

TABLE 33

EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS **(Three Month Moving Averages)**

The questions were: "What about the outlook for prices over the next 5 to 10 years? Do you think prices will be higher, about the same, or lower, 5 to 10 years from now?" and "By about what percent per year do you expect prices to go (up/down) on the average, during the next 5 to 10 years?"

Date of Survey		PERCENT TO GO UP BY										Total	PERCENTILES						Cases
		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA		Median	25th	75th	Rng	Mean	Variance	
March	1981	5	11	3	7	14	14	22	16	7	2	100	8.0	4.7	11.7	7.0	9.3	78	810
September	1981	4	8	4	7	14	18	23	19	2	1	100	8.1	4.9	12.5	7.6	10.0	93	813
March	1982	6	8	4	8	16	20	22	14	2	0	100	7.0	4.5	10.2	5.7	8.7	86	853
September	1982	5	4	5	11	19	19	19	17	2	0	100	6.9	4.4	10.9	6.6	9.0	89	858
March	1983	7	5	8	12	21	15	18	11	1	2	100	5.5	3.3	9.8	6.6	7.1	73	831
September	1983	3	2	8	17	22	14	18	13	3	0	100	5.3	3.4	9.9	6.5	8.0	74	797
March	1984	2	3	9	18	21	16	17	9	2	1	100	5.2	3.3	9.5	6.3	7.3	64	808
September	1984	3	3	9	21	20	18	15	10	2	0	100	5.2	3.2	9.2	6.0	7.1	46	799
March	1985	3	2	14	19	20	12	16	12	2	0	100	5.0	2.8	9.4	6.6	7.1	61	739
September	1985	2	2	18	19	21	11	12	12	1	2	100	4.9	2.7	8.6	6.0	7.2	79	687
June	1990	2	1	20	24	26	9	7	6	4	1	100	4.3	2.6	5.8	3.2	5.4	37	483
July	1990	1	1	17	23	27	10	8	7	5	1	100	4.7	2.8	6.2	3.5	5.8	39	506
August	1990	2	1	16	23	24	12	10	6	4	1	100	4.7	2.8	6.7	4.0	6.0	40	530
September	1990	3	1	18	22	23	12	11	5	4	1	100	4.7	2.6	6.6	4.0	5.8	46	537
October	1990	4	2	17	23	23	11	11	6	3	1	100	4.6	2.6	6.6	4.1	6.0	59	508
November	1990	4	2	18	23	22	12	10	7	2	0	100	4.6	2.5	6.7	4.1	5.9	60	479
December	1990	4	3	16	25	20	12	9	8	2	0	100	4.5	2.6	6.8	4.2	6.0	59	473
January	1991	3	3	18	24	18	12	10	8	3	1	100	4.5	2.5	7.0	4.4	5.9	50	506
February	1991	2	3	16	24	20	10	11	8	4	1	100	4.6	2.7	7.0	4.4	6.1	54	539
March	1991	2	2	15	24	20	12	11	9	4	1	100	4.7	2.8	7.2	4.4	6.6	63	546
April	1991	2	2	15	23	21	13	11	8	4	1	100	4.8	2.8	7.2	4.3	6.5	64	512
May	1991	2	1	17	21	21	14	14	7	2	0	100	4.8	2.8	7.5	4.7	6.5	57	484
June	1991	2	2	19	21	22	12	14	6	2	0	100	4.7	2.6	7.5	4.9	6.1	47	485
July	1991	1	1	21	21	23	11	14	7	1	0	100	4.8	2.6	7.6	5.0	6.4	61	497
August	1991	2	2	21	21	24	10	11	7	1	0	100	4.7	2.5	6.9	4.4	6.1	56	532
September	1991	2	2	20	24	26	9	9	7	1	1	100	4.4	2.5	6.2	3.7	5.8	61	510
October	1991	3	2	20	25	25	10	7	6	1	1	100	4.2	2.4	5.6	3.1	5.4	49	525
November	1991	3	2	23	25	22	8	7	7	2	1	100	4.0	2.3	5.8	3.5	5.5	51	509
December	1991	4	2	23	23	24	8	8	6	3	0	100	4.1	2.2	5.8	3.6	5.0	35	530
January	1992	4	1	22	24	22	7	9	6	3	0	100	4.1	2.3	6.2	3.9	5.2	41	526
February	1992	5	1	19	27	24	8	8	5	3	0	100	4.1	2.4	5.7	3.3	4.9	38	525
March	1992	4	2	18	28	21	8	10	6	3	0	100	4.1	2.5	6.1	3.6	5.3	44	511
April	1992	4	2	19	25	22	9	11	4	4	0	100	4.2	2.5	6.0	3.5	5.1	35	517
May	1992	2	3	21	23	23	8	11	5	5	0	100	4.4	2.4	6.0	3.6	5.4	40	525
June	1992	1	2	23	22	22	8	10	6	5	0	100	4.3	2.3	6.0	3.6	5.6	48	534
July	1992	2	2	23	22	22	8	10	6	3	1	100	4.2	2.2	6.0	3.7	5.5	48	510
August	1992	3	2	21	23	22	10	10	6	3	1	100	4.3	2.3	6.1	3.8	5.4	43	505
September	1992	3	2	19	23	22	10	10	7	3	1	100	4.5	2.4	6.4	3.9	5.6	42	500
October	1992	3	2	19	24	22	9	10	7	3	0	100	4.4	2.5	6.2	3.6	5.6	43	507
November	1992	4	2	20	24	20	9	11	8	2	0	100	4.3	2.4	6.5	4.2	5.9	60	499
December	1992	4	2	21	24	20	8	11	6	2	0	100	4.1	2.3	6.0	3.7	5.7	63	491
January	1993	4	2	21	25	21	9	9	7	2	0	100	4.0	2.3	5.9	3.7	5.8	72	476

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(Three Month Moving Averages)

