

ECONOMIC INDICATORS – February 2010

Market Rates and Bond Yields

	Feb10	Aug09	Feb09	Aug08	Feb08	Feb07
Reserve Bank Discount Rate	0.59	0.50	0.50	2.25	3.50	6.25
Prime Rate (monthly average)	3.25	3.25	3.25	5.00	6.00	8.25
Federal Funds Rate	0.13	0.16	0.22	2.00	2.98	5.26
3-Month Treasury Bills	0.11	0.17	0.30	1.72	2.12	5.03
6-Month Treasury Bills	0.18	0.26	0.45	1.92	2.04	4.96
3-Month Certificates of Deposit	0.19	0.30	1.16	2.79	3.06	5.31
LIBOR-3 month rate	0.40	0.69	1.65	3.00	3.12	5.35
U.S. 5-Year Bond	2.36	2.57	1.87	3.14	2.78	4.71
U.S. 10-Year Bond	3.69	3.59	2.87	3.89	3.74	4.72
U.S. 30-Year Bond*	4.62*	4.37*	3.59*	4.50*	4.52*	4.82*
Municipal Tax Exempts (Aaa) [†]	3.91	4.17	4.56	4.44	4.44	3.93
Municipal Tax Exempts (A) [†]	4.71	5.12	5.46	4.96	4.63	4.24
Corporate Bonds (Aaa) [†]	5.35	5.26	5.27	5.64	5.53	5.39
Corporate Bonds (A) [†]	5.84	5.78	6.47	6.46	6.26	5.88
Corporate Bonds (Baa) [†]	6.34	6.58	8.08	7.15	6.82	6.28

Stock Dividend Yields

Common Stocks—500	2.00	2.12	3.07	2.23	2.10	1.82
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Other Benchmarks

Industrial Production Index [¶]	101.0**	98.1**	99.3**	109.2**	112.0**	110.8**
Unemployment (%) [¶]	9.7	9.7	8.1	6.1	4.8	4.5
Monetary Aggregates, daily avg. [¶]						
M1, \$-Billions	1,710.2 ^{††}	1,648.3 ^{††}	1,562.1 ^{††}	1,400.0 ^{††}	1,367.5	1,359.4
M2, \$-Billions	8,518.4 ^{††}	8,413.4 ^{††}	8,340.7 ^{††}	7,790.6 ^{††}	7,601.6	7,112.0
Member Bank Borrowed Reserves						
\$-Billions [^]	n/a [^]	n/a [^]	n/a [^]	n/a [^]	0.157	0.030
Consumer Price Index						
All Urban Consumers	216.7	215.8	212.2	219.1	211.7	203.5

	4Q09	3Q09	4Q08	3Q08	4Q07	3Q07	4Q06
Per Capita Personal							
Disposable Income	35,815	35,522	35,304	35,551	34,893	34,540	33,680
Annual Rate in Current \$s							
Savings as % of DPI(††)	4.1	3.9	3.8	2.2	1.5	1.6	2.5

* As of April 2006, the Fed went back to reporting 30-yr rates; the historical data is 20+ year rates. A factor for adjusting the daily nominal 20-year constant maturity in order to estimate a 30-year nominal rate can be found at www.treas.gov/offices/domestic-finance/debt-management/interest-rate/ltcompositeindex.html.

** On November 7, 2005, the Federal Reserve Board advanced to 2002 the base year for the indexes of industrial production, capacity, and electric power use. This follows the December 5, 2002, change to a 1997 baseline, from the previous 1992 baseline. Historical data has also been updated.

[^] The Fed stopped releasing this figure in March 2008.

Conventional Home Mortgage Terms

	Feb10	Aug09	Feb09	Aug08	Feb08	Feb07
New House Loans—U.S. Averages						
Interest rate (%)	5.08	5.32	5.09	6.33	5.96	6.31
Term (years)	28.2	28.4	28.9	29.1	29.2	29.5
Loan ratio (%)	74.0	73.5	74.2	75.2	78.1	76.3
Price (thou. \$)	314.9	330.1	340.1	358.1	373.1	361.9
Used House Loans—U.S. Averages						
Interest rate (%)	5.13	5.33	5.12	6.53	5.94	6.46
Term (years)	27.4	28.0	28.0	28.3	27.8	29.4
Loan ratio (%)	74.9	74.8	74.4	76.6	76.0	78.3
Price (thou. \$)	288.3	308.3	290.3	296.7	298.1	291.0

Conventional Home Mortgage Rates by Metropolitan Area

	4Q09	4Q08	4Q07	4Q06
Atlanta	5.04	6.14	6.42	6.50
Boston-Lawrence-NH-ME-CT [#]	4.78	5.78	6.27	6.32
Chicago-Gary-IN-WI [#]	5.11	5.97	6.44	6.62
Cleveland-Akron [#]	5.05	6.17	6.57	6.67
Dallas-Fort Worth [#]	5.06	6.07	6.40	6.51
Denver-Boulder-Greely [#]	5.12	5.85	6.39	6.51
Detroit-Ann Arbor-Flint [#]	4.98	6.34	6.53	6.56
Houston-Galveston-Brazoria [#]	5.03	5.91	6.40	6.61
Indianapolis	5.32	6.34	6.65	6.80
Kansas City, MO-KS	4.94	5.74	6.12	6.14
Los Angeles-Riverside [#]	5.10	6.06	6.43	6.51
Miami-Fort Lauderdale [#]	5.19	6.17	6.59	6.84
Milwaukee-Racine [#]	5.09	6.09	6.38	6.48
Minneapolis-St. Paul-WI	5.09	5.98	6.36	6.43
New York-Long Island-N. NJ-CT [#]	5.06	6.00	6.44	6.52
Philadelphia-Wilmington-NJ [#]	5.14	6.06	6.41	6.63
Phoenix-Mesa	5.18	6.30	6.45	6.61
Pittsburgh	5.14	6.07	6.16	6.14
Portland-Salem [#]	5.03	5.83	6.35	6.44
St. Louis-IL	5.13	6.15	6.62	6.54
San Diego	5.08	6.03	6.43	6.26
San Francisco-Oakland-San Jose [#]	5.03	6.09	6.46	6.52
Seattle-Tacoma-Bremerton	5.00	5.88	6.36	6.56
Tampa-St. Petersburg-Clearwater	5.13	6.08	6.49	6.62
Washington, DC-Baltimore-VA [#]	5.07	6.02	6.49	6.54

* As of the first quarter 2003, the Federal Housing Finance Board no longer reported on the markets of Greensboro, Honolulu and Louisville.

† Seasonally adjusted

† Source: *Moody's Bond Record*

†† Revised figures used

Consolidated Metropolitan Statistical area