

# The Voice of Real Estate™ in Abilene

## Newsletter for January 2023



### Dates to Remember

January 2nd Association office Closed

January 3rd 9:00 am Commercial Committee

January 3rd Program Luncheon

January 5th, 6th

New member orientation

January 10 WCR Luncheon

January 12 8:30 am Budget Committee

January 16 8:30 am Executive Committee

January 17 Business Luncheon

January 19 8:30 am Board of Directors

January 19th Housing Opportunities

GRI January 30

GRI January 31



### 2023 OFFICERS

- Judith Puryear, President
- Gary Bone, President-Elect
- CJ Chaney Membership Vice President
- Maegan Brest, Program Vice President
- Staci Boren, Recording Secretary

### 2023 DIRECTORS

- Vikki Head, Place 1  
(2022-2024)
- CJ Chaney, Place 2  
(2022-2024)
- Tonya Harbin, Place 3  
(2022-2024)
- Lydia Bundy, Place 4  
(2023-2025)
- Clay McCullar, Place 5  
(2023-2025)
- Chase Elmore, Place 6  
(2023-2025)
- Gary Bone, Place 7  
(2021-2023)
- Shawna Abernathy, Place 8  
(2021-2023)
- Becky Spivey, Place 9  
(2021-2023)
- Jay Sloan, Immediate Past President  
(2022)
- Roberta Borlovan, WCR President  
(2023)
- Tammy Kister, MLS Chairman  
(2023-2024)
- Pam Redman TAR Director
- Julie Hagin NTREIS President 2023 Liaison
- Kay Spiva FPC Jodey Arrington Liaison

## MEMBERSHIP CHANGES FOR JANUARY 2023

January 9, 2023

OVERALL  
NUMBER OF  
MEMBERS AS OF  
JANUARY 2023

Brokers: 141

REALTORS®: 582

TOTAL R® MEMBERS: 721

AFFILIATES: 95

THANK  
YOU  
AND  
WELCOME  
TO  
AAOR!

### NEW REALTORS®

Brandon Lehr	Real Broker
Felicia Bob	Real Broker
Kris Kunkel	KW Synergy
Shane Burgin	Ekdahl – Nelson Realty

### INACTIVE REALTORS®

Kim Powell KW Synergy  
Robbyn Reid Legacy Group  
Robert Blake Reid Legacy Group  
Bethany Whiteacre EXP Realty LLC  
Terry Nix EXP Realty LLC (Secondary)  
Anahi Lopez KW Synergy  
Taryn Blake McElreath KW Synergy  
Christine Mattax The Real Broker  
Kristin Scott KW Synergy  
Wendy Klohn EXP Realty LLC  
Tamara Walker EXP Realty LLC  
JW Jones Ekdahl-Nelson Realty  
Elise Bruntmeyer Coldwell Banker Apex  
Cynthia Defore Tommy Simons Realty  
Patrick Keely EXP Realty LLC (Secondary)  
Blake Dozier Dozier Realty  
Jay Lackey Key City Realty

### INACTIVE BROKERS

Glen Barnes Barnes Realty  
Lee Feverbacher Circle F Realty  
Mickey Lackey Key City Realty

### NEW AFFILIATES

Peak Roofing and Exteriors	Tevin Senne
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### New Brokers

Donna Williams	Big Country Realty (Secondary)
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**New Member Orientation:**

**January 6th & 7th**

**8:30am-1pm**



# Birthdays of the Month

## JANUARY BIRTHDAYS

Angela Zuyus 1-1	Janet Batiste 1-1	Shelby Thomas 1-2
Taylor Thompson 1-3	Shana Hinyad 1-4	Karie Zonker 1-5
Kevin Williams 1-5	Brian Aycock 1-7	Christina Rosas 1-8
Ann Carr 1-8	Austin Pretiger 1-8	Rhonda Smith 1-8
Brittinie Channell 1-10	Alex Whitten 1-11	Roxi Lee 1-11
Gregg Valentine 1-12	Kayce Neal 1-14	Jason Kent 1-16
Brittany Binder 1-17	Brannon Barnes 1-17	Scott Ferrell 1-18
Kristen Kyker 1-18	Erik Johnson 1-18	Matt Muzechenko 1-19
Valarie Kennedy 1-19	Darrell Meissner 1-20	Dawn Shafer 1-21
Miranda Simon 1-22	Philip Ridley 1-23	Brittany Manske 1-24
Derek Peterson 1-24	Stacy Garces 1-24	Phillip Hay 1-24
Kayla Goodman 1-25	Claudia Ingle 1-27	Matthew Stovall 1-28
Charlie Thyne 1-29	Shelly Brooks 1-29	Amy Dugger 1-29
Joshua Holder 1-29	Erica Pangburn 1-29	Jennifer Levrets 1-29
Eden Davis 1-30	Kaitlyn Harbin 1-31	

