

**Alabama Housing Affordability Index
4th Quarter 2007**

Metro Area	Median	Median	Median	Median	Median	L/V 80%	Monthly Payment at following Int. Rate	Annual Payment	Required Income	AHA Index	AHA Index	%
	Income	Sales Price	Sales Price	Sales Price	Sales Price					4th Quarter	3rd Quarter	
	2007	1Q-07	2Q-07	3Q-07	4Q-07					2007	2007	
Calhoun County (Anniston)	\$ 47,100	\$ 120,533	\$ 124,233	\$ 125,467	\$ 120,717	\$ 96,573	\$ 605	\$ 7,262	\$ 29,046	162.2	151.0	7.40%
Lee County (Auburn, Opelika)	54,400	176,667	173,975	179,281	169,117	135,293	848	10,173	40,692	133.7	122.0	9.55%
Baldwin	52,000	204,696	218,167	219,400	207,213	165,771	1,039	12,465	49,858	104.3	95.3	9.41%
Birmingham	55,500	156,733	163,092	164,500	157,000	125,600	787	9,444	37,776	146.9	135.7	8.27%
Dothan	48,600	136,783	138,917	136,333	126,692	101,353	635	7,621	30,484	159.4	143.4	11.20%
Muscle Shoals (Florence)	47,000	95,533	104,667	114,167	117,417	93,933	589	7,063	28,252	166.4	165.6	0.47%
Gadsden	43,300	93,539	95,083	106,967	103,500	82,800	519	6,226	24,903	173.9	162.8	6.80%
Huntsville	63,800	138,600	147,300	156,933	152,000	121,600	762	9,143	36,573	174.4	163.5	6.69%
Mobile	46,100	130,550	141,583	135,300	139,165	111,332	698	8,371	33,485	137.7	137.0	0.46%
Montgomery	52,900	131,833	146,758	144,467	143,500	114,800	719	8,632	34,528	153.2	147.3	4.03%
Tuscaloosa	46,900	147,167	151,533	155,573	148,950	119,160	747	8,960	35,839	130.9	121.2	7.93%
County Area												
Cullman County	\$ 46,000	\$ 112,520	\$ 105,181	\$ 106,283	\$ 119,767	\$ 95,813	\$ 600	\$ 7,204	\$ 28,817	159.6	174.1	-8.30%
Marshall County	45,200	103,200	108,776	105,900	99,300	79,440	498	5,973	23,893	189.2	171.7	10.20%
Monroe County	40,100	104,150	86,933	95,633	79,583	63,667	399	4,787	19,149	209.4	168.6	24.17%
Talladega County	41,700	NA	71,950	105,000	95,500	76,400	479	5,745	22,979	181.5	159.7	13.61%
Lake Martin (Tallapoosa)	43,600	217,833	190,667	178,000	142,333	113,867	713	8,562	34,247	127.3	98.5	29.23%
Walker County	42,700	88,967	131,733	107,950	92,667	74,133	465	5,574	22,297	191.5	159.1	20.38%
Statewide Average	\$ 48,700	\$ 134,957	\$ 135,326	\$ 137,480	\$ 130,260	\$ 104,208	\$ 653	\$ 7,836	\$ 31,342	155.4	142.5	9.06%
US Average	\$ 59,000	\$ 212,633	\$ 223,467	\$ 220,800	\$ 206,200	\$ 164,960	\$ 1,034	\$ 12,404	\$ 49,614	118.9	107.5	10.65%

Sources: The Alabama Center for Real Estate, in the Culverhouse College of Commerce and Business Administration, at The University of Alabama and The Alabama Association of REALTORS. National data supplied by the Federal Housing Finance Board, and the Research Division of the National Association of REALTORS.

FY2007 HUD Median Family Income (MFI) estimates reflect, for the first time, results from the fully implemented American Community Survey (ACS), which was conducted in 2005. This was issued in March, 2007 and first used in the AHA Index 3rd Quarter Calculation. For more details and the location of the HUD FAQ website, please see tab ACS.

The new Estimated Median Family Income by Metropolitan Areas and Nonmetropolitan Counties in Alabama, 2007 is obtained from the CBER website: http://cber.cba.ua.edu/edata/emp_inc.html
the file name is: HUD Median Family Income 2007.xls