		PERCENT TO GO UP BY											PERCENTILES							
Date of Survey		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA	Total	Median	25th	75th	Rng	Mean	Variance	Cases	
February	1993	4	2	19	28	20	10	8	7	2	1	100	3.8	2.4	5.7	3.4	5.8	70	466	
March	1993	4	3	18	29	21	9	7	7	2	1	100	3.7	2.4	5.6	3.3	5.5	59	480	
April	1993	4	3	17	29	21	8	7	6	4	1	100	4.0	2.4	5.7	3.2	5.3	48	485	
May	1993	4	2	20	27	21	6	9	7	4	0	100	3.9	2.3	5.9	3.6	5.4	51	489	
June	1993	4	1	22	23	21	7	9	8	5	0	100	4.3	2.2	6.4	4.1	5.8	61	477	
July	1993	4	1	23	24	19	8	8	8	4	1	100	3.9	2.1	6.3	4.2	5.8	65	460	
August	1993	4	2	23	24	21	8	7	7	3	1	100	3.8	2.1	5.8	3.7	5.2	45	454	
September	1993	4	2	25	27	19	8	8	5	3	1	100	3.4	2.0	5.3	3.3	4.6	28	447	
October	1993	3	2	24	27	19	8	9	5	3	1	100	3.6	2.2	5.4	3.2	4.7	24	464	
November	1993	3	1	24	28	19	8	9	4	4	0	100	3.6	2.2	5.3	3.1	4.8	33	466	
December	1993	2	1	22	27	22	8	8	5	3	0	100	3.9	2.3	5.4	3.0	5.3	47	470	
January	1994	3	1	23	27	22	7	6	8	3	0	100	3.7	2.3	5.4	3.1	5.7	63	467	
February	1994	3	1	22	28	21	9	5	9	3	0	100	3.8	2.4	5.4	3.0	5.7	59	476	
March	1994	3	1	24	27	21	7	4	8	4	1	100	3.4	2.3	5.3	3.0	5.4	56	453	
April	1994	3	1	27	28	19	7	7	5	3	1	100	3.3	2.1	5.3	3.2	5.0	46	451	
May	1994	3	1	29	28	18	6	8	4	3	0	100	3.2	2.0	5.3	3.3	5.0	52	441	
June	1994	3	2	27	28	17	6	9	5	3	1	100	3.3	2.0	5.5	3.6	5.2	53	463	
July	1994	3	2	26	26	20	5	8	5	4	1	100	3.3	2.0	5.5	3.5	5.0	46	481	
August	1994	2	2	24	23	20	6	11	6	5	1	100	3.8	2.1	6.1	4.0	5.3	36	496	
September	1994	2	2	26	24	18	7	11	6	4	1	100	3.8	2.1	6.0	3.9	5.3	43	496	
October	1994	1	2	25	24	22	6	9	5	3	1	100	3.8	2.2	6.0	3.8	5.1	37	483	
November	1994	2	3	27	26	22	6	5	4	4	1	100	3.4	1.9	5.2	3.3	4.4	32	475	
December	1994	2	3	28	25	24	5	6	3	4	0	100	3.4	1.9	5.2	3.3	4.4	31	476	
January	1995	2	2	28	26	19	6	8	3	5	0	100	3.3	1.9	5.1	3.3	4.5	33	491	
February	1995	2	1	28	25	19	7	10	4	4	0	100	3.4	2.0	5.3	3.3	5.0	45	484	
March	1995	2	1	26	28	19	7	8	5	4	0	100	3.4	2.1	5.3	3.2	5.0	41	488	
April	1995	3	2	28	25	20	6	8	5	4	0	100	3.5	2.0	5.2	3.2	5.0	45	478	
May	1995	2	2	28	26	21	6	7	4	4	0	100	3.5	2.0	5.1	3.2	4.7	37	488	
June	1995	1	2	29	28	20	5	7	3	5	0	100	3.3	2.0	5.0	3.1	4.3	24	482	
July	1995	1	3	26	31	18	4	9	3	5	0	100	3.3	2.0	5.1	3.0	4.4	22	490	
August	1995	2	3	25	32	17	4	8	5	4	0	100	3.2	2.1	5.1	3.0	4.7	29	478	
September	1995	3	2	25	31	18	4	7	5	4	0	100	3.3	2.0	5.1	3.0	4.8	38	478	
October	1995	2	1	26	32	20	4	5	4	6	0	100	3.2	2.0	5.0	3.0	4.4	31	459	
November	1995	1	1	29	30	19	5	4	3	6	0	100	3.1	2.0	5.0	3.0	4.1	21	464	
December	1995	1	1	31	30	20	5	4	2	5	0	100	3.1	1.9	4.9	3.0	3.8	10	454	
January	1996	1	1	31	30	17	6	6	3	4	1	100	3.1	1.9	5.0	3.0	4.1	17	481	
February	1996	2	2	27	31	19	4	8	2	4	1	100	3.3	2.0	5.1	3.0	4.1	18	462	
March	1996	3	2	25	31	18	5	7	3	4	1	100	3.3	2.1	5.2	3.1	4.5	29	481	
April	1996	3	2	26	31	19	3	6	4	5	0	100	3.2	2.0	5.0	3.0	4.4	35	434	
May	1996	3	1	30	30	19	4	5	5	5	0	100	3.1	1.9	4.9	3.0	4.8	53	443	
June	1996	3	0	31	28	17	5	5	6	5	0	100	3.1	1.8	4.9	3.1	4.6	43	422	
July	1996	2	1	30	30	17	5	6	6	3	0	100	3.2	1.9	5.1	3.2	4.7	36	455	
August	1996	2	1	27	32	18	6	5	5	3	0	100	3.2	2.1	5.2	3.1	4.4	24	456	
September	1996	2	1	26	32	21	6	6	4	3	0	100	3.3	2.2	5.3	3.1	4.7	32	467	
October	1996	3	0	27	31	19	7	5	4	4	0	100	3.2	2.1	5.1	3.0	4.7	46	421	
November	1996	3	1	28	30	18	5	6	3	5	0	100	3.2	1.9	4.9	3.0	4.4	37	418	
December	1996	3	1	31	29	17	4	5	3	7	0	100	3.0	1.8	4.8	3.1	4.2	38	407	
January	1997	1	1	30	30	18	4	7	2	6	0	100	3.1	1.9	5.0	3.1	4.2	23	453	
February	1997	1	0	31	31	17	5	6	4	6	0	100	3.1	2.0	5.1	3.0	4.5	26	473	
March	1997	1	0	29	32	18	6	6	3	4	0	100	3.2	2.0	5.1	3.0	4.2	16	476	

