

# CURRENT JOURNALS

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This section consists of the following:

*Journal Index.* Contents of current journals.

*Subject Index.* Articles are indexed by topic classification, then are in alphabetical order by author.

*Author Index.* Topic classifications follow the author's names.

*Journals Surveyed.*

# Journal Index: Contents of Current Journals

**American Economic Review**—Volume 85, Number 1; March 1996

**Munnell, Alicia; Tootell, Geoffrey; Brown, Lynn; McEneaney, James.** Mortgage Lending in Boston: Interpreting HMDA Data

**Appraisal Journal**—Volume 64, Number 4; October 1996

**Asabere, Paul K.; Huffman, Forrest E.** Negative and Positive Impacts of Golf Course Proximity on Home Prices

**Battuello, Gary A.** Appraisal Issues in the Valuation of Extremely Large Buildings

**Bible, Douglas S.; Hsieh, Cheng-Ho.** Warehouse Buildings and Geographic Information Systems

**Dannis, Charles G.** Back to School Time

**Fellows, James A.** The Legal Doctrine of Regulatory Takings: An Evolving Issue

**Gibbons, James E.** Financial Views: Summer 1996

**Gragg, Steven R.** Appraisals and Evaluations—Matching Valuation Products to Credit Risk

**Hartmann, Robert W.** Valuation for Loans on Restaurants

**Janavicius, John M.** A Formula for Tax Appraisals of Multi-Tenant Properties

**Jortberg, Richard E.** Retail Market Analysis: An Intermediate Approach to Estimate Demand

**Lenhoff, David C.** Completing the Four-Page and Eight-Page Apartment Appraisal Forms

**Roddewig, Richard.** Stigma, Environmental Risk, and Property Value: Ten Critical Inquiries

**Stiegler, M.H.** City's Eminent Domain Power Does Not Extend to Donating Land for Construction of State Prison

**Stiegler, M.H.** Income Approach Is Essential to Valuation of Shopping Mall Anchor Store

**Stiegler, M.H.** Participation in Section 42 Low-Income Housing Program Subject to Restricted Use and Reduced Assessed Value

**Stiegler, M.H.** Pollution Control Equipment Is Deductible from Market Value in Tax Assessment Cases

**Straka, Thomas J.; Billard, Steven H.** Land Expectation Value Calculation in Timberland Valuation

**Weber, William; DeVaney, Mike.** Can Consumer Sentiment Surveys Forecast Housing Starts?

**Appraisal Journal**—Volume 65, Number 1; January 1997

**Balogh, Colin.** Partitioning and the Valuation Process

**Benton, Alvin O.; Vernor, James D.** Seeking Equity in the Ad Valorem Taxation of Anchor Department Stores

**Caples, Stephen c.; Hanna, Michael E.; Premeaux, Shane R.** Least Squares Versus Least Absolute Value in Real Estate Appraisals

**Edmonds, Charles P.; Keating, David Michael; Stanwick, Sarah.** Wetland Mitigation

**Ellsworth, Richard K.** Valuing Waste-to-Energy Facilities

**Kummerow, Max.** Logical Steps in Property Valuation

**Love, Terrence L.** New Light Construction Technologies for Residential and Small Commercial Buildings

**Macauley, Charles R.** Special Benefit/Proportionate Assessment: Funding for Public Improvements

**Newell, Graeme.** The Quality of Appraisal Reports in Australia

**Roddewig, Richard J.** Temporary Stigma: Lessons from the Exxon Valdez Litigation

**Smolen, Gerald E.; Hambleton, Donald Casey.** Is the Real Estate Appraiser's Role Too Much to Expect?

**Wilson, Donald C.** The Principle of Rank Substitution

**Wilson, Donald C.** Utility Bargaining and Value: Reconsidering the Traditional Assumption That Value Equals Utility

**Canadian Journal of Economics**—Volume 29; April 1996

- Capozza, Dennis R.; Lee, Sohan.** Portfolio Characteristics and Net Asset Values in REITs  
**Gencay, Ramazan; Yang, Xian.** Forecast Comparisons of Residential Housing Prices by Parametric and Semi-parametric Regression  
**Jones, Lawrence D.** Housing Tenure Transition and Dissaving by the Elderly  
**Keuschnigg, Christian; Nielsen, Soren.** On the Phenomenon of Vacant Land  
**McDonald, Darla Hatton; Veeman, Michele M.** Valuing Housing Characteristics: A Case Study of Single-Family Houses in Edmonton, Alberta  
**Park, Tae H.; Switzer, Lorne N.** An Economic Analysis of Real Estate Swaps

