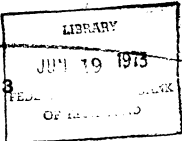


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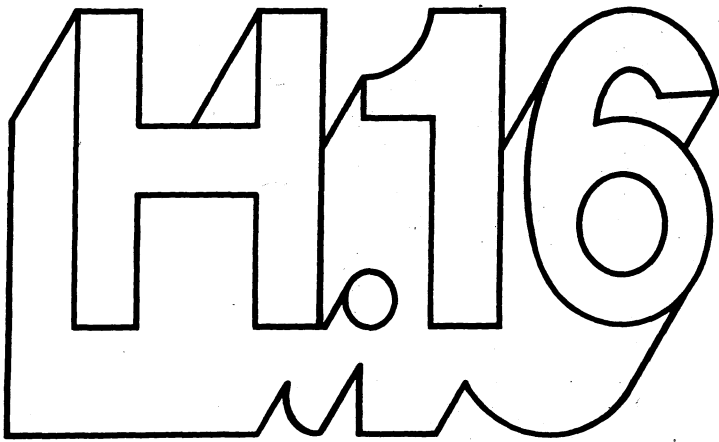


CAPITAL MARKET DEVELOPMENTS

Prepared by the
CAPITAL MARKETS SECTION
in conjunction with the
MORTGAGE, AGRICULTURAL, and
CONSUMER FINANCE SECTION

DIVISION OF RESEARCH AND STATISTICS

BOARD OF GOVERNORS
FEDERAL RESERVE SYSTEM
Washington, D.C. 20551





INDEX

DEVELOPMENTS IN THE CORPORATE AND MUNICIPAL BOND MARKETS

CAPITAL MARKET YIELDS

CAPITAL MARKET VOLUME

STOCK MARKET

MORTGAGE MARKET

SYMBOLS

e ESTIMATE

p PRELIMINARY

r REVISED

n.a. NOT AVAILABLE

-- DATA DO NOT EXIST

Table 1

YIELDS, VOLUME AND RECEPTION

1

WEEK ENDING	CORPORATE BOND MARKET				
	YIELDS		GROSS OFFERINGS (\$ MILLIONS)	VOLUME	
	NEW ISSUE Aaa UTILITY	RECENTLY OFFERED Aaa UTILITY		PER CENT SOLD BY END OF WEEK	NEW ISSUES IN SYNDICATE (\$ MILLIONS)
1973 - Apr. 6	7.51	7.50	139	90	4
13	--	7.47	83	100	0
20	--	7.52	70	100	0
27	7.45	7.42	492	98	45
May 4	7.40	7.42	205	93	61
11	--	7.45	39	97	0
18	7.45	7.50	154	72	44
25	7.61	7.55	139	96	6
June 1	7.55	7.60r	433	64	154
8	7.63r	7.59	260	100	0
15	7.59p	7.63p	260	73	70e
WEEK ENDING	MUNICIPAL BOND MARKET				
	YIELDS		GROSS OFFERINGS (\$ MILLIONS)	VOLUME	
	MOODY'S NEW ISSUE Aaa	BOND BUYER 20-BOND INDEX		PER CENT SOLD BY END OF WEEK	NEW ISSUES IN SYNDICATE (\$ MILLIONS)
1973 - Apr. 6	5.05	5.22	304	90	55
13	4.85	5.07	657	94	56
20	4.90	5.17	286	67	105
27	5.00	5.14	286	77	76
May 4	4.85	5.10	354	88	72
11	4.85	5.10	334	64	162
18	4.85	5.14	540	83	126
25	4.95	5.20	434	81	143
June 1	5.00	5.22	373	81	101
8	5.00	5.13	239	93	54
15	5.05	5.13	252	65	130

NOTES:

- 1 Federal Reserve series of implied yield on newly issued, Aaa-rated utility bond with 5-year call protection.
- 2 Federal Reserve series of implied free-market yield on competitively bid Aaa-rated utility bond with 5-year call protection, released from price restrictions sometime during the last four weeks.
- 3 Estimated by F.R. on the basis of available data.
- 4 Corporate Market: Salomon Brothers *Bond Market Roundup*; Municipal Market: *Weekly Bond Buyer*. Data are adjusted by Federal Reserve when necessary to make coverage of this series consistent with the gross offerings series.

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Table 2
HIGH GRADE BOND YIELDS

DATE	NEW ISSUE Aaa UTILITY ¹	RECENTLY OFFERED Aaa UTILITY ²	MOODY'S SEASONED CORPORATE Aaa ³	U.S. GOVT. 20-YEAR CONSTANT MATURITY ⁴	BOND BUYER 20-BOND INDEX ⁵
1971 - High	8.26 (7/30)	8.23 (1/1)	7.71 (8/12)	6.51 (6/18)	6.23 (6/23)
Low	7.02 (2/5)	7.17 (12/31)	7.06 (2/12)	5.69 (3/23)	4.97 (10/21)
1972 - High	7.60 (4/21)	7.46 (5/12)	7.36 (4/28)	6.19 (4/14)	5.54 (4/13)
Low	6.99 (11/24)	7.17 (1/7)	7.05 (12/8)	5.74 (11/17)	4.96 (10/21)
1973 - High	7.63 (6/8)	7.63 (6/15)	7.37 (6/15)	7.05 (6/8)	5.35 (3/22)
Low	7.29 (1/21)	7.28 (1/5)	7.11 (1/5)	6.42 (1/5)	5.03 (1/12)
1973 - Apr. 6	7.51	7.50	7.27	6.87	5.22
13	--	7.47	7.25	6.84	5.07
20	--	7.52	7.25	6.84	5.17
27	7.45	7.42	7.27	6.88	5.14
May 4	7.40	7.42	7.26	6.94	5.10
11	--	7.45	7.26	6.98	5.10
18	7.45	7.50	7.29	6.98	5.14
25	7.61	7.55	7.32	7.03	5.20
June 1	7.55	7.60	7.35	7.05	5.22
8	7.63 _r	7.59	7.36	7.05	5.13
15	7.59 _p	7.63 _p	7.37 _p	7.02 _p	5.13