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		PERCENT TO GO UP BY										PERCENTILES							
Date of Survey		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA	Total	Median	25th	75th	Rng	Mean	Variance	Cases
April	1997	2	0	30	29	18	6	5	3	6	0	100	3.1	1.8	5.0	3.2	4.1	19	448
May	1997	3	1	32	28	17	7	5	2	6	0	100	3.0	1.6	5.0	3.4	3.9	19	433
June	1997	2	1	33	28	15	6	7	2	5	0	100	3.0	1.7	5.1	3.4	3.9	20	415
July	1997	3	2	33	28	18	6	5	2	3	0	100	3.0	1.7	5.0	3.3	3.6	15	428
August	1997	2	2	33	28	19	5	6	1	4	0	100	3.0	1.7	4.9	3.2	3.6	13	410
September	1997	2	2	29	29	20	5	5	1	6	0	100	3.1	1.9	4.9	3.0	3.6	10	421
October	1997	2	1	27	33	17	5	6	1	7	1	100	3.1	2.0	4.8	2.8	3.6	10	407
November	1997	2	1	27	31	17	6	5	2	7	1	100	3.2	2.1	4.8	2.8	3.7	12	421
December	1997	3	2	30	26	17	6	6	3	6	1	100	3.1	1.8	4.9	3.1	3.8	16	395
January	1998	3	4	28	23	18	8	6	3	6	1	100	3.2	1.8	5.2	3.4	4.1	17	390
February	1998	4	5	29	27	15	6	6	2	6	1	100	3.0	1.7	4.8	3.1	3.6	13	353
March	1998	4	4	30	32	13	4	4	2	7	0	100	2.9	1.7	4.5	2.9	3.4	10	386
April	1998	4	3	34	30	11	3	4	1	9	0	100	2.8	1.5	4.4	2.9	3.2	8	395
May	1998	3	2	32	26	14	4	5	2	12	0	100	2.9	1.6	4.7	3.2	3.5	9	415
June	1998	3	2	32	23	16	3	6	1	13	0	100	2.9	1.5	4.8	3.3	3.4	8	404
July	1998	2	3	34	23	15	5	5	1	13	0	100	2.8	1.5	4.7	3.2	3.4	7	402
August	1998	3	4	35	23	13	5	4	0	12	0	100	2.6	1.4	4.4	3.1	3.1	7	390
September	1998	2	4	34	26	13	5	4	0	11	1	100	2.7	1.5	4.4	2.9	3.2	7	413
October	1998	2	3	30	31	12	4	5	0	11	1	100	2.9	1.7	4.3	2.6	3.3	7	410
November	1998	2	3	29	33	12	5	5	0	10	1	100	2.9	1.8	4.2	2.5	3.3	6	417
December	1998	3	3	30	33	12	5	5	0	9	0	100	2.8	1.6	4.2	2.6	3.2	7	416
January	1999	4	3	30	29	14	5	5	1	11	0	100	2.9	1.6	4.5	2.9	3.3	8	423
February	1999	2	2	32	27	16	4	5	0	11	1	100	2.9	1.7	4.7	3.0	3.4	7	439
March	1999	2	2	35	25	15	3	5	1	11	1	100	2.7	1.6	4.5	2.9	3.3	7	439
April	1999	2	3	38	27	14	2	4	0	9	1	100	2.6	1.5	4.2	2.8	3.0	6	443
May	1999	2	3	35	28	15	2	5	0	9	1	100	2.8	1.6	4.4	2.8	3.2	7	422
June	1999	1	2	32	29	15	4	7	0	9	0	100	2.9	1.6	4.7	3.0	3.5	7	410
July	1999	1	1	30	29	16	5	10	1	8	0	100	3.1	1.8	5.0	3.2	3.8	8	391
August	1999	2	1	32	29	14	5	9	1	6	0	100	3.0	1.7	4.9	3.2	3.7	10	406
September	1999	2	1	30	29	18	3	9	1	7	0	100	3.2	1.8	5.0	3.1	3.8	10	412
October	1999	1	1	34	25	18	2	9	1	9	0	100	3.0	1.6	5.0	3.4	3.7	10	412
November	1999	0	2	32	24	19	4	9	1	10	0	100	3.0	1.7	5.2	3.4	3.8	8	397
December	1999	1	2	32	27	15	5	6	1	9	1	100	2.9	1.7	4.9	3.1	3.5	7	387
January	2000	3	2	30	30	15	5	6	1	8	1	100	2.9	1.8	4.8	3.0	3.4	7	387
February	2000	3	1	30	31	17	3	6	1	7	1	100	3.0	1.8	4.8	3.0	3.4	7	384
March	2000	3	2	28	26	21	4	7	1	8	0	100	3.2	1.8	5.0	3.3	3.7	8	377
April	2000	1	2	29	25	19	6	7	2	9	0	100	3.2	1.8	5.1	3.4	3.9	9	380
May	2000	2	2	29	23	18	7	7	2	9	1	100	3.2	1.8	5.2	3.4	4.0	10	396
June	2000	2	1	32	25	14	5	7	2	10	1	100	3.0	1.7	5.0	3.4	3.8	11	409
July	2000	3	1	31	29	13	5	7	1	7	2	100	3.0	1.7	4.9	3.1	3.6	9	416
August	2000	2	1	32	30	14	4	6	2	7	1	100	3.0	1.7	4.7	3.0	3.6	9	412
September	2000	1	3	31	30	17	4	5	1	7	1	100	3.0	1.8	4.7	2.9	3.5	8	382
October	2000	0	3	30	26	21	4	5	1	7	1	100	3.2	1.8	4.9	3.1	3.7	8	364
November	2000	0	4	30	26	19	6	4	1	9	1	100	3.1	1.8	4.9	3.1	3.7	10	350
December	2000	1	2	32	25	17	6	5	3	9	1	100	3.1	1.8	5.0	3.2	4.0	13	368
January	2001	1	2	34	24	15	5	6	3	9	0	100	2.9	1.7	4.9	3.2	3.9	15	373
February	2001	2	2	33	23	17	4	6	3	9	1	100	3.0	1.7	5.0	3.3	3.8	14	370
March	2001	2	3	31	22	18	4	7	2	9	1	100	3.1	1.5	5.2	3.6	3.7	12	352
April	2001	3	3	30	23	19	4	6	1	10	1	100	3.1	1.6	5.1	3.5	3.6	9	348
May	2001	3	3	31	24	18	3	7	1	9	1	100	3.0	1.5	5.1	3.5	3.6	10	347