January **BIRTHDAY DRAWING**

Winner is: Miranda Simon

Come by the office to get your gift

## Ride with the Brand

Mark your calendars for an exciting REALTOR® Day at the Texas Capitol on March 22, 2023. Arrive by 9:30 a.m. on Wednesday, March 22 as we kick off our Texas REALTOR® Day rally and Ride with the Brand with NAR President Kenny Parcell on the South side of the Capitol.

Between 10 a.m. and 4 p.m., legislative meetings will be scheduled within the Capitol to discuss issues affecting Texas real estate. Soon we will release the Texas REALTOR Day at the Capitol Website which will include all the details about lead contacts, your elected officials, office maps, talking points(updated closer to the event), and protocols for scheduling appointments.

A barbecue lunch will be offered on the street-level of the Texas REALTORS® building at 1115 San Jacinto Blvd.—just East of the Texas Capitol. Members will have the opportunity to view the Riding with the Brand NAR bus, and a chance to win the custom REALTOR®-branded 2022 Harley Davidson FLTRX by donating to the REALTORS® Relief Foundation. Plan to meet all the Texas REALTORS® staff and check out our building by joining the Open House festivities on the 2nd floor.

This year, due to the supplemental funding from NAR's Ride with the Brand Grant, each association may be reimbursed up to \$1,000 for travel expenses and/or lunch tickets. Please plan your arrival and departures so that you won't miss out on all the great activities we have planned for you. Keep an eye out for updates as we finalize details.





# Abilene Housing Report

## December 2022

### Price Distribution

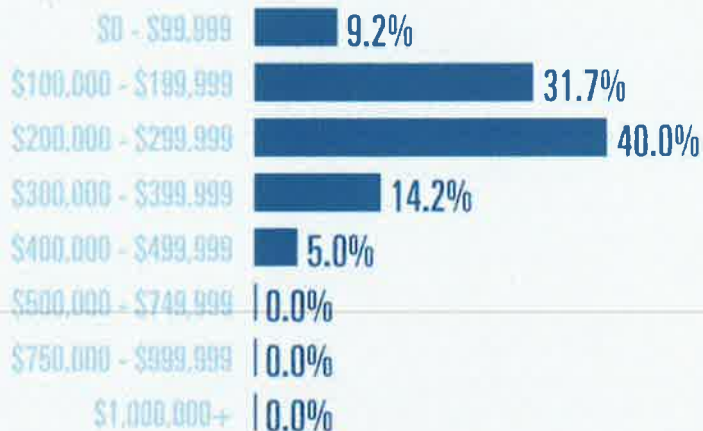


Median price

\$221,750

↑ **2.2%**

Compared to December 2021



Active listings

↑ **82.4%**

341 in December 2022



Closed sales

↓ **31.1%**

122 in December 2022



Days on market

Days on market 46

Days to close 42

**Total 88**

22 days more than December 2021



Months of inventory

**2.1**

Compared to 1.0 in December 2021

#### About the data used in this report

Data used in this report come from the Texas REALTOR® Data Relevance Project, a partnership among the Texas Association of REALTORS® and local REALTOR® associations throughout the state. Analysis is provided through a research agreement with the Real Estate Center at Texas A&M University.