**Economic Journal**—Volume 106, Number 434; January 1996

- Black, Jane; de Meza, David; Jeffreys, David.** House Price, the Supply of Collateral, and the Enterprise Economy

**Environment and Planning**—Volume 28, Number 1; January 1996

- Dooling, J.; Ford, J.** The New Homeownership: The Impact of Labour Market Developments on Attitudes Toward Owning Your Own Home

**Geographical Analysis**—Volume 28, Number 1; January 1996

- Fortney, John.** A Cost-Benefit Location-Allocation Model for Public Facilities: An Econometric Approach

**Geographical Analysis**—Volume 28, Number 2; April 1996

- Arentze, Theo A.; Borgers, Aloys W.J.; Timmermans, Harry J.P.** An Efficient Search Strategy for Site-Selection Decisions in an Expert System

**Housing Policy Debate**—Volume 7, Number 3; 1996

- Best, Richard.** Successes, Failures, and Prospects for Public Housing Policy in the United Kingdom  
**Epp, Gayle.** Emerging Strategies for Revitalizing Public Housing Communities  
**Heumann, Leonard F.** Assisted Living in Public Housing: A Case Study of Mixing Frail Elderly and Younger Persons with Chronic Mental Illness and Substance Abuse Histories  
**Peterman, William.** The Meanings of Resident Empowerment: Why Just About Everybody Thinks It's a Good Idea and What It Has to Do with Resident Management  
**Vale, Lawrence J.** Public Housing Redevelopment: Seven Kinds of Success  
**von Hoffman, Alexander.** High Ambitions: The Past and Future of American Low-Income Housing Policy

**Housing Policy Debate**—Volume 7, Number 4; 1996

- Gabriel, Stuart A.** Urban Housing Policy in the 1990s  
**Wolch, Jennifer R.** Community-Based Human Service Delivery

**Journal of Housing Economics**—Volume 5, Number 4; December 1996

- Blackley, Dixie M.; Shepard, III, Edward M.** The Diffusion of Innovation in Home Building  
**Bogdon, Amy S.** Homeowner Renovation and Repair: The Decision to Hire Someone Else to Do the Project  
**Goodman, Allen C.** John M. Yinger. Closed Doors, Opportunities Lost: The Continuing Costs of Housing Discrimination  
**Haurin, Donald R.; Brasington, David.** School Quality and Real House Prices: Inter- and Intrametropolitan Effects

**Knight, John R.; Sirmans, C.F.** Depreciation, Maintenance, and Housing Prices

**Journal of Housing Economics**—Volume 6, Number 1; March 1997

- Abraham, Jesse M.; Theobald, H. Scott.** A Simple Prepayment Model for Commercial Mortgages  
**Allgood, Sam; Moore, Myra L.; Warren, Ronald S.** The Duration of Sheltered Homelessness in a Small City  
**Buttimer, Richard J.; Kau, James B.; Slawson, V. Carlos.** A Model for Pricing Securities Dependent upon a Real Estate Index  
**Read, Colin.** Development Effort in Speculative Real Estate Competitions  
**Thorson, James A.** The Effect of Zoning on Housing Construction

**Journal of Housing Research**—Volume 7, Number 2; 1996

- Case, Karl E.; Shiller, Robert J.** Mortgage Default Risk and Real Estate Prices: The Use of Index-Based Futures and Options in Real Estate  
**Chinloy, Peter.** Real Estate Cycles: Theory and Empirical Evidence  
**Cho, Man.** House Price Dynamics: A Survey of Theoretical and Empirical Issues  
**Malpezzi, Stephen.** Housing Prices, Externalities, and Regulation in U.S. Metropolitan Areas