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Date of Survey		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA	Total	Median	25th	75th	Rng	Mean	Variance	Cases	
June	2001	2	3	31	28	16	3	5	0	10	1	100	2.8	1.6	4.6	3.0	3.4	8	354	
July	2001	3	4	29	28	16	3	4	1	12	1	100	2.9	1.5	4.7	3.1	3.4	9	341	
August	2001	3	4	30	28	15	4	3	1	11	2	100	2.9	1.6	4.6	2.9	3.4	8	357	
September	2001	3	5	29	26	14	4	4	2	11	2	100	2.9	1.6	4.7	3.1	3.6	11	332	
October	2001	3	7	28	27	12	3	5	2	11	1	100	2.8	1.6	4.4	2.8	3.4	10	345	
November	2001	3	10	27	25	12	3	4	1	14	1	100	2.6	1.4	4.2	2.8	3.0	10	335	
December	2001	4	8	28	25	15	2	3	1	13	1	100	2.7	1.4	4.3	2.8	3.0	9	367	
January	2002	4	6	32	23	15	2	3	1	14	1	100	2.6	1.4	4.2	2.7	3.0	8	361	
February	2002	4	3	33	27	14	3	4	1	11	1	100	2.7	1.4	4.0	2.6	3.0	7	371	
March	2002	3	4	36	25	12	4	4	0	12	1	100	2.5	1.3	3.9	2.6	2.9	6	361	
April	2002	3	4	34	27	13	4	4	0	11	0	100	2.6	1.4	4.3	2.9	3.0	7	352	
May	2002	2	3	34	23	17	3	5	1	12	0	100	2.7	1.6	4.7	3.1	3.3	8	356	
June	2002	2	2	34	26	15	2	5	1	12	1	100	2.7	1.5	4.3	2.8	3.2	9	362	
July	2002	4	2	33	26	17	2	4	1	10	1	100	2.8	1.6	4.3	2.7	3.2	9	368	
August	2002	5	3	29	28	14	3	5	1	12	0	100	2.8	1.6	4.4	2.8	3.3	10	357	
September	2002	4	3	31	27	14	3	5	1	11	0	100	2.8	1.6	4.5	2.9	3.2	10	335	
October	2002	4	3	34	25	11	3	7	1	12	1	100	2.7	1.5	4.3	2.9	3.3	10	328	
November	2002	4	3	35	24	13	2	5	1	12	1	100	2.6	1.4	4.2	2.8	3.1	9	340	
December	2002	4	3	31	25	14	4	5	1	12	1	100	2.8	1.5	4.6	3.1	3.2	8	358	
January	2003	4	4	29	24	14	5	5	0	14	1	100	2.8	1.5	4.7	3.2	3.2	9	373	
February	2003	4	3	34	25	10	5	6	0	13	1	100	2.6	1.4	4.3	2.9	3.1	8	344	
March	2003	6	3	33	24	13	3	6	0	12	0	100	2.6	1.5	4.3	2.9	3.0	9	337	
April	2003	6	3	33	25	14	2	5	0	12	0	100	2.7	1.5	4.3	2.9	2.9	9	336	
May	2003	5	4	29	24	18	3	3	0	12	1	100	2.8	1.6	4.7	3.2	3.0	8	340	
June	2003	4	4	30	23	15	4	6	1	14	1	100	2.8	1.5	4.8	3.3	3.2	10	348	
July	2003	3	3	32	20	18	3	7	1	13	1	100	2.9	1.5	4.9	3.3	3.5	9	351	
August	2003	5	2	32	20	18	2	8	1	12	0	100	2.9	1.5	4.9	3.4	3.5	11	335	
September	2003	6	1	35	19	20	2	6	1	10	0	100	2.7	1.6	4.8	3.2	3.3	10	322	
October	2003	7	2	36	21	15	2	5	1	11	0	100	2.6	1.4	4.7	3.2	3.0	10	324	
November	2003	5	3	38	20	16	3	4	0	11	0	100	2.5	1.3	4.6	3.3	2.9	8	346	
December	2003	4	4	37	19	17	3	5	0	10	1	100	2.5	1.2	4.6	3.4	3.0	9	351	
January	2004	4	4	38	18	18	3	6	1	7	1	100	2.5	1.3	4.8	3.5	3.1	9	337	
February	2004	3	3	34	20	17	4	7	1	7	2	100	2.7	1.5	4.9	3.5	3.5	11	327	
March	2004	3	3	29	23	16	6	7	2	10	1	100	2.9	1.6	5.1	3.5	3.7	10	315	
April	2004	3	3	28	28	12	6	5	2	12	1	100	2.9	1.6	4.6	3.0	3.5	10	323	
May	2004	4	3	32	29	10	4	4	1	12	0	100	2.8	1.4	4.1	2.7	3.1	9	332	
June	2004	3	4	36	30	9	3	5	0	10	1	100	2.6	1.4	3.9	2.5	2.9	7	323	
July	2004	4	3	35	29	11	3	6	0	8	1	100	2.7	1.3	3.9	2.6	3.0	7	300	
August	2004	3	4	33	29	12	3	7	1	8	1	100	2.8	1.3	4.2	2.9	3.3	9	282	
September	2004	5	3	33	29	10	2	6	1	10	1	100	2.7	1.3	3.8	2.5	3.1	10	293	
October	2004	4	3	35	25	13	3	4	1	11	1	100	2.6	1.4	4.2	2.9	3.0	9	302	
November	2004	4	2	36	27	11	3	2	1	12	0	100	2.5	1.3	3.8	2.5	2.8	8	296	
December	2004	2	3	37	27	13	4	2	1	11	0	100	2.6	1.4	4.1	2.7	2.9	6	295	
January	2005	3	2	39	28	12	3	3	1	9	0	100	2.6	1.3	4.0	2.7	2.9	7	292	
February	2005	3	3	39	25	14	4	4	1	8	0	100	2.6	1.4	4.4	3.0	3.0	7	292	
March	2005	5	2	36	24	17	3	5	1	7	0	100	2.7	1.4	4.7	3.2	3.1	8	276	
April	2005	4	3	32	25	18	3	6	0	7	0	100	2.9	1.6	4.8	3.2	3.2	8	275	
May	2005	5	3	32	23	19	5	7	0	7	0	100	2.9	1.7	4.9	3.3	3.4	8	287	
June	2005	4	2	36	23	16	5	7	1	6	0	100	2.8	1.6	4.8	3.2	3.3	9	321	
July	2005	3	1	39	22	15	5	5	1	9	0	100	2.7	1.5	4.7	3.2	3.2	8	315	

TABLE 33
EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS
(Three Month Moving Averages)

