

U.S. Foreclosure Filings Surge 55 Percent in July

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WASHINGTON — The number of homeowners stung by the dramatic decline in the U.S. housing market jumped last month as foreclosure filings grew by more than 50 percent compared with the same month a year ago, according to data released Thursday.



Nationwide, more than 272,000 homes received at least one foreclosure-related notice in July, up 55 percent from the same month last year and up 8 percent from June, RealtyTrac Inc. said. That means one in every 464 U.S. households received a foreclosure filing last month.

Irvine, Calif.-based RealtyTrac monitors default notices, auction sale notices and bank repossessions. More than 77,000 properties were repossessed by lenders nationwide in July, the company said. Nevada, California, Florida, Arizona, Ohio, Georgia and Michigan had the highest foreclosure rates. Foreclosure filings increased from a year earlier in all but eight states. In the RealtyTrac report, the Cape Coral-Fort Myers area in Florida was the metro area with the highest rate of foreclosure, followed by three California cities: Merced, Stockton, and Modesto. Las Vegas ranked fifth.

The combination of weak housing sales, falling home values, tighter mortgage lending criteria and a slowing U.S. economy has left financially strapped homeowners with few options to avoid foreclosure. Many can't find buyers or owe more than their home is worth and can't refinance into an affordable loan.

RealtyTrac noted that it had more than 750,000 foreclosed homes in its database of properties for sale, equal to about 17 percent of the 4.5 million U.S. homes that were up for sale in June.

It remains to be seen how much the government's intervention will stem the housing crisis. President Bush last month signed sweeping housing legislation that aims to prevent foreclosures by allowing homeowners to swap their mortgages for more affordable loans, but only if their lender agrees to take a loss on the initial loan. Even with government help, nearly 2.8 million U.S. households will either face foreclosure, turn over their homes to their lender or sell the properties for less than their mortgage's value by the end of next year, predicts Moody's Economy.com.

1. In appropriate paragraph form, thoroughly explain the apparent reactive position being assumed by the U.S. government to prevent foreclosure. In accordance with the passage above, what mitigating factors have attributed to the substantial increase in home foreclosure rates nationwide? Explain.
(GPS – Grades 6 – 8: MRC a, d)
2. Approximately how many homeowners received an official foreclosure-related notice in July 2007? Identify the numerical difference of foreclosure-related notices received in July 2007 vs. the same month one year prior. How many U.S. households exist nationwide? Explain your reasoning using words, numbers, and/or pictures.
(GPS - Grade 6: M6P1 – M6P5; MRC; M6N1 a, d - g)
3. Compare and order all of the numerical figures and their opposite addressed in the passage above on a number line. Identify and define what is meant by the absolute value of each number. Explain the benefits derived from organizing data in this specific format. Explain. **(GPS Grade 7: M7P1 – M7P5; MRC; M7N1a – d)**
4. At a constant rate of growth, design an equation in slope intercept form ($y=mx + b$), graph, and table outlining the number of homeowners who have received at least one foreclosure-related through July 2009. Does this information represent a linear relationship? What inferences (i.e. positive or negative correlation, etc.) can be made regarding the relationship between the number of homeowners in receipt of a foreclosure-related notice in July 2007 vs. the same month one year and the data illustrated through July 2009? Explain.
(GPS Grade 8: M8P1 – M8P5; M8A1a, e; M8A3e, f, g, h, I; M8A4c, f, g; M8D4a)
5. Upon completion of this assignment, how far have we progressed through the 2008-09 series of *The Daughtry Times*®? Express your answer interchangeably as a fraction, decimal, percentage, and circle graph.
(GPS – Grade 6: M6N1f, g; M6D1c; Grade 7: M7D1f)
6. Using contextual clues only, define the following italicized words: *repossession*, *default*, *intervention*, *foreclosure*, and *mortgage* obtained from the passage above. Additionally, use each word in a complete sentence to demonstrate further comprehension. **(GPS – Grades 6 –8: MRC a, c, d)**

Georgia Performance Standards (GPS) adapted from georgiastandards.org. Standards specifically addressed in this edition are strategically aligned with the curriculum map and annotated adjacent to the respective grade level inquiry.

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