**Journal of Property Management**—Volume 61, Number 5; September-October 1996

- Anderson Jr., Jackson L.** Lead Liability  
**Combs, John G.** The Urge to Merge  
**Franklin, Howard.** Bugs!  
**Hoffman, Patricia A.** The Aura of a Winner  
**Johnson, Michael K.; Goss, Rosemary C.** Today's Successful Property Manager  
**Lane, John E.** Exposing the Truth  
**Lipman, Francine J.; Williamson, James E.** Windfall Deductions from Changing Depreciation  
**Miller, Peter.** Top Ten Reasons People Become Apartment Managers  
**Ralph, Mike.** Asphalt Care: Slipping Through the Cracks?  
**Robertson, Shirley A.** On the Run: Learning Outside the Classroom  
**Romano, Ellen.** Rainbow Retailing: Marketing to Ethnic Trade Areas  
**Wadsworth, Kent Hansen.** Amber Waves of Gain  
**Woodbury, Carol.** GIS Software

**Journal of Property Management**—Volume 61, Number 6; November-December 1996

- Barnhart, Aaron.** Building Net Gain: An On-Line Presence Can Give Your Company the Bottom-Line Advantage  
**Cannata, Jack, Jr.** Teaching Residents the Safer Path  
**Evans, Michael L.** Synthetic Real Estate: Corporate America Goes Off Balance Sheet  
**Franklin, Howard.** The Web Marketing Revolution: Isn't It Time to Trade Your Buggy for a Benz?  
**Godi, Art.** NAR: Not Just Residential  
**Hunt, Don; Edwards, Brian.** Mission Possible: Real Estate Research On-Line  
**Koziol, Richard S.** Replace or Re-cover?: A Low-Slope Roof Conundrum  
**Levine, Mark Lee.** Testing the Waters in Vietnam  
**Marting, Brad.** Maximizing Rental Income  
**Nichols, Phillip G.** Side-Stepping Liability During a Sale  
**Palzer, James C.** Carving Out Value  
**Wadsworth, Kent Hansen.** Less Opulence More Options: What Commercial Tenants Really Want

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- Adler, Jane.** Boom and Bust: Gone for Good?  
**Adler, Jane.** Real Estate 97: On an Even Keel at Last?  
**Bergsman, Steve.** Virtual Reality  
**Levine, Mark Lee.** A New Threat to Deferred Exchanges

- MacLatchie, Kevin P.** Take Control  
**McCarthy, Patrick M.; Mihlmester, Philip E.** HVAC Audits  
**Messina, Harris.** Potential Traps for Exchanges  
**Miller, Richard; Young, Craig.** Charitable Remainder Trusts and the Property Manager  
**Mistick, Deborah A.; Mistick, David J.** Disaster: A Success Story  
**Wadsworth, Kent Hansen.** Gatekeepers Without Keys?  
**Wadsworth, Kent Hansen.** Telecommunications Invasion  
**Waters, John F.** A Lone Star Is Reborn

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- Black, Roy T.; Diaz, III, Julian.** The Use of Information Versus Asking Price in the Real Property Negotiation Process  
**Gallimore, Paul.** Confirmation Bias in the Valuation Process: A Test for Corroborating Evidence  
**Heald, David; Scott, David A.** The Valuation of NHS Hospitals Under Capital Charging  
**Wiltshaw, D.G.** Spatial Autocorrelation and Valuation Accuracy: A Neglected Methodological Problem  
**Wyatt, Peter.** The Development of a Property Information System for Valuation Using a Geographical Information System (GIS)

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- Bourassa, Steven C.; Neutze, Max; Strong, Ann Louise.** Assessing Betterment Under a Public Premium Leasehold System: Principles and Practice in Canberra  
**Crosby, Neil; Newell, Graeme; Matysiak, George; French, Nick; Rodney, Bill.** Client Perception of Property Investment Valuation Reports in the United Kingdom  
**Hendershott, Patric H.** Uses of Equilibrium Models in Real Estate Research  
**Hoesli, Martin; Thion, Bernard; Watkins, Craig.** A Hedonic Investigation of the Rental Value of Apartments in Central Bordeaux