Date of Survey		PERCENT TO GO UP BY										Total	PERCENTILES						Cases
		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA		Median	25th	75th	Rng	Mean	Variance	
August	2005	4	1	38	25	12	4	3	2	10	0	100	2.6	1.4	4.2	2.7	3.0	9	299
September	2005	3	2	34	26	11	4	5	2	13	0	100	2.8	1.4	4.4	3.0	3.4	10	251
October	2005	3	2	32	28	10	5	6	4	10	0	100	2.9	1.5	4.6	3.1	3.6	13	251
November	2005	3	2	30	31	12	5	6	3	9	0	100	2.9	1.6	4.8	3.2	3.6	11	263
December	2005	3	1	31	32	16	5	5	2	6	0	100	2.9	1.7	4.7	3.0	3.4	9	285
January	2006	6	2	29	31	19	3	4	1	5	0	100	2.9	1.4	4.4	3.0	3.0	9	272
February	2006	4	2	31	29	18	5	5	1	4	0	100	3.0	NA	4.7	NA	3.2	10	256
March	2006	4	2	35	25	13	6	7	1	6	1	100	2.8	NA	4.7	NA	3.3	11	230
April	2006	2	0	36	26	13	5	8	1	8	1	100	2.8	NA	5.0	NA	3.5	8	240
May	2006	3	2	32	25	17	3	7	1	10	1	100	2.9	1.8	5.0	3.2	3.5	9	251
June	2006	3	3	29	27	20	2	6	1	9	0	100	3.0	1.8	5.0	3.2	3.5	9	270
July	2006	1	4	30	26	19	4	3	2	10	1	100	2.9	1.8	4.9	3.1	3.5	9	263
August	2006	2	3	30	27	18	5	3	1	10	1	100	2.9	1.6	4.8	3.2	3.2	8	241
September	2006	3	3	28	26	20	5	3	1	10	1	100	3.1	1.6	4.8	3.1	3.2	8	221
October	2006	5	2	25	27	21	4	6	1	9	0	100	3.3	1.8	4.9	3.1	3.5	11	229
November	2006	5	2	27	26	22	4	7	1	5	0	100	3.2	1.9	4.9	3.1	3.6	10	235
December	2006	4	1	27	29	21	4	6	1	7	0	100	3.1	1.8	5.0	3.2	3.6	9	238
January	2007	3	1	29	30	20	3	7	0	6	1	100	3.1	1.7	5.0	3.3	3.5	7	233
February	2007	3	2	29	33	15	3	8	0	7	1	100	3.0	1.7	4.6	2.9	3.4	7	224
March	2007	4	2	31	34	11	2	8	0	5	1	100	2.9	1.6	4.3	2.7	3.3	8	228
April	2007	4	3	27	35	12	4	5	1	8	0	100	3.0	1.9	4.3	2.4	3.3	8	223
May	2007	5	2	24	32	15	5	6	2	9	0	100	3.1	2.0	4.8	2.8	3.5	10	247
June	2007	3	3	24	29	17	5	5	1	12	0	100	3.1	1.9	5.0	3.1	3.5	9	239
July	2007	4	3	25	29	17	5	6	1	9	0	100	3.1	1.7	5.0	3.3	3.5	10	234
August	2007	3	2	27	31	16	4	5	1	11	0	100	3.0	1.8	4.8	3.1	3.4	7	218
September	2007	3	2	27	30	15	6	6	1	9	0	100	3.0	1.8	5.0	3.2	3.7	9	217
October	2007	2	2	33	27	12	7	6	1	11	0	100	2.9	1.7	4.7	3.0	3.5	7	204
November	2007	2	2	34	27	13	5	6	1	11	0	100	2.8	1.7	4.6	2.9	3.4	8	211
December	2007	3	1	33	29	15	4	6	0	10	0	100	2.9	1.7	4.4	2.8	3.3	7	221
January	2008	2	1	31	28	16	3	6	0	12	0	100	2.9	1.8	4.6	2.8	3.4	7	229
February	2008	2	2	30	26	17	4	6	0	12	1	100	3.0	1.8	4.9	3.1	3.5	7	215
March	2008	1	3	30	28	14	4	6	0	13	1	100	2.9	1.8	4.7	2.9	3.5	6	208
April	2008	4	3	24	27	16	3	9	1	12	1	100	3.1	1.9	5.6	3.7	3.8	10	206
May	2008	4	3	18	31	14	4	11	2	11	1	100	3.2	2.2	6.0	3.9	4.1	14	201
June	2008	6	3	16	25	13	4	15	4	12	2	100	3.5	2.0	7.7	5.7	4.6	20	210
July	2008	6	4	17	25	14	5	13	3	12	2	100	3.5	1.7	7.0	5.3	4.3	18	216
August	2008	5	5	20	24	13	6	11	4	11	1	100	3.5	1.5	6.7	5.2	4.3	17	209
September	2008	7	5	20	27	14	6	9	3	8	0	100	3.2	1.6	5.3	3.7	3.9	15	213
October	2008	9	6	20	28	10	5	11	3	7	1	100	2.9	1.5	5.0	3.6	3.7	17	211
November	2008	12	4	21	25	13	5	10	2	7	1	100	3.0	1.4	5.1	3.8	3.5	18	213
December	2008	13	6	24	24	12	4	9	1	8	1	100	2.8	1.1	4.4	3.4	3.1	15	196
January	2009	11	6	29	20	13	4	5	3	9	1	100	2.6	1.0	4.5	3.5	3.1	16	185
February	2009	12	6	24	18	15	4	6	2	12	1	100	2.8	1.0	4.4	3.4	3.1	16	180
March	2009	14	5	24	18	15	5	5	3	12	1	100	2.8	1.0	4.5	3.5	3.2	17	195
April	2009	14	4	23	21	15	6	5	1	10	1	100	2.9	1.1	4.4	3.4	3.0	13	200
May	2009	12	4	25	24	15	4	4	2	7	3	100	2.8	1.2	4.4	3.2	3.0	12	195
June	2009	9	4	25	28	15	5	3	1	6	3	100	3.0	1.4	4.6	3.2	2.9	11	169
July	2009	11	4	23	27	13	4	5	2	8	2	100	2.9	1.3	4.5	3.2	2.9	15	161
August	2009	12	7	30	22	11	5	5	1	8	0	100	2.4	0.8	4.3	3.4	2.4	15	173
September	2009	11	7	28	20	16	3	7	1	7	0	100	2.5	1.1	4.7	3.6	2.8	15	174

TABLE 33
EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS
(Three Month Moving Averages)