NOTES:

- 1 Federal Reserve series of implied yield on newly issued, Aaa-rated utility bond with 5-year call protection.
- 2 Federal Reserve series of implied free-market yield on competitively bid Aaa-rated utility bond with 5-year call protection released from price restrictions sometime during the last 4 weeks.
- 3 Weekly average of daily closing figures.
- 4 Weekly average of daily figures. U.S. Treasury data.
- 5 Thursday figures. The average rating of the 20 bonds used in this index falls midway between the four top groups as classified by Moody's Investors Service. *Weekly Bond Buyer* data.

Table 3
**LONG-TERM CORPORATE AND
 STATE AND LOCAL GOVERNMENT
 SECURITY OFFERINGS AND PLACEMENTS**
 IN MILLIONS OF DOLLARS

PERIOD	GROSS PROCEEDS					
	CORPORATE			STATE AND LOCAL		
	1973	1972	1971	1973	1972	1971
January	2,327	3,205	3,115	1,978	1,776	2,732
February	1,962	3,369	3,000	1,481	2,005	1,851
March	3,935	3,229	6,075	2,353	2,239	2,258
April		3,275	4,042	1,772	1,989	1,891
May		3,598	3,300		2,017	2,167
June		4,341	4,375		2,270	2,013
July		3,582	4,147		1,805	1,989
August		2,893	2,532		1,966	1,903
September		2,720	3,768		1,726	2,098
October		3,791	3,387		2,200	1,728
November		3,377	3,704		1,861	2,264
December		3,396	3,673		1,794	2,068
Q1	8,224	9,803	12,190	5,812	6,020	6,841
Q2		11,214	11,688		6,276	6,081
Q3		9,195	10,447		5,494	5,990
Q4		10,564	10,764		5,855	6,060
1st Half		21,017	23,844		12,296	12,812
3 Qtrs.		30,212	34,325		17,790	18,902
Year		40,776	45,089		23,645	24,962

NOTES:

1 Securities and Exchange Commission estimates of gross proceeds.

2 Securities Industry Association estimates of principal amounts.

Table 4
NEW CORPORATE SECURITY ISSUES
BY TYPE OF ISSUE AND ISSUER

IN MILLIONS OF DOLLARS

PERIOD	GROSS PROCEEDS BY TYPE OF ISSUE					GROSS PROCEEDS BY TYPE OF ISSUER				
	TOTAL	BONDS		COMMON AND PREFERRED STOCK	MEMO		MANUFAC- TURING	PUBLIC UTILITY	COMMUNI- CATIONS	OTHER ISSUERS
		PUBLICLY OFFERED	PRIVATELY PLACED		ISSUES INCLUDED					
					FOREIGN	CONVERTIBLE				
1972 - II	11,214	4,634	2,781	3,798	245	449	2,109	3,495	1,369	4,240
III	9,195	4,192	1,867	3,136	57	836	1,629	2,680	856	4,030
IV	10,564	4,158	3,147	3,258	245	428	1,398	2,934	1,079	5,151
1973 - I	8,224	2,944	1,407	3,970	n.a.	112	887	2,427	1,229	3,681
1972 - Mar.	3,229	1,677	577	976	3	233	604	740	227	1,658
Apr.	3,275	1,622	789	864	15	92	581	1,219	178	1,297
May	3,598	1,676	744	1,148	100	226	761	738	391	1,708
June	4,341	1,336	1,218	1,786	130	131	767	1,538	800	1,235
July	3,582	1,807	657	1,118	3	450	574	798	586	1,624
Aug.	2,893	1,523	421	948	17	183	452	635	237	1,568
Sept.	2,720	863	789	1,070	37	203	603	1,247	33	838
Oct.	3,791	1,773	564	1,454	28	162	383	1,280	371	1,757
Nov.	3,377	1,361	982	1,034	124	171	426	794	658	1,499
Dec.	3,396	1,024	1,601	770	93	95	589	860	50	1,895
1973 - Jan.	2,327	989	287	1,050	14	81	176	900	33	1,218
Feb.	1,962	641	316	1,104	27	28	213	596	174	980
Mar.	3,935	1,314	804	1,816	89	3	498	931	1,022	1,483

NOTES:

¹ Other issuers are extractive, railroad and other transportation, real estate and finance, and commercial and other.

Source: Securities and Exchange Commission. Estimated data are derived by Federal Reserve based upon available information.

