known. PropertyShark.com is not liable for any losses or damages arising from or in any way related to this report, including, without limitation, any errors therein.

Long Island (Nassau County and Suffolk County)

Comparison to Q4 2008

New foreclosures in Long Island (943) increased 31% from Q4 2008, reaching a two-year high in Q1 2009. Nassau County was up 41% and new foreclosures in Suffolk County went up 14%.

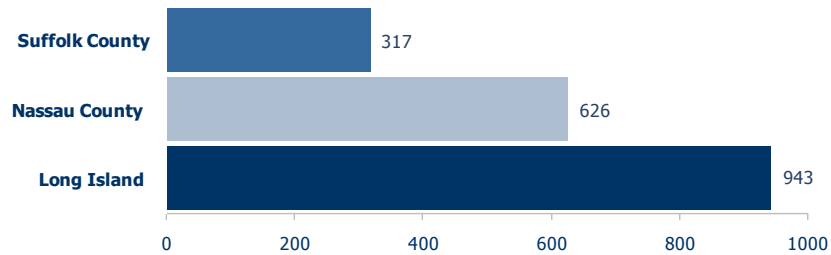
Comparison to Q1 2008

Compared to Q1 2008, Nassau County foreclosures went up 208% in Q1 2009 while Suffolk County went down 4%. Overall new foreclosures in Long Island were up 77% compared to Q1 2008.

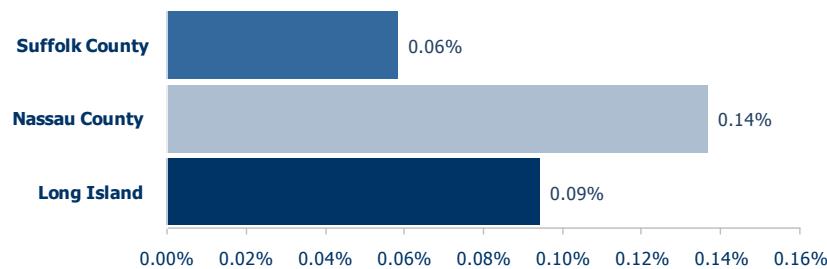
Foreclosures/Household

The rate of foreclosures per household in Long Island was 0.09% in Q1 2009, with one in every 1,061 homes scheduled for auction in the quarter. Nassau County had the highest foreclosure rate with one in every 732 homes scheduled for auction, while Suffolk County had one in every 1,712 homes scheduled for auction.

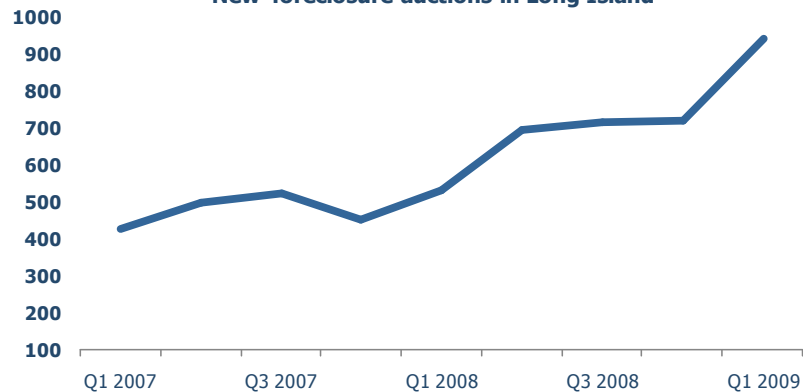
New Residential Foreclosures, Q1 2009



Foreclosures/Household, Q1 2009



New foreclosure auctions in Long Island



	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	Q1 2009	% Change Q1 2008
Suffolk County	199	149	180	199	330	302	224	278	317	-4%
Nassau County	227	347	341	252	203	393	493	443	626	208%
Long Island	426	496	521	451	533	695	717	721	943	77%

Nassau County

	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	Q1 2009	% Change Q1 2008
Nassau County	227	347	341	252	203	393	493	443	626	208%

Nassau County Overview

Nassau County reached a two-year high with 626 new foreclosures in Q1 2009. This was a 208% increase over Q1 2008 and was up 41% from Q4 2008.