Date of Survey		PERCENT TO GO UP BY										Total	PERCENTILES						Cases
		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA		Median	25th	75th	Rng	Mean	Variance	
October	2009	6	7	30	24	18	3	7	0	5	0	100	2.7	1.3	4.9	3.5	2.9	10	181
November	2009	5	4	28	31	18	2	7	1	5	0	100	3.0	1.5	4.8	3.3	3.3	10	173
December	2009	6	4	28	31	16	2	7	1	6	0	100	2.9	1.4	4.8	3.4	3.2	10	181
January	2010	6	4	28	30	15	2	8	1	7	0	100	2.9	1.4	4.4	3.1	3.2	12	176
February	2010	6	5	29	26	14	3	8	1	10	0	100	2.7	1.3	4.5	3.2	3.2	13	191
March	2010	7	3	35	24	12	3	6	1	8	0	100	2.5	1.1	4.0	2.9	2.9	13	177
April	2010	7	2	36	24	13	4	5	1	7	0	100	2.6	1.1	4.4	3.3	3.0	13	176
May	2010	7	3	36	24	17	4	6	0	3	0	100	2.7	1.2	4.4	3.2	2.9	11	177
June	2010	4	4	37	22	17	3	7	0	4	1	100	2.6	1.3	4.7	3.4	3.2	9	190
July	2010	3	4	35	21	18	3	11	0	3	2	100	2.7	1.5	5.0	3.5	3.4	9	179
August	2010	2	3	33	26	14	4	10	0	6	2	100	2.7	1.7	4.9	3.2	3.5	8	177
September	2010	2	2	33	29	15	5	8	0	6	1	100	2.8	1.7	4.9	3.2	3.5	7	162
October	2010	6	2	31	29	13	5	7	0	7	0	100	2.8	1.5	4.7	3.2	3.2	9	173
November	2010	6	1	34	26	15	3	5	0	9	0	100	2.7	1.3	4.6	3.3	3.0	8	161
December	2010	5	1	30	29	16	2	6	1	10	0	100	2.9	1.6	4.8	3.1	3.3	9	175
January	2011	2	2	32	23	22	2	3	1	12	0	100	3.0	1.7	4.8	3.1	3.4	6	170
February	2011	3	2	32	23	21	3	4	1	12	0	100	3.0	1.8	4.8	3.0	3.5	6	164
March	2011	4	4	31	21	23	2	5	1	9	0	100	3.0	1.5	5.1	3.6	3.3	9	157
April	2011	5	3	30	26	17	1	5	2	10	0	100	2.8	1.5	4.8	3.3	3.2	11	155
May	2011	4	3	34	26	14	2	7	2	9	0	100	2.8	1.4	4.6	3.2	3.3	12	162
June	2011	3	3	33	25	11	6	8	2	10	0	100	3.0	1.7	4.6	2.9	3.6	11	171
July	2011	1	3	41	18	11	6	11	2	7	0	100	2.8	1.6	5.1	3.5	3.9	13	169
August	2011	3	5	33	20	14	5	10	2	8	0	100	2.9	1.5	5.2	3.7	3.7	14	160
September	2011	4	3	35	23	15	1	8	1	9	1	100	2.7	1.5	4.9	3.5	3.4	11	153
October	2011	7	3	28	30	19	2	5	0	6	1	100	3.0	1.5	4.6	3.2	3.0	9	156
November	2011	6	1	32	29	23	3	3	0	3	1	100	3.0	1.5	4.7	3.3	3.0	6	156
December	2011	7	1	33	33	18	3	4	0	2	0	100	2.9	1.5	4.4	3.0	2.9	6	160
January	2012	5	0	34	33	16	2	6	0	4	0	100	2.9	1.6	4.5	2.9	3.2	7	155
February	2012	5	2	32	32	12	2	9	0	5	0	100	2.9	1.6	4.6	3.0	3.4	10	162
March	2012	6	3	34	21	14	3	13	0	6	0	100	2.8	1.4	5.2	3.9	3.6	13	151
April	2012	4	5	34	20	12	6	11	3	4	0	100	2.8	1.4	5.5	4.1	4.0	16	155
May	2012	4	4	35	21	13	4	13	3	2	0	100	2.9	1.5	5.7	4.2	4.0	15	144
June	2012	2	4	34	25	15	6	8	3	2	0	100	3.1	1.5	5.3	3.7	3.7	12	133
July	2012	5	4	43	21	13	3	7	1	3	0	100	2.5	1.2	4.2	3.0	2.9	10	125
August	2012	6	6	36	20	12	5	3	2	9	0	100	2.5	1.0	4.0	3.0	2.8	12	143
September	2012	8	6	38	18	7	4	4	2	13	0	100	2.3	1.1	4.0	2.9	2.8	12	162
October	2012	7	4	33	16	11	5	6	3	15	0	100	2.4	1.0	4.7	3.8	3.3	15	174
November	2012	8	1	37	17	11	4	8	3	12	0	100	2.4	1.1	4.9	3.8	3.3	17	169
December	2012	6	0	36	19	15	3	8	3	10	0	100	2.6	0.9	5.0	4.1	3.4	15	168
January	2013	6	1	35	24	18	3	4	2	8	0	100	2.8	1.3	5.0	3.7	3.3	13	166
February	2013	3	2	37	20	18	5	5	3	8	0	100	2.8	1.2	5.2	4.0	3.6	13	181
March	2013	3	3	38	25	13	4	4	3	7	0	100	2.7	1.3	4.6	3.3	3.4	14	186
April	2013	4	3	39	22	12	3	7	3	7	0	100	2.5	1.1	4.8	3.6	3.4	14	199
May	2013	4	3	40	28	10	2	6	2	4	1	100	2.5	1.2	4.2	3.0	3.1	12	207
June	2013	4	1	41	22	14	3	7	1	5	1	100	2.6	1.3	4.7	3.4	3.2	11	214
July	2013	2	1	39	28	11	4	7	1	5	2	100	2.7	1.5	4.3	2.8	3.3	9	213
August	2013	2	2	37	26	14	4	7	2	6	1	100	2.8	1.5	4.5	3.0	3.5	11	216
September	2013	2	3	37	27	12	3	8	2	5	1	100	2.7	1.4	4.4	3.0	3.5	11	231
October	2013	2	4	36	25	13	5	6	2	6	1	100	2.7	1.4	4.7	3.4	3.5	12	229
November	2013	3	3	33	27	13	4	7	1	7	1	100	2.8	1.4	4.7	3.3	3.4	10	226

TABLE 33
EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS
(Three Month Moving Averages)