Table 5A
**LARGE LONG-TERM PUBLIC SECURITY ISSUES
 FOR NEW CAPITAL**

OTHER THAN U.S. TREASURY¹

June 1, 1973 through June 15, 1973

ISSUER	TYPE	AMOUNT (MILLIONS OF DOLLARS)	MATURITY	COUPON RATE	OFFERING YIELD	MOODY'S RATING
CORPORATE						
Louisiana Pwr. & Lt.	1st mtge	45.0	2003	8.00	7.88	A
Georgia Pwr.	1st mtge	115.0	2003	7 7/8	7.85	A
Commonwealth Edison	1st mtge	100.0	2003	7 5/8	7.60	Aaa
Potomac Elect. Pwr.	Com stk	60.0	--	--	--	--
Barnett Banks of Fla., Inc.	Com stk	29.5	--	--	--	--
Fla. Pwr.	Com stk	48.9	--	--	--	--
Consolidated Natural Gas	1st mtge	50.0	1998	7 3/4	7.67	Aa
Illinois Pwr.	1st mtge	50.0	2003	7 5/8	7.65	Aa
Consumers Power Co.	Pref stk	75.2	--	7.50	7.65	--
Atlantic City Elect.	1st mtge	30.0	2003	7 3/4	7.69	Aa
Duke Pwr.	1st mtge	100.0	2003	7 3/4	7.70	Aa
Gen'l. Tel. of Wisc	1st mtge	25.0	2003	7 3.4	7.77	A

NOTES:

- Rights offering.

¹ Includes corporate and other security offerings of \$15 million and over.

Table 5B

LARGE LONG-TERM PUBLIC SECURITY ISSUES FOR NEW CAPITAL

OTHER THAN U.S. TREASURY¹

June 1, 1973 through June 15, 1973

ISSUER	TYPE ²	AMOUNT (MILLIONS OF DOLLARS)	MATURITY	COUPON RATE	OFFERING YIELD	MOODY'S RATING
STATE AND LOCAL						
Washington, State of	G.O.	20.0	1974-1998	4.99	4.00-5.25	Aa
Georgia Highway Auth	Ren-rev	19.0	1974-1998	5.13	4.10-5.50	Aa
New York St. Hous. Fin Agcy.	G.O.	168.8	1974-2003	5.76	4.20-5.90	A
Los Angeles DWAP	Rev	23.6	1979-1998	--	4.35-5.20	Aa
Los Angeles DWAP	Rev	23.5	2013	5.29	--	Aa
Seattle, Washington	Ref	41.5	1985-2009	--	4.70-5.60	Aa
Louisiana, State of	G.O.	40.0	1974-1993	4.79	4.00-5.35	A-1
New Castle County, Del.	G.O.	19.8	1974-2003	4.95	4.00-5.20	Aa
West Virginia	G.O.	40.0	1974-1998	4.91	4.05-5.60	A-1

NOTES:

- 1 Includes state and local security offerings of \$10 million and over.
- 2 In case of State and local government securities, G.O denotes general obligation; Rev.-Ut., revenue obligations secured only by income from public utilities; Rev.-Q.-Ut., revenue bonds secured only by income from quasi-utilities; Rev.-S.T., revenue bonds secured by revenue from specific taxes only; Rev.-Rent., revenue bonds secured solely by lease payments.
- 3 Includes foreign government and International Bank for Reconstruction and Development issues and non-guaranteed issues by Federal Agencies.

Table 6A

FORTHCOMING LARGE LONG-TERM PUBLIC SECURITY OFFERINGS FOR NEW CAPITAL

OTHER THAN U.S. TREASURY ¹

As of June 15, 1973

ISSUER	TYPE	AMOUNT (IN MILLIONS OF DOLLARS)	APPROXIMATE DATE OF OFFERING
Ohio Edison	Com stk.	64.5	June 19
Carolina Pwr. & Lt.	Pref stk	50.0	June 19
Investors Realty Tr.	Bonds	15.0	June 19
Realty Refund Trust	Conv debts	20.0	June 19
Mountain States Tel.	Bonds	250.0	June 20
Pacific Pwr. & Lt.	Com stk	43.8	June 20
Arkansas Pwr. & Lt.	1st mtge	40.0	June 21
Appalachian Pwr.	1st mtge	50.0	June 25
Pacific Gas & Elect.	Bonds	150.0	June 26
Instrument Systems Corp.	Sub debts	25.0	June 26
Delmarva Pwr. & Lt.	1st mtge	25.0	June 27
Duquesne Light	1st mtge	35.0	June 28
Michigan General	Bonds	25.0	June 28
Alabama Financial Group, Inc.	Debs	30.0	June
Public Svc. Elect. & Gas	Com stk	92.0	July 10
Michigan Consolidated Gas	Bonds	35.0	July 10
Atlanta Gas Light	Bonds	15.0	July 10
Northern Illinois Gas	Bonds	35.0	July 11
Northern Illinois Gas	Com stk	26.0	July 11
Brooklyn Union Gas	Com stk (rts)	15.0	July 12
Penn. Elect.	Bonds	30.0	July 12
*Portland Gas & Elect.	Pref stk	20.0	July 17
*Wisc. Public Service	Com stk	15.4	July 18
*West Texas Utilities	1st mtge	23.0	July 18

NOTES:

* Included in table for first time.

¹ Includes corporate and other security issues of \$15 million and over.