700

New foreclosures in Nassau County

600

500

400

300

200

100

0

Q1 2007

Q3 2007

Q1 2008

Q3 2008

Q1 2009

Town/City Overview

The Town of Hempstead (466) accounted for 74% of new foreclosures in Nassau County in Q1 2009.

Building Type	New Foreclosures	Average Lien	Total Lien
Single Family	543	\$437,620	\$228,875,537
Two Family	61	\$439,394	\$26,363,666
Others	22	\$316,878	\$6,971,308
Total	626	\$434,843	\$262,210,511

**Lien when Known*

Foreclosures/Household

In Q1 2009, the Town of Hempstead had the highest rate of foreclosures per household, with one in every 530 homes scheduled for auction. Comparatively, the Town of Oyster Bay had one in every 1,155 homes scheduled for auction, and the Town of North Hempstead had one in every 1,324.

Town /City	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	Q1 2009
Town of Hempstead	172	244	269	183	160	292	376	319	466
Town of Oyster Bay	28	45	39	32	18	52	55	57	86
Town of North Hempstead	18	42	24	33	21	34	46	50	58
Long Beach	6	9	7	0	1	11	7	10	6
Glen Cove	3	6	2	4	2	4	9	7	10
Total	227	346	340	252	202	392	493	443	626

Albertson, 11507
Town of North Hempstead,



Address: 149 Crescent Dr
Loan Amount \$ 786,328

Top 10 zip codes in Nassau County Eight of the ten zip codes with the most new foreclosures were in Hempstead.

Zip Code	Town/City	Village	New Foreclosures	Average Lien	Total Lien
11550	Hempstead	Hempstead	64	\$355,246	\$22,380,499
11520	Freeport	Hempstead	54	\$371,346	\$18,195,959
11590	Westbury	North Hempstead	41	\$412,937	\$16,517,500
11003	Elmont	Hempstead	39	\$417,511	\$16,282,936
11575	Roosevelt	Hempstead	34	\$331,969	\$10,623,039
11580	Valley Stream	Hempstead	32	\$425,236	\$13,182,332
11510	Baldwin	Hempstead	28	\$403,489	\$11,297,710
11553	Uniondale	Hempstead	28	\$354,480	\$9,570,985
11756	Levittown	Hempstead	22	\$431,956	\$9,503,038
11758	Massapequa	Oyster Bay	20	\$455,977	\$8,663,579

**Lien when Known*

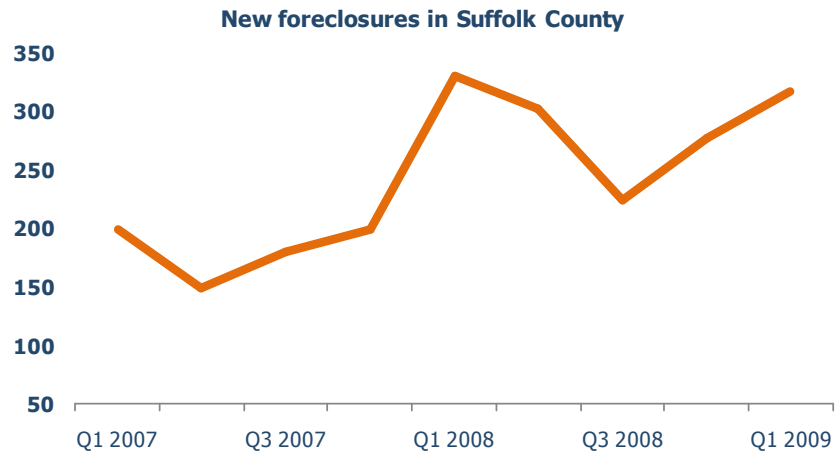
The Village of Hempstead tops the list with a rate of one in every 237 homes scheduled for auction, followed by Freeport with one in every 250 homes scheduled for auction, and Westbury with one in every 113 homes scheduled for auction.