Date of Survey		Down	Same	PERCENT TO GO UP BY								Total	PERCENTILES						Cases
				1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA		Median	25th	75th	Rng	Mean	Variance	
December	2013	5	3	29	27	15	4	7	2	7	1	100	3.0	1.6	4.8	3.3	3.6	12	210
January	2014	7	1	28	29	14	5	6	1	6	2	100	3.0	1.5	4.8	3.3	3.4	12	219
February	2014	7	2	33	28	12	5	5	1	5	2	100	2.7	1.4	4.3	2.9	3.1	12	207
March	2014	5	2	36	30	10	6	5	1	5	2	100	2.7	1.3	4.2	2.9	3.0	10	219
April	2014	3	2	37	27	13	5	5	1	6	1	100	2.7	1.4	4.4	3.0	3.2	8	231
May	2014	3	0	39	26	15	5	4	1	6	1	100	2.8	1.5	4.4	2.9	3.4	9	239
June	2014	3	0	38	27	14	5	5	2	6	0	100	2.8	1.5	4.4	2.9	3.4	9	230
July	2014	4	1	38	26	11	5	4	2	8	1	100	2.6	1.5	4.3	2.7	3.3	10	217
August	2014	4	1	34	27	11	5	6	1	10	1	100	2.7	1.5	4.6	3.1	3.4	9	217
September	2014	4	2	37	25	11	6	5	1	9	1	100	2.7	1.5	4.6	3.1	3.3	9	239
October	2014	3	2	37	30	10	6	6	1	6	0	100	2.7	1.3	4.4	3.0	3.3	8	262
November	2014	3	2	42	28	10	7	3	1	4	0	100	2.5	1.2	4.0	2.8	3.0	7	281
December	2014	3	2	42	27	10	5	4	1	5	0	100	2.5	1.2	3.9	2.7	3.0	8	281
January	2015	3	2	43	25	10	4	4	2	6	0	100	2.4	1.2	3.8	2.6	3.0	9	291
February	2015	3	4	40	25	11	3	4	3	6	0	100	2.4	1.2	4.1	2.9	3.1	11	294
March	2015	3	4	39	25	13	4	4	2	7	0	100	2.5	1.3	4.2	3.0	3.1	9	320
April	2015	3	4	39	25	15	3	4	1	6	1	100	2.5	1.3	4.2	2.9	2.9	7	325
May	2015	4	2	37	27	14	4	4	0	5	1	100	2.7	1.3	4.3	3.0	2.9	7	358
June	2015	5	2	39	27	13	4	5	0	4	2	100	2.6	1.3	4.0	2.7	2.9	8	347
July	2015	5	2	36	30	12	4	4	1	6	1	100	2.7	1.3	4.0	2.7	3.0	8	346
August	2015	5	2	37	30	12	3	5	1	5	1	100	2.6	1.3	3.9	2.5	3.0	8	349
September	2015	4	2	36	31	13	3	5	1	5	1	100	2.7	1.3	4.2	2.8	3.0	8	375
October	2015	4	2	39	27	12	4	4	2	3	1	100	2.5	1.2	4.2	3.0	3.0	9	382
November	2015	3	3	40	25	14	5	3	2	5	1	100	2.5	1.3	4.3	3.0	3.0	9	366
December	2015	4	3	42	24	12	5	3	1	6	0	100	2.4	1.2	4.0	2.8	2.9	9	338
January	2016	5	2	39	25	11	4	4	1	9	0	100	2.5	1.3	4.0	2.7	2.9	9	332
February	2016	6	3	40	24	10	3	4	1	8	0	100	2.4	1.1	3.7	2.5	2.8	10	337
March	2016	6	2	41	24	11	3	4	1	7	0	100	2.3	1.1	3.7	2.6	2.8	9	353
April	2016	6	3	45	23	11	3	3	1	4	0	100	2.2	1.0	3.6	2.5	2.5	8	360
May	2016	4	2	47	25	12	3	2	0	4	0	100	2.2	1.1	3.5	2.5	2.5	6	363
June	2016	5	2	47	24	13	3	3	0	4	0	100	2.3	1.1	3.7	2.7	2.6	7	354
July	2016	4	1	45	24	14	4	3	0	5	0	100	2.4	1.1	4.0	2.9	2.7	6	358
August	2016	5	1	43	24	14	4	3	1	5	1	100	2.4	1.2	4.1	2.9	2.9	8	348
September	2016	4	2	45	24	12	5	3	1	5	1	100	2.4	1.3	3.9	2.7	2.9	7	356
October	2016	4	1	46	24	13	4	2	1	5	1	100	2.3	1.2	3.6	2.4	2.8	7	366
November	2016	3	2	47	23	14	4	2	0	4	0	100	2.3	1.2	3.7	2.6	2.7	6	393
December	2016	5	3	45	23	14	4	3	0	3	0	100	2.2	1.1	3.6	2.5	2.5	7	414
January	2017	5	4	40	25	15	4	4	0	3	0	100	2.5	1.2	3.9	2.7	2.7	7	410
February	2017	6	4	37	27	13	4	6	0	4	0	100	2.6	1.3	4.1	2.7	2.9	9	405
March	2017	5	3	37	26	11	4	6	1	7	0	100	2.6	1.4	4.2	2.9	3.1	9	390
April	2017	6	2	39	24	9	5	4	2	8	1	100	2.4	1.2	3.9	2.6	3.0	10	383
May	2017	6	3	42	21	11	5	2	2	8	1	100	2.3	1.1	3.9	2.8	2.9	10	395
June	2017	5	2	43	21	13	5	2	2	6	1	100	2.3	1.1	4.1	2.9	2.9	9	423
July	2017	5	2	39	25	13	5	4	1	5	1	100	2.5	1.2	4.3	3.1	3.0	9	434
August	2017	5	3	37	29	11	3	4	1	5	1	100	2.5	1.1	4.0	2.8	2.8	8	419
September	2017	4	3	37	30	10	3	4	1	6	1	100	2.6	1.2	3.9	2.6	2.9	8	386
October	2017	4	3	41	29	10	2	3	1	6	1	100	2.5	1.3	3.7	2.3	2.8	7	373
November	2017	4	2	41	28	10	3	4	1	5	1	100	2.5	1.4	3.7	2.4	2.9	8	385
December	2017	4	3	44	26	10	2	3	2	6	0	100	2.3	1.3	3.4	2.1	2.8	8	392

TABLE 33
EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS
(Three Month Moving Averages)