FORTHCOMING LARGE LONG-TERM PUBLIC SECURITY OFFERINGS FOR NEW CAPITAL OTHER THAN U.S. TREASURY ¹

As of June 15, 1973

ISSUER	TYPE	AMOUNT (IN MILLIONS OF DOLLARS)	APPROXIMATE DATE OF OFFERING
STATE & LOCAL			
Huntsville, Ala.	G.O.	12.3	June 19
Port of New York and New Jersey Auth	Rev.	100.0	June 20
Delaware	G.O.	40.0	June 20
Salt River Project Agr. Imp. & Pwr Dist.	Rev.	75.0	June 20
Washington Sub Sanitary Dist, Hyattsville, Md.	Rev.	27.6	June 20
N.Y. City Housing Dev. Corp.	Gen. Hous. Bonds	62.8	June 20
*Muscogee Co. S/D Ga.	G.O.	12.5	June 21
Greater Anchorage Area Bor, Alaska	G.O.	10.0	June 23
Md. Dept. of Trans.	G.O.	50.0	June 26
Dekalb Co. Sch. Dist. Ga.	G.O.	53.7	June 26
*Washington Pub Pwr Supply Sys.	Rev.	150.0	June 27
Culver City Dev. Agy., Calif	Bonds	16.6	June 27
HUD	Hous. Bond	264.6	June 27
Fremont, Neb	Rev.	21.0	June 28
*Rosebud Co., Mont.	Poll. Cont. Rev.	20.0	June
*Allegheny Co., Pa.	G.O.	32.4	June
San Jose Unified S/D, Calif.	G.O.	13.0	July 3
Wash. Metro	Rev.	150.0	July 11
*New York City	G.O.	325.0	July 11
*Iowa St. Bd. of Regents	Rev.	10.0	July 26
Harris Co., Tex	G.O.	16.0	July
*Los Angeles DWAP	Rev.	18.0	Aug. 15
Charlotte, N.C.	G.O.	22.0	Aug. 21

NOTES:

¹ Includes state and local government issues of \$10 million and over.

² Includes foreign government and International Bank for Reconstruction and Development issues and issues of Federally sponsored agencies.

Table 7
STOCK PRICES AND VOLUME

DATE	STOCK PRICES ¹				TRADING VOLUME ²			
	NYSE INDEX ³	DJ INDUSTRIALS	AMEX ⁴	NASDAQ	NYSE	AMEX	NASDAQ	
1971 - High	57.76 (4/18)	950.82 (4/28)	26.68 (4/28)	112.66 (12/31)	22.1 (2/12)	6.7 (2/5)	8.9 (12/30)	
Low	48.73 (1/4)	797.97 (11/23)	22.72 (1/4)	100.52 (2/26)	11.0 (9/17)	2.7 (8/13)	5.1 (11/26)	
1972 - High	65.14 (12/11)	1036.27 (12/11)	28.53 (4/14)	133.28 (4/21)	21.8 (11/10)	7.4 (3/10)	11.7 (3/10)	
Low	56.23 (1/3)	889.30 (1/3)	25.61 (1/3)	114.88 (1/7)	11.2 (9/8)	2.6 (9/8)	6.5 (9/10)	
1973 - High	65.48 (1/11)	1051.70 (1/11)	26.70 (1/8)	136.18 (1/12)	20.4 (1/12)	4.8 (1/12)	10.4 (1/12)	
Low	54.22 (5/21)	886.51 (5/21)	22.37 (6/4)	100.76 (5/21)	11.4 (6/1)	2.4 (6/1)	5.1 (6/8)	
1973 - April	6	58.23	931.07	24.06	113.27	12.4	2.9	6.5
	13	59.65	959.36	24.18	115.22	15.2	3.1	6.4
	20	59.59	963.20	24.07	114.15	13.2	2.7	5.8
	27	56.86	922.17	23.57	108.40	14.5	3.2	6.2
May	4	58.77	953.87	23.67	110.89	14.5	3.0	6.2
	11	57.43	927.98	23.53	109.10	13.7	2.5	5.5
	18	54.96	895.17	22.81	102.89	15.1	3.0	6.4
	25	56.96	930.84	22.76	105.17	18.0	4.0	6.8
June	1	54.86	893.96	22.49	102.30	11.4	2.4	5.2
	8	56.29	920.00	22.57	103.72	13.3	2.5	5.2
	15	55.36	888.55	22.56	102.26	12.9	2.3	5.1

NOTES:

1 Figures other than highs and lows are Fridays only. Highs and lows are for the year and are not necessarily for Fridays.

2 Volume figures are weekly averages of daily figures (millions of shares). Trading is normally conducted for 5½ hours per day and 5 days per week, or 27½ hours per week. In recent years, however abbreviated trading to the extent, and over the time periods, shown below:

<u>From</u>	<u>Through</u>	<u>Days/Day</u>	<u>Days/Week</u>	<u>Hours/Week</u>
January 3, 1969	July 3, 1969	4	5	20
July 7, 1969	December 31, 1969	4½	5	22½
January 2, 1970	May 1, 1970	5	5	25

3 12/31/65 = 50

4 Average dollar value of shares listed.

Table 8

SECURITY CREDIT

END OF PERIOD	REGULATED MARGIN CREDIT EXTENDED BY			UNREGULATED NONMARGIN STOCK CREDIT AT BANKS ⁴	OTHER SECURITY CREDIT AT BANKS ⁵
	BROKERS ON ¹ MARGIN STOCK	BROKERS ON ² CONVERTIBLE BONDS	BANKS ³		
OUTSTANDING					
1972 - Apr.	7,010	240	967	1,150	1,278
May	7,200	241	994	1,141	1,296
June	7,510	244	955	1,644	1,274
July	7,660	248	979	1,772	1,285
Aug.	7,780	246	1,032	1,800	1,298
Sept.	7,800	248	1,008	1,871	1,255
Oct.	7,800	250	943	1,875	1,351
Nov.	7,890	249	902	1,871	1,296
Dec.	7,900	254	865	1,896	1,528
1973 - Jan.	7,700	249	865	1,940	1,484
Feb.	7,500	248	867	1,954	1,508
Mar.	7,200	244	879	1,917	1,566
Apr.	7,040	232	872	1,969	1,482
CHANGE IN OUTSTANDING					
1972 - Apr.	390	--	16	-8	-16
May	190	1	27	-9	18
June	310	3	39	503	-22
July	150	4	24	128	11
Aug.	120	-2	53	28	13
Sept.	20	2	-24	71	-43
Oct.	--	2	-65	4	96
Nov.	90	-1	-41	-4	45
Dec.	10	5	-37	25	132
1973 - Jan.	-200	-5	--	44	-44
Feb.	-200	-1	2	14	24
Mar.	-300	-4	12	-37	58
Apr.	-160	-12	-7	52	32