**The Journal of Real Estate Finance and Economics**—Volume 14, Number 1/2; January-March 1997

- Can, Ayse; Megbolugbe, Isaac.** Spatial Dependence and House Price Index Construction  
**Case, Bradford; Pollakowski, Henry O.; Wachter, Susan M.** Frequency of Transaction and House Price Modeling  
**Chinloy, Peter; Cho, Man; Megbolugbe, Isaac F.** Appraisal, Transaction Incentives, and Smoothing  
**Dombrow, Jonathan; Knight, J.R.; Sirmans, C.F.** Aggregation Bias in Repeat-Sales Indices  
**Follain, James R.; Calhoun, Charles A.** Constructing Indices of the Price of Multifamily Properties Using the 1991 Residential Finance Survey  
**Gatzlaff, Dean H.; Haurin, Donald R.** Sample Selection Bias and Repeat-Sales Index Estimates  
**Geltner, David.** Bias and Precision of Estimates of Housing Investment Risk Based on Repeat-Sales Indices: A Simulation Analysis  
**Goetzmann, William N.; Spiegel, Matthew.** A Spatial Model of Housing Returns and Neighborhood Substitutability  
**Goodman, Allen C.; Goodman, Jr., John L.** The Co-op Discount  
**Kiel, Katherine A.; Zabel, Jeffrey E.** Evaluating the Usefulness of the American Housing Survey for Creating House Price Indices  
**Kuo, Chiong-Long.** A Bayesian Approach to the Construction and Comparison of Alternative House Price Indices  
**Meese, Richard A.; Wallace, Nancy E.** The Construction of Residential Housing Price Indices: A Comparison of Repeat-Sales, Hedonic-Regression, and Hybrid Approaches  
**Steele, Marion; Goy, Richard.** Short Holds, the Distributions of First and Second Sales, and Bias in the Repeat-Sales Price Index  
**Thibodeau, Thomas G.** Introduction: Special Issue on House Price Indices

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- Asabere, Paul K.; Huffman, Forrest E.** Thoroughfares and Apartment Values  
**Benjamin, John D.; Sirmans, G. Stacy.** Mass Transportation, Apartment Rent, and Property Values

- Bible, Douglas S.; Hsieh, Cheng-Ho.** Applications of Geographic Information Systems for the Analysis of Apartment Rents
- Des Rosiers, Francois; Theriault, Marius.** Rental Amenities and the Stability of Hedonic Prices: A Comparative Analysis of Five Market Segments
- Hardin, III, William G.; Wolverton, Marvin L.** The Relationship Between Foreclosure Status and Apartment Price
- Kim, Kee S.; Nelson, Walt A.** Assessing the Rental Value of Residential Properties: An Abductive Learning Networks Approach
- Pagliari, Jr., Joseph L.; Webb, James R.** On Setting Apartment Rental Rates: A Regression-Based Approach
- Springer, Thomas M.; Waller, Neil G.** Maintenance of Residential Rental Property: An Empirical Analysis

**Journal of Real Estate Taxation**—Volume 24, Number 2; Winter 1997

- Charyk, William R.** The Partnership Corner
- Cuff, Terence Floyd.** Tax-free Real Estate Transactions
- Friedrich, Craig W.** IRS Rules That Receipt of Federal Disaster Relief Does Not Adversely Affect Amount of Low-Income Housing Credit
- Friedrich, Craig W.** Spouse Vacating Marital Home Pursuant to Divorce Cannot Defer Recognition of Gain on Sale Under Section 1034
- Gardner, Robert L.; Randall, Boyd C.; Stewart, Dave N.** Does Razavi Provide a Blueprint for Section 280A Rental Agreements?
- Howe, Victoria M.** Automatic Revenue Procedure Allows Businesses to Recoup Missed Depreciation Deductions
- Miller, Joel E.** All Section 216 Co-ops Held Free of Section 277 but Subject to Subchapter T Deduction Limits
- Rubin, Blake D.; Teplinsky, Steven B.** A Comprehensive Guide to Partnership Terminations, Including the Impact of the New Proposed Regulations
- Short, Andrew M.** Debt Modification Under the Final Cottage Savings Regulations

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- Cuff, Terence Floyd.** Tax-Free Real Estate Transactions
- Friedrich, Craig W.** Recent Developments
- Gerson, Marc J.** International Developments
- Klein, Paul E.** Tax Workshop
- Lipman, Francine J.; Williamson, James E.** Will Refinancing an Installment Sale Obligation Trigger Recognition of Gain?
- Melone, Matthew A.** The Proposed Section 467 Regulations: Long-Awaited Rules Introduce Complexity, Uncertainty, and Opportunities
- Novogradac, Michael J.** The Low-Income Housing Credit
- Siegel, Robert S.; Doyle, Mary B.** Sales of Real Estate with Contingent Payment Debt
- Wood, Robert W.** Charitable Contributions

**Journal of Urban Economics**—Volume 39, Number 1; January 1996

- Man, Joyce Y.; Bell, Micheal E.** The Impact of Local Sales Tax on the Value of Owner-Occupied Housing

**Journal of Urban Economics**—Volume 39, Number 2; March 1996

- Mills, Edwin S.; Simenaure, Ronald.** New Hedonic Estimates of Regional Constant Quality House Prices

**Land Economics**—Volume 72, Number 1; February 1996

- Thorson, James A.** An Examination of the Monopoly Zoning Hypothesis

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**Tabuchi, Takatoshi.** Quality Premia in Real Property Markets

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**Horowitz, Andrew W.** Wage-Homestead Tenancies: Technological Dualism and Tenant Household Size

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**Madhusudhan, Ranjana G.** Betting on Casino Revenues: Lessons from State Experience

**Maki, Dean M.** Portfolio Shuffling and Tax Reform

**National Tax Journal**—Volume 50, Number 1; March 1997

**Boarnet, Marlon G.** Infrastructure Services and the Productivity of Public Capital: The Case of Streets and Highways

**Bovenberg, A. Lans; Goulder, Lawrence H.** Costs of Environmentally Motivated Taxes in the Presence of Other Taxes: General Equilibrium Analyses

**Oates, Wallace E.; Schwab, Robert M.** The Impact of Urban Land Taxation: The Pittsburgh Experience

**Real Estate Economics**—Volume 25, Number 1; Spring 1997

**Agostini, Stephen J.; Richardson, Sandra J.** A Human Development Index for U.S. Cities: Methodological Issues and Preliminary Findings

**Bogdon, Amy S.; Can, Ayse.** Indicators of Local Housing Affordability: Comparative and Spatial Approaches

**Deutsch, Edwin.** Indicators of Housing Finance Related Intergenerational Wealth Transfers

**Li, Ying; Rosenblatt, Eric.** Can Urban Indicators Predict Home Price Appreciation? Implications for Redlining Research

**Malpezzi, Stephen; Mayo, Stephen K.** Housing and Urban Development Indicators: A Good Idea Whose Time Has Returned

**Pennington-Cross, Anthony.** Measuring External Shocks to the City Economy: An Index of Export Prices and Terms of Trade

**Real Estate Economics**—Volume 25, Number 2; Summer 1997

**Eichholtz, Piet M. A.** A Long-Run House Price Index: The Herengracht Index, 1628–1973

**Green, Richard K.** Follow the Leader: How Change in Residential and Non-residential Investment Predict Changes in GDP

**Liu, Crocker H.; Hartzell, David J.; Hoesli, Martin E.** International Evidence on Real Estate Securities as an Inflation Hedge

**Nanda, Sudhir; Owers, James E.; Rogers, Ronald C.** An Analysis of Resolution Trust Corporation Transactions: Auction Market Process and Pricing

**Peterson, James D.; Hsieh, Cheng-Ho.** Do Common Risk Factors in the Returns on Stocks and Bonds Explain Returns on REITs?

**Wang, Ko; Erickson, John.** The Stock Performance of Securitized Real Estate and Master Limited Partnerships  
**Ziobrowski, Alan J.; Ziobrowski, Brigitte J.; Rosenberg, Sidney.** Currency Swaps and International Real Estate Investment

**Real Estate Finance**—Volume 13, Number 3; Fall 1996

**Addae-Dapaah, Kwame; Kion, Choo Boon.** International Diversification of Property Stock: A Singaporean Investor's Viewpoint

**Brueggeman, William B.** The Relative Attraction of CBD Versus Suburban Locations in Major Office Markets  
**Edelstein, Robert H.; Kroll, Cynthia A.** Assessing the Reemerging California Economy

- Ghosh, Chinmoy