# Taylor County Housing Report

## December 2022



### Median price

**\$228,700**

**↑ 1.7%**

Compared to December 2021

### Price Distribution



### Active listings

**↑ 84.4%**

437 in December 2022



### Closed sales

**↓ 35.8%**

142 in December 2022



### Days on market

Days on market 51

Days to close 39

**Total 90**

21 days more than December 2021



### Months of inventory

**2.3**

Compared to 1.1 in December 2021

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# Callahan County Housing Report

## December 2022

### Price Distribution

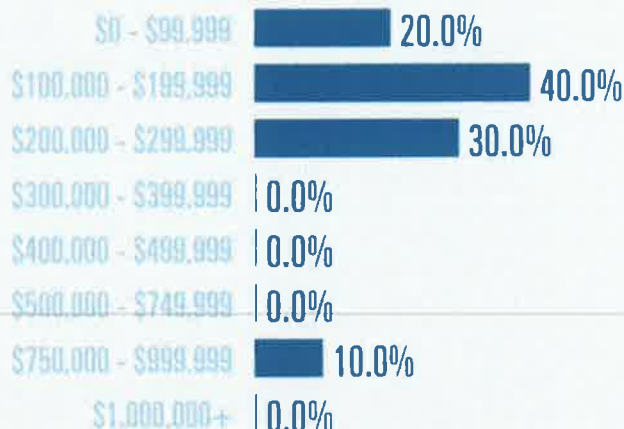


Median price

\$157,000

↓ 12%

Compared to December 2021



Active listings

↑ 156.3%

41 in December 2022



Closed sales

↓ 37.5%

10 in December 2022



Days on market

Days on market 33

Days to close 49

Total 82

17 days less than December 2021



Months of inventory

3.3

Compared to 1.3 in December 2021

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# Jones County Housing Report

## December 2022



Median price

\$140,000

↑ **48.9%**

Compared to December 2021

### Price Distribution



Active listings

↑ **112%**

53 in December 2022



Closed sales

Flat **0%**

10 in December 2022



Days on market

Days on market 32

Days to close 42

Total 74

25 days less than December 2021



Months of inventory

**4.2**

Compared to 2.2 in December 2021

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# Shackelford County Housing Report

## December 2022



### Median price

Flat **0%**

Compared to December 2021

### Price Distribution

\$0 - \$99,999	0.0%
\$100,000 - \$199,999	0.0%
\$200,000 - \$299,999	0.0%
\$300,000 - \$399,999	0.0%
\$400,000 - \$499,999	0.0%
\$500,000 - \$749,999	0.0%
\$750,000 - \$999,999	0.0%
\$1,000,000+	0.0%



### Active listings

↑ **250%**

7 in December 2022



### Closed sales

Flat **0%**

0 in December 2022



### Days on market

Days on market 0

Days to close 0

Total 0

Unchanged from December 2021



### Months of inventory

**4.7**

Compared to 1.6 in December 2021

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# Abilene Housing Report

## 2022



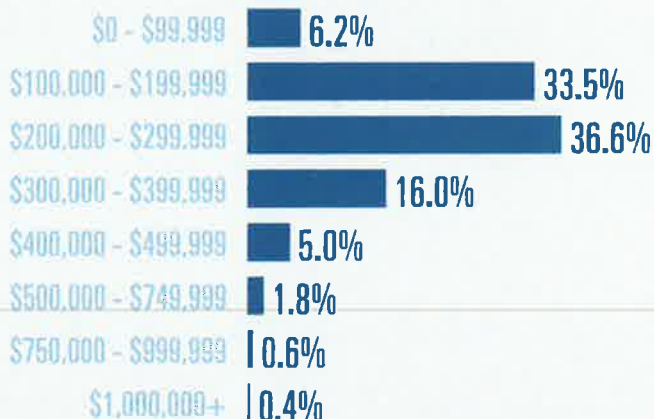
### Median price

**\$229,900**

**↑ 11.6%**

Compared to 2021

### Price Distribution



### Active listings

**↑ 34.1%**

299 in 2022



### Closed sales

**↓ 11.6%**

1,928 in 2022



### Days on market

Days on market 28

Days to close 37

**Total 65**

1 day less than 2021



### Months of inventory

**2.1**

Compared to 1.0 in 2021

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# Taylor County Housing Report