NOTES:

- Margin account debt as reported by the New York Stock Exchange, excluding credit for subscription issues and convertible bonds.
- New York Stock Exchange data.
- June data for banks are universe totals; all other data for banks represent estimates for all commercial banks based on reports by a reporting sample, which accounted for 60 per cent of security credit outstanding at banks on June 30.
- Nonmargin stocks are those not listed on a national securities exchange and not included on the Board of Governors of the Federal Reserve System's list of OTC margin stocks. At banks, loans to purchase or carry nonmargin stocks are unregulated; at brokers, such stocks have no value.

³ Includes loans to purchase or carry margin stock if these are unsecured or secured entirely by unrestricted collateral.

Table 9
SAVINGS FLOWS AT NONBANK THRIFT INSTITUTIONS
 IN MILLIONS OF DOLLARS

DATE	MUTUAL SAVINGS BANKS			SAVINGS & LOAN ASSOCIATIONS			TOTAL		
	REGULAR DEPOSITS ¹		NET NEW MONEY ²	SHARE CAPITAL		NET NEW MONEY ²	DEPOSITS		NET NEW MONEY ²
	NET FLOW	ANNUAL GROWTH RATE ³		NET FLOW	ANNUAL GROWTH RATE ³		NET FLOW	ANNUAL GROWTH RATE ³	
	NOT SEASONALLY ADJUSTED								
1970	4,517	6.8	936	10,965	8.1	5,285	15,482	7.7	6,221
1971	9,621	13.5	5,678	28,230	19.3	20,653	37,851	17.5	26,331
1972	9,788	12.0	5,397	32,902	19.5	23,884	42,690	17.0	29,281
1972 - Feb.	931	--	809	2,818	--	2,700	3,749	--	3,509
Mar.	1,507	--	773	4,287	--	2,532	5,794	--	3,305
Apr.	464	--	280	1,744	--	1,668	2,208	--	1,948
1973 - Feb.	551	--	402	1,904	--	1,795	2,455	--	2,197
Mar.	1,102	--	280	3,702	--	1,628	4,804	--	1,908
Apr. p/	100	--	n.a.	866	--	756	966	--	n.a.
	SEASONALLY ADJUSTED								
1972 - Nov.	761	10.2	--	2,246	13.3	--	3,007	12.3	--
Dec.	902	12.0	--	2,164	12.7	--	3,066	12.5	--
1973 - Jan.	808	10.6	--	4,026	23.3	--	4,834	19.4	--
Feb.	465	6.1	--	1,834	10.4	--	2,299	9.1	--
Mar.	579	7.5	--	2,430	13.7	--	3,009	11.8	--
Apr. p/	391	5.0	--	1,294	7.2	--	1,685	6.6	--

NOTES:

1 Regular deposits at mutual savings banks exclude items such as Christmas club and certain escrow accounts, which represent a very small part of total deposits.

2 New deposits net of both withdrawals and interest. Data for S&L's are for insured associations only, which represent 96 per cent of industry total resources.

3 Annual growth rate for monthly data is the annualized monthly percentage increase in deposits.

Source: National Association of Mutual Savings Banks and Federal Home Loan Bank Board.

MORTGAGE COMMITMENTS AT SELECTED THRIFT INSTITUTIONS

BILLIONS OF DOLLARS, SEASONALLY ADJUSTED

PERIOD	OUTSTANDING COMMITMENTS			NET CHANGE		
	TOTAL	ALL SAVINGS & LOAN ASSOCIATIONS	MUTUAL SAVINGS BKS (N.Y. STATE)	TOTAL	ALL SAVINGS & LOAN ASSOCIATIONS	MUTUAL SAVINGS BKS (N.Y. STATE)
	(Billions of Dollars)			Seasonally Adjusted)±/		
1971 - Dec.	16.6	13.1	3.6	.09	-.06	.15
1972 - Jan.	18.0	14.1	3.9	.24	.11	.13
Feb.	19.1	15.0	4.1	1.19	.91	.28
March	19.7	15.4	4.3	.49	.38	.11
April	20.1	15.7	4.4	.42	.29	.13
May	20.6	16.2	4.4	.60	.55	.05
June	20.7	16.3	4.4	.53	.60	-.07
July	21.0	16.5	4.5	.36	.26	.10
Aug.	21.8	17.3	4.5	.83	.76	.07
Sept.	22.9	18.1	4.8	.99	.77	.22
Oct.	23.6	18.7	4.9	.73	.63	.10
Nov.	24.3	19.4	4.9	.73	.69	.04
Dec.	24.9	20.0	4.9	.68	.65	.03
1973 - Jan.	25.9	20.8	5.1	.98	.81	.17
Feb.	26.5	21.5	5.0	.59	.69	-.10
Mar.	26.0	21.2	4.8	-.59	-.38	-.21
Apr.	25.2	20.6	4.6	-.68	-.51	-.17

NOTES:

Based on data from Federal Home Loan Bank Board and Savings Banks Association of New York State. Both series include a minor amount of non-residential commitments; S&L commitments also include loans in process. Net changes are derived directly from unrounded end-of-period outstanding levels as reported and after seasonal adjustment by Federal Reserve. Subtotals may not add to totals because of rounding.

