HOPENOW

Support & Guidance For Homeowners

# HOPE NOW State Housing Report

## Report Summary

HOPE NOW collects industry data from mortgage servicing members on a monthly basis. The data collected represents about 70% of the national mortgage market. HOPE NOW extrapolates this data for the entire industry using the Mortgage Bankers Association National Delinquency Survey, in order to create an accurate representation of the US housing market and identify trends within the industry.

Below you will find a state specific breakdown of the local housing market.

## HOPE NOW: Data on Loan Workouts

**Georgia:** In the fourth quarter of 2016, 1,459 proprietary (non-HAMP) permanent modifications occurred in Georgia. This increased the amount of modifications provided to homeowners in Georgia to a total of 234,018 since mid-2007. The average loan count of Georgia in 2016-Q4 was 825,495 and 4.48% of those loans were delinquent (MBA Methodology).

| | Q1-2016 | Q2-2016 | Q3-2016 | Q4-2016 | Oct-16 | Nov-16 | Dec-16 |
|---|---|---|---|---|---|---|---|
| Total Loan Count | 847,711 | 829,381 | 823,736 | 825,495 | 827,545 | 825,198 | 823,742 |
| 60+ Day Delinquency[1] | 41,755 | 37,755 | 37,194 | 36,951 | 36,912 | 36,505 | 37,435 |
| Delinquency Rate | 4.93% | 4.55% | 4.52% | 4.48% | 4.46% | 4.42% | 4.54% |
| Delinquency Index[2] | 85 | 81 | 85 | 85 | 100 | 103 | 101 |
| Foreclosure Starts | 4,464 | 4,124 | 4,177 | 3,874 | 1,187 | 1,348 | 1,339 |
| Foreclosure Sales | 2,067 | 2,085 | 1,696 | 1,445 | 333 | 464 | 648 |
| Proprietary Modification[3] | 1,708 | 1,755 | 1,623 | 1,459 | 453 | 489 | 517 |
| Short Sales | 308 | 355 | 289 | 243 | 72 | 75 | 96 |
| Deed-in-Lieu | 123 | 100 | 104 | 79 | 31 | 25 | 23 |

[1]Total Number of 60+ Loans (MBA Methodology) – Total number of (all) loans that are 60 days past due at month end based on MBA Methodology excluding loans that are currently in Pre-Sale foreclosure.

[2] The columns below show the state delinquency rate relative to the national delinquency rate; a value greater than 100 means that the state's delinquency rate is above the national average.

[3] Number of (delinquent and current) Non-HAMP modified, renegotiated or restructured loans, regardless of performance to date under the plan during the month. Anything that alters the terms of the contract between the borrower and the lender that assists the borrower to maintain the home and that the loan is retained.