Date of Survey		PERCENT TO GO UP BY										Total	PERCENTILES						Cases
		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA		Median	25th	75th	Rng	Mean	Variance	
January	2018	5	4	42	25	10	3	3	1	5	1	100	2.3	1.2	3.4	2.2	2.7	8	420
February	2018	5	4	43	26	9	3	2	1	6	1	100	2.2	1.2	3.3	2.2	2.6	7	403
March	2018	6	3	40	30	9	4	3	1	5	1	100	2.4	1.2	3.4	2.2	2.6	7	397
April	2018	5	2	43	28	9	3	4	1	5	0	100	2.3	1.1	3.4	2.3	2.8	7	377
May	2018	3	2	42	27	9	4	5	1	5	1	100	2.5	1.2	3.8	2.6	3.1	8	358
June	2018	4	2	38	26	11	5	5	1	7	1	100	2.6	1.3	4.2	3.0	3.1	9	361
July	2018	5	2	38	25	11	6	4	1	8	1	100	2.6	1.3	4.2	2.9	3.1	9	352
August	2018	6	2	36	26	11	6	3	1	8	0	100	2.6	1.3	4.1	2.8	2.9	10	385
September	2018	6	2	42	27	9	4	3	1	5	0	100	2.4	1.2	3.6	2.3	2.6	9	390
October	2018	7	2	43	27	8	3	4	1	5	0	100	2.3	1.2	3.5	2.3	2.6	9	388
November	2018	5	2	44	27	8	2	5	1	4	1	100	2.4	1.3	3.6	2.3	2.8	8	358
December	2018	5	2	42	25	9	2	5	2	7	1	100	2.4	1.3	3.7	2.4	3.0	10	367
January	2019	6	2	37	28	10	2	5	2	7	1	100	2.5	1.2	3.7	2.5	2.9	10	368
February	2019	7	3	42	26	9	2	3	2	6	1	100	2.2	1.1	3.3	2.2	2.6	10	377
March	2019	6	2	45	27	10	2	2	1	4	1	100	2.2	1.1	3.3	2.2	2.5	8	352
April	2019	5	2	49	24	10	2	2	1	4	1	100	2.1	1.2	3.3	2.2	2.5	7	369
May	2019	4	2	45	26	11	3	3	0	6	0	100	2.3	1.2	3.5	2.2	2.6	6	376
June	2019	4	2	45	28	8	3	3	0	5	1	100	2.3	1.2	3.4	2.2	2.6	6	382
July	2019	5	1	42	30	8	5	2	1	5	1	100	2.4	1.2	3.5	2.3	2.6	7	359
August	2019	5	1	42	29	8	5	2	1	5	1	100	2.4	1.3	3.5	2.3	2.7	7	349
September	2019	7	2	41	25	12	5	2	1	6	1	100	2.4	1.3	3.7	2.5	2.6	7	337
October	2019	7	3	42	25	11	3	3	1	5	1	100	2.3	1.2	3.6	2.4	2.5	7	369
November	2019	6	3	44	24	10	3	3	0	5	0	100	2.3	1.2	3.6	2.4	2.6	6	362
December	2019	6	3	44	25	9	3	5	0	5	0	100	2.2	1.1	3.5	2.4	2.6	7	374
January	2020	5	2	45	24	11	3	5	0	5	1	100	2.2	1.1	3.6	2.4	2.7	7	348
February	2020	7	2	42	23	11	3	4	0	7	1	100	2.2	1.1	3.5	2.3	2.5	9	350
March	2020	5	3	41	26	10	2	3	0	8	1	100	2.3	1.1	3.4	2.2	2.4	9	365
April	2020	7	4	38	28	10	2	3	0	8	1	100	2.3	1.1	3.5	2.4	2.4	9	386
May	2020	6	5	35	29	11	2	4	0	7	1	100	2.5	1.2	3.9	2.7	2.7	9	416
June	2020	7	4	35	27	11	2	4	0	9	0	100	2.5	1.2	3.9	2.7	2.7	8	397
July	2020	8	2	34	27	11	2	5	0	10	0	100	2.6	1.3	4.0	2.7	2.8	8	386
August	2020	8	3	34	27	12	4	3	0	9	0	100	2.5	1.2	3.7	2.5	2.6	7	377
September	2020	7	4	32	27	12	4	4	0	9	1	100	2.6	1.2	4.0	2.8	2.8	8	371
October	2020	6	5	38	25	10	4	3	0	7	1	100	2.3	1.0	3.7	2.6	2.5	8	371
November	2020	6	4	43	23	10	2	4	1	6	1	100	2.2	1.1	3.6	2.5	2.5	8	363
December	2020	5	4	44	24	11	2	3	1	5	1	100	2.2	1.2	3.5	2.3	2.5	8	385
January	2021	5	3	41	26	13	3	3	1	5	0	100	2.4	1.4	3.7	2.3	2.8	7	389
February	2021	4	3	42	25	11	4	3	1	6	0	100	2.4	1.3	3.8	2.5	2.9	8	392
March	2021	5	2	41	24	10	4	5	1	6	1	100	2.4	1.3	4.0	2.7	3.0	10	370
April	2021	4	2	42	22	12	4	5	1	7	1	100	2.4	1.2	4.3	3.0	3.1	9	365
May	2021	6	2	39	23	14	4	4	1	7	1	100	2.5	1.3	4.2	2.9	2.9	8	365
June	2021	7	2	37	26	14	3	5	0	6	0	100	2.6	1.3	4.2	2.8	2.9	8	395
July	2021	7	2	34	27	13	3	6	1	7	0	100	2.7	1.5	4.3	2.8	3.1	11	414
August	2021	5	2	35	28	13	4	5	3	6	0	100	2.8	1.5	4.5	3.0	3.4	13	402
September	2021	5	2	35	26	16	4	4	3	5	0	100	2.8	1.5	4.7	3.2	3.4	13	371
October	2021	6	2	36	24	16	5	4	2	4	1	100	2.7	1.4	4.7	3.4	3.2	11	351
November	2021	8	2	34	25	13	6	6	1	4	2	100	2.7	1.3	4.5	3.3	3.1	11	349
December	2021	7	2	34	25	13	7	5	2	4	1	100	2.8	1.4	4.6	3.2	3.4	13	376
January	2022	7	3	29	29	13	7	4	3	4	1	100	2.9	1.5	4.6	3.0	3.5	16	372
February	2022	6	3	26	29	17	7	5	2	4	0	100	3.1	1.7	4.9	3.2	3.7	14	364

TABLE 33

**EXPECTED CHANGE IN PRICES DURING THE NEXT 5 YEARS
(Three Month Moving Averages)**

		PERCENT TO GO UP BY										PERCENTILES							
Date of Survey		Down	Same	1-2	3-4	5	6-9	10-14	15+	DK Up	DK,NA	Total	Median	25th	75th	Rng	Mean	Variance	Cases
March	2022	8	4	23	28	18	5	5	3	5	0	100	3.1	1.7	5.0	3.3	3.7	16	336
April	2022	10	5	23	24	17	7	7	3	4	1	100	3.1	1.4	5.1	3.7	3.7	20	340
May	2022	12	5	22	24	17	6	6	3	3	1	100	3.0	1.3	5.1	3.8	3.5	25	357
June	2022	12	4	22	24	16	8	6	5	2	0	100	3.1	1.4	5.2	3.8	3.8	32	366
July	2022	14	5	20	21	15	9	6	6	3	1	100	3.0	1.1	5.3	4.3	4.0	37	359
August	2022	17	5	20	21	14	8	5	7	2	1	100	3.0	0.8	5.3	4.5	3.9	45	332
September	2022	19	6	20	20	14	6	6	5	3	1	100	2.8	0.5	5.1	4.7	3.6	45	339
October	2022	17	5	20	24	15	4	6	5	3	1	100	2.9	0.7	5.0	4.2	3.8	53	359
November	2022	15	5	19	25	11	7	6	6	4	1	100	3.0	1.0	5.1	4.2	4.1	53	395
December	2022	13	5	19	29	10	7	6	6	4	0	100	3.1	1.2	5.1	3.9	4.4	63	384
January	2023	12	5	21	31	11	7	5	4	3	1	100	3.0	1.4	4.9	3.5	4.0	49	351
February	2023	13	5	21	32	12	5	4	5	3	1	100	3.0	1.3	4.8	3.4	4.1	63	322
March	2023	13	6	19	29	13	6	5	5	2	1	100	3.0	1.2	4.9	3.7	3.8	54	323
April	2023	11	5	19	29	14	8	6	5	2	1	100	3.2	1.4	5.2	3.8	4.6	69	336
May	2023	10	4	18	28	16	8	6	7	3	1	100	3.5	1.7	5.4	3.7	5.0	63	364
June	2023	9	2	20	28	16	8	6	6	4	0	100	3.6	1.9	5.4	3.6	5.2	63	366
July	2023	11	2	21	27	16	6	6	7	3	1	100	3.4	1.7	5.2	3.5	4.7	47	368
August	2023	11	3	22	28	14	7	5	6	3	1	100	3.1	1.5	5.0	3.5	4.2	43	348
September	2023	12	3	22	30	14	4	5	6	3	1	100	3.0	1.5	4.8	3.3	4.0	43	336
October	2023	12	4	20	31	12	5	5	7	3	1	100	3.0	1.5	4.9	3.4	4.4	58	342
November	2023	11	4	21	29	13	6	7	7	3	0	100	3.1	1.6	5.2	3.6	4.6	59	345
December	2023	10	4	22	26	13	8	7	6	3	0	100	3.1	1.7	5.4	3.7	4.7	59	355
January	2024	10	3	24	26	15	8	7	5	2	0	100	3.1	1.8	5.4	3.6	4.4	48	354
February	2024	10	4	25	27	14	6	6	5	2	0	100	3.0	1.5	5.0	3.5	3.9	37	356
March	2024	11	4	24	27	13	5	7	5	3	0	100	2.9	1.3	5.0	3.7	4.1	46	348