Suffolk County

	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	Q1 2009	% Change Q1 2008
Suffolk County	199	149	180	199	330	302	224	278	317	-4%

Suffolk County Overview

There were 317 new foreclosure auctions scheduled in Suffolk County during Q1 2009. This was down 4% compared to Q1 2008 (330), and up 14% from Q4 2008 (278).



Town/City Overview In Q1 2009, Brookhaven (130) had the highest number of foreclosures among towns in Suffolk County, followed by Islip (81) and Babylon (52).

Town /City	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	Q1 2009
Brookhaven	108	87	89	114	155	153	113	111	130
Islip	33	30	33	43	75	56	49	44	81
Babylon	26	16	21	14	43	30	35	68	52
Huntington	17	5	19	10	24	32	13	19	20
Southampton	4	2	6	2	12	13	3	14	11
Smithtown	8	5	7	8	10	11	7	7	10
Riverhead	2	1	3	1	5	5	4	7	5

Top 10 zip codes in Suffolk County In Q1 2009, Brookhaven and Islip dominated the list of zip codes with the most new foreclosures in Suffolk County. Wyandanch, Mastic, and Patchogue had very high foreclosure rates. Wyandanch had a rate of one in every 281 homes scheduled for auction. The rate was one in every 495 homes in Mastic, and one in every 512 homes in Patchogue.

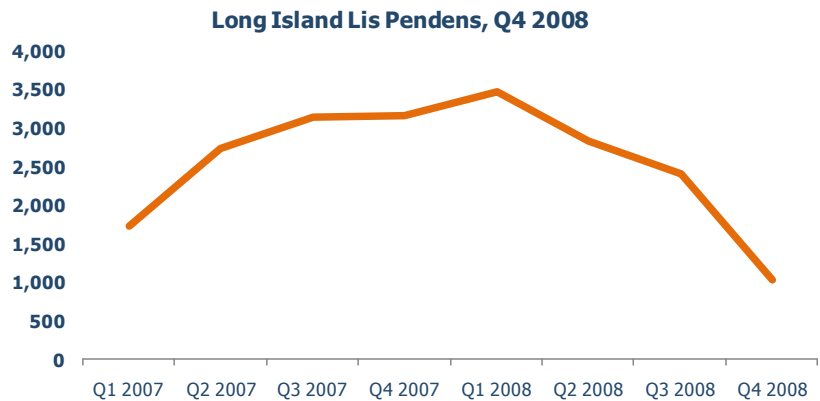
Zip Code	Town/City	Village	New Foreclosures	Average Lien	Total Lien
11967	Brookhaven	Shirley	13	\$303,970	\$2,127,793
11772	Brookhaven	Coram	13	\$341,280	\$2,730,244
11706	Islip	Bay Shore	12	\$363,311	\$3,996,427
11717	Islip	Brentwood	11	\$336,239	\$3,698,637
11722	Islip	Central Islip	11	\$285,475	\$3,140,234
11727	Brookhaven	Patchogue	11	\$266,971	\$2,936,687
11746	Huntington	Huntington Station	10	\$575,366	\$4,602,930
11950	Brookhaven	Mastic	9	\$265,712	\$2,391,416
11798	Babylon	Wyandanch	9	\$277,932	\$2,501,391
11720	Brookhaven	Centereach	8	\$372,603	\$2,980,827

**Lien when Known*

New Lis Pendens in Long Island

Note: The Lis Pendens data is reported one quarter behind due to the fact that it's updated later than the rest of the data used on this report.

New Lis Pendens in Long Island for Q4 2008 During Q4 2008, Long Island Lis Pendens (1,035) went down 57% from Q3 2008 (2,416). Compared to Q4 2007 (3,158), Long Island Lis Pendens decreased 67%.



	Q1 2007	Q2 2007	Q3 2007	Q4 2007	Q1 2008	Q2 2008	Q3 2008	Q4 2008	% Change Q4 2007
Nassau County	1,003	1,090	1,269	1,186	1,456	1,354	1,186	458	-61.38%
Suffolk County	734	1,642	1,884	1,972	2,019	1,485	1,230	577	-70.74%
Long Island	1,737	2,732	3,153	3,158	3,475	2,839	2,416	1,035	-67.23%