## 2022



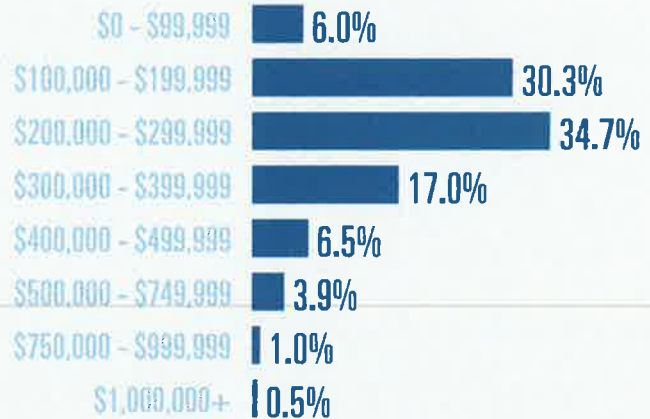
Median price

\$243,000

↑ **12.3%**

Compared to 2021

### Price Distribution



Active listings

↑ **41.6%**

381 in 2022



Closed sales

↓ **10%**

2,240 in 2022



Days on market

Days on market 31

Days to close 38

Total 69

Unchanged from 2021



Months of inventory

**2.3**

Compared to 1.1 in 2021

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# Jones County Housing Report

## 2022

### Price Distribution



Median price

\$169,500

↑ **13%**

Compared to 2021



Active listings

↑ **42.9%**

40 in 2022



Closed sales

↑ **11%**

152 in 2022



Days on market

Days on market 40

Days to close 45

Total 85

2 days less than 2021



Months of inventory

**4.2**

Compared to 2.2 in 2021

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# Callahan County Housing Report

## 2022



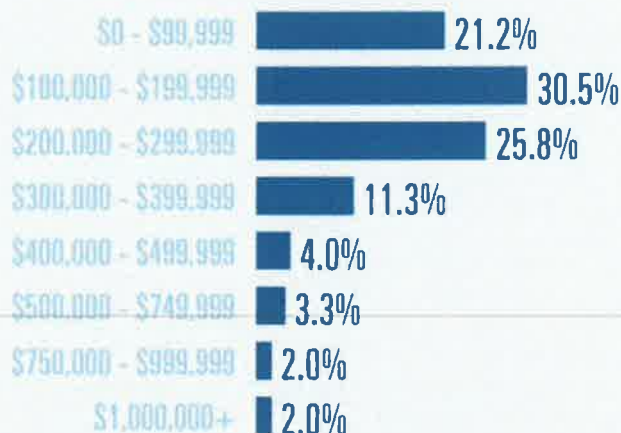
### Median price

\$189,000

↑ **13.5%**

Compared to 2021

### Price Distribution



### Active listings

↑ **65%**

33 in 2022



### Closed sales

↑ **4.9%**

151 in 2022



### Days on market

Days on market 33

Days to close 38

Total 71

15 days less than 2021



### Months of inventory

**3.3**

Compared to 1.3 in 2021

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# Shackelford County Housing Report

## 2022



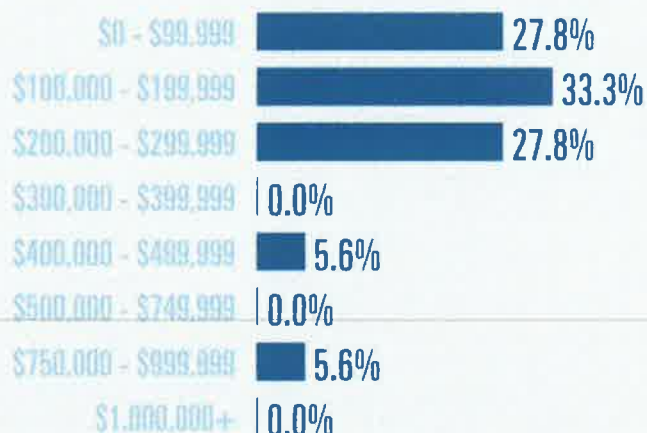
### Median price

**\$165,750**

**↓ 5.3%**

Compared to 2021

### Price Distribution



### Active listings

**↑ 50%**

6 in 2022



### Closed sales

**↑ 20%**

18 in 2022



### Days on market

Days on market 32

Days to close 47

**Total 79**

59 days less than 2021



### Months of inventory

**4.7**

Compared to 1.6 in 2021

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