**NET NEW MONEY BORROWINGS
BY MAJOR HOUSING AGENCIES**
IN MILLIONS OF DOLLARS

PERIOD	TOTAL INCLUDING SHORT-TERM DISCOUNT NOTES	INTERMEDIATE AND LONG-TERM ISSUES				FNMA SHORT-TERM DISCOUNT NOTES
		TOTAL	FHLB	FHLMC	FNMA	
1971 - Mar.	-439	-100	-450	--	+350	-339
Apr.	-696	-451	-651	--	+200	-245
May	-388	-453	-452	--	-1	+65
June	-483	-136	-337	--	+201	-347
July	+604	+411	-39	--	+450	+193
Aug.	+335	+200	-87	+300	-13	+135
Sept.	+453	+526	-28	--	+554	-73
Oct.	+942	+849	+200	--	+649	+93
Nov.	-96	+300	-250	--	+550	-396
Dec.	+563	+500	--	--	+500	+63
1972 - Jan.	-259	--	--	--	--	-259
Feb.	+169	+399	-403	+200	+602	-230
Mar.	+176	+248	-2	--	+250	-72
Apr.	+138	-1	-1	--	--	+139
May	+129	+299	-200	+500	-1	-170
June	+599	+813	-1	--	+814	-214
July	-367	-1	-1	--	--	-366
Aug.	+120	-1	-1	--	--	+121
Sept.	+624	+100	--	--	+100	+524
Oct.	-112	-47	+103	--	-150	-65
Nov.	+628	+311	+337	-25	-1	+317
Dec.	+273	+475	-1	76	+400	-202
1973 - Jan.	+131	+122	--	+116	+6	+9
Feb.	+452	+312	+251	+51	+10	+140
Mar.	+582	+378	-1	--	+379	+204

NOTES:

Based on data from Federal Home Loan Bank Board (FHLBB), Federal National Mortgage Assoc. (FNMA) and Federal Home Loan Mortgage Corp. (FHLMC). Intermediate and long-term issues are those with an original maturity of one year or more, including Government National Mortgage Association mortgage backed bonds.

NET CHANGE IN MORTGAGE HOLDINGS

IN MILLIONS OF DOLLARS

PERIOD	TOTAL INCLUDING FNMA-GNMA	FINANCIAL INSTITUTIONS					FNMA-GNMA
		TOTAL	COMMERCIAL BANKS	MSB's	S & L's	INSURANCE COMPANIES	
<u>Not Seasonally Adjusted</u>							
1969	24,074	19,699	5,404	2,682	9,561	2,052	4,375
1970	21,736	16,827	2,462	1,845	10,172	2,348	4,909
1971	41,647	39,259	9,940	3,938	24,160	1,221	2,388
1972	57,107	55,081	15,999	5,377	31,982	1,723	2,026
1972 - July	4,872	4,717	1,500	438	2,758	79	164
Aug	5,931	5,563	1,600	553	3,313	97	368
Sept	5,286	4,918	1,400	502	2,926	90	137
Oct	4,779	4,684	1,400	472	2,673	139	95
Nov	5,114	4,984	1,500	517	2,712	255	130
Dec	5,943	5,811	1,000	598	3,101	1,112	132
1973 - Jan	3,760	3,565	900	458	2,045	162	195
Feb	3,754	3,688	900	331	2,428	29	66
Mar	5,217	5,148	1,200	568	3,303	77	69
Apr	n. a.	n. a.	1,200	506	3,291	n. a.	n. a.
May							
June							
July							
Aug							
<u>Seasonally Adjusted</u>							
1972 - July	4,849	4,593	1,451	472	2,678	101	147
Aug	5,471	5,179	1,477	515	3,108	79	292
Sept	4,748	4,714	1,155	537	2,911	111	34
Oct	4,714	4,738	1,393	484	2,726	135	- 24
Nov	5,282	5,212	1,524	513	2,876	299	70
Dec	5,697	5,601	1,164	525	3,130	782	96
1973 - Jan	4,501	4,273	1,112	475	2,467	219	228
Feb	4,381	4,269	1,079	388	2,730	72	112
Mar	5,472	5,348	1,262	601	3,371	114	124
Apr	n. a.	n. a.	1,162	554	3,206	n. a.	n. a.
May							
June							
July							
Aug							

NOTES:

- Monthly data for commercial banks based on Federal Reserve estimates benchmarked to Call Report data on real estate loans outstanding as available. Other data derived from mortgage debt outstanding as reported separately by National Assn. of Mutual Savings Banks, Federal Home Loan Bank Board, Institute of Life Insurance and, through August 1968, the Federal National Mortgage Association, and thereafter by FNMA and the Government National Mortgage Association. Data for mutual savings banks and for Life Insurance companies may differ somewhat from those derived from regular quarterly series because of minor conceptual differences for which adjustments are not made in the monthly series. Altogether, these groups accounted for 89 per cent of the net increase estimated for all holders in 1972.

- Beginning January 1972 data reflect activity in limited amount of conventional mortgages.

Table 13

NET INCREASE IN MORTGAGE DEBT OUTSTANDING¹

IN BILLIONS OF DOLLARS, SEASONALLY ADJUSTED ANNUAL RATES

QUARTER	TOTAL	RESIDENTIAL			COMMERCIAL	MULTIFAMILY & COMMERCIAL	FARM
		TOTAL	1- to 4- FAMILY	MULTI- FAMILY			
1968 - I	28.1	19.4	16.3	3.1	6.4	9.5	2.3
II	26.4	18.2	15.0	3.2	6.0	9.2	2.2
III	25.5	17.2	13.6	3.5	6.5	10.1	1.8
IV	29.6	20.4	16.5	3.9	7.4	11.3	1.9
1969 - I	32.0	23.8	19.4	4.4	6.0	10.4	2.2
II	29.1	21.5	16.8	4.6	5.4	10.1	2.2
III	25.8	18.7	14.0	4.7	5.3	10.0	1.7
IV	25.2	18.5	13.1	5.4	5.3	10.7	1.4
1970 - I	20.7	14.4	9.4	5.0	4.8	9.8	1.5
II	22.9	16.8	11.6	5.2	4.6	9.8	1.5
III	28.5	21.3	15.0	6.3	5.1	11.5	2.1
IV	31.8	22.8	16.2	6.6	6.8	13.4	2.2
1971 - I	37.5	27.3	19.2	8.0	8.1	16.1	2.2
II	47.8	36.0	26.5	9.4	9.5	18.9	2.3
III	52.2	38.9	30.1	8.8	11.1	19.8	2.3
IV	54.2	40.7	31.9	8.9	11.0	19.9	2.5
1972 - I	62.4	45.4	35.9	9.5	14.5	23.9	2.6
II	64.9	47.1	37.5	9.6	15.2	24.8	2.6
III	65.2	47.3	38.5	8.8	15.2	24.0	2.6
IV	68.4	50.6	40.2	10.4	15.4	25.8	2.5
1973 - I ^{e/}	80.9	59.7	48.5	11.2	18.1	29.2	3.1

NOTES:

- Derived from data on mortgage debt outstanding from Federal Deposit Insurance Corporation, Federal Home Loan Bank Board, Institute of Life Insurance, National Association of Mutual Savings Banks, Departments of Commerce and Agriculture, Federal National Mortgage Association, Federal Housing Administration, Veterans Administration and Comptroller of the Currency. Separation of nonfarm mortgage debt by type of property, where not available, and interpolations and extrapolations, where required, estimated mainly by Federal Reserve.
- May differ somewhat from related flow of funds series mainly because of more aggregative type of seasonal adjustment.
- Residential mortgage debt includes nonfarm only and is sum of 1-to 4- family and multifamily mortgage debt combined.

Table 14

PRIVATE HOUSING PERMITS, STARTS, COMPLETIONS, AND MOBILE HOME SHIPMENTS

IN THOUSANDS OF UNITS, SEASONALLY ADJUSTED ANNUAL RATES

16

PERIOD	PERMITS			STARTS			COMPLETIONS			MOBILE HOME SHIPMENTS
	TOTAL	1-FAMILY	2-OR MORE FAMILY	TOTAL	1-FAMILY	2-OR MORE FAMILY	TOTAL	1-FAMILY	2-OR MORE FAMILY	
1972 - January	2,204	1,098	1,106	2,439	1,395	1,044	1,968	1,154	814	554
February	2,056	959	1,097	2,540	1,281	1,260	2,088	1,141	947	552
March	2,007	954	1,053	2,313	1,310	1,003	1,983	1,137	846	595
April	1,991	963	1,028	2,204	1,215	989	1,954	1,154	799	634
May	1,955	923	1,032	2,318	1,308	1,011	1,891	1,121	770	572
June	2,121	989	1,132	2,315	1,283	1,032	1,904	1,125	779	583
July	2,108	1,013	1,095	2,244	1,319	925	1,891	1,095	799	556
August	2,237	1,031	1,206	2,424	1,373	1,051	1,973	1,210	763	534
September	2,265	975	1,290	2,426	1,382	1,045	1,972	1,118	853	494
October	2,216	1,086	1,130	2,446	1,315	1,131	1,945	1,156	789	548
November	2,139	961	1,178	2,395	1,324	1,071	1,980	1,153	828	666
December	2,377	947	1,430	2,369	1,207	1,162	2,147	1,168	980	606
1973 - January	2,218	1,057	1,161	2,497	1,450	1,047	2,147	1,324	823	648
February	2,191	1,068	1,123	2,456	1,372	1,084	2,038	1,258	780	642
March	2,071	989	1,082	2,248	1,247	1,001	2,122	1,276	846	737
April	1,793	895	898	2,103	1,191	912				

NOTES:

Private building permits (for 13,000 areas with permit systems, excluding farm), starts and completions are Census Bureau data, with completions converted to a seasonally adjusted annual rate by the Federal Reserve. A dwelling unit is started when excavation begins. In the case of apartment buildings, all units are considered started at that time; however, all such units are considered completed when half of the units in the structure are ready for use. Private mobile home shipments are Mobile Home Manufacturers Assoc. data converted to seasonally adjusted annual rate by Census Bureau.

Table 15
AVERAGE RATES AND YIELDS ON HOME MORTGAGES

PERIOD	CONVENTIONAL LOANS PRIMARY MARKET				HUD(FHA) INSURED LOANS SECONDARY MARKET			SPREAD BETWEEN RETURNS ON CONVENTIONAL AND HUD(FHA) NEW HOME MORTGAGES (BASIS POINTS)	NEW Aaa UTILITY BOND YIELD (IN PER CENT)	
	NEW HOMES		EXISTING HOMES		NEW HOMES					
	RATE (IN PER CENT)	SPREAD (BASIS POINTS)	RATE (IN PER CENT)	SPREAD (BASIS POINTS)	YIELD (IN PER CENT)	SPREAD (BASIS POINTS)	DISCOUNT (PERCENTAGE POINTS)			
1971 - High	7.95	.52	8.05	.62	7.97	.31	7.8	.28	8.04	
	Low	7.55	.01	7.65	.06	7.32	.07	2.7	7.28	
1972 - High	7.70	.61	7.75	.66	7.57	.48	4.7	.14	7.45	
	Low	7.55	.15	7.60	.20	7.45	.05	3.7	7.09	
1972 -	Jan	7.60	.39	7.70	.49	7.49	.28	4.0	.11	7.21
	Feb	7.60	.26	7.65	.31	7.46	.12	3.8	.14	7.34
	Mar	7.55	.31	7.60	.36	7.45	.21	3.7	.10	7.24
	Apr	7.60	.15	7.65	.20	7.50	.05	4.1	.10	7.45
	May	7.60	.22	7.70	.32	7.53	.15	4.3	.07	7.38
	June	7.60	.28	7.70	.38	7.54	.22	4.4	.06	7.32
	July	7.65	.27	7.70	.32	7.54	.16	4.4	.11	7.38
	Aug	7.65	.28	7.70	.33	7.55	.18	4.5	.10	7.37
	Sept	7.70	.30	7.75	.35	7.56	.16	4.6	.14	7.40
	Oct	7.70	.32	7.75	.37	7.57	.19	4.7	.13	7.38
	Nov	7.70	.61	7.75	.66	7.57	.48	4.7	.13	7.09
	Dec	7.70	.55	7.75	.60	7.56	.41	4.6	.14	7.15
1973 -	Jan	7.70	.32	7.75	.17	7.55	.17	4.5	.15	7.38
	Feb	7.75	.35	7.80	.40	7.56	.16	4.6	.19	7.40
	Mar	7.80	.31	7.85	.36	7.63	.14	5.2	.17	7.49
	Apr	7.90	.44	7.90	.44	7.73	.27	5.9	.17	7.46
	May	7.95	.44	8.00	.49	7.79	.28	6.4	.16	7.51 p/

NOTES:

1 Gross yield spread is average mortgage return before deducting servicing costs, minus average yield on new issues of high-grade utility bonds with 5-year call protection.

Rates on conventional first mortgages (excluding additional fees and charges) are based on unweighted HUD (FHA) field office opinions on prevailing contract interest rates in the market areas of the insuring offices, rounded to the nearest 5 basis points. For secondary market data, weighted HUD office opinions on the average bid price for HUD (FHA) loans with minimum down-payment, prepaid in 15 years, for immediate delivery, are used.

FNMA AUCTION RESULTS HOME MORTGAGE COMMITMENTS

DATE OF AUCTION	GOVERNMENT-UNDERWRITTEN			CONVENTIONAL		
	AMOUNT (IN MILLIONS OF DOLLARS)		AVERAGE YIELD	AMOUNT (IN MILLIONS OF DOLLARS)		AVERAGE YIELD
	OFFERED	ACCEPTED		OFFERED	ACCEPTED	
1972 - Oct. 10	--	--	--	42.2	37.2	7.90
16	271.2	224.9	7.73	--	--	--
30	186.4	162.7	7.74	--	--	--
Nov. 6	--	--	--	75.0	68.0	7.90
13	78.7	49.2	7.72	--	--	--
27	60.8	36.6	7.70	--	--	--
Dec. 4	--	--	--	36.4	30.9	7.87
11	82.2	42.4	7.68	--	--	--
26	108.7	66.3	7.69	--	--	--
1973 - Jan. 2	--	--	--	39.3	25.5	7.84
8	74.2	61.3	7.69	--	--	--
22	107.0	92.1	7.70	--	--	--
Feb. 5	128.7	65.4	7.71	--	--	--
6	--	--	--	100.9	62.9	7.89
19	110.3	71.6	7.73	--	--	--
21	--	--	--	66.0	49.6	7.92
Mar. 5	170.8	107.7	7.75	--	--	--
6	--	--	--	60.3	44.3	7.95
19	297.3	168.7	7.81	--	--	--
21	--	--	--	86.8	56.4	8.02
Apr. 2	234.6	145.9	7.86	--	--	--
3	--	--	--	111.9	81.6	8.11
16	216.6	190.7	7.89	--	--	--
17	--	--	--	111.0	88.4	8.17
30	261.2	185.9	7.92	128.9	88.2	8.23
May 14	258.3	187.7	7.96	117.6	84.4	8.31
29	212.4	140.0	8.00	113.3	74.0	8.39
June 11	184.5	142.2	8.04	110.1	74.1	8.44

NOTES:

Average secondary market yields are gross before deduction of the fee of 38 basis points paid for mortgage servicing. They reflect the average accepted bid yield for home mortgages assuming a prepayment period of 12 years for 30-year loans, without special adjustment for Federal National Mortgage Association (FNMA) commitment fees and FNMA stock purchase and holding requirements on 4-month commitments. Mortgage amounts offered by bidders relate to total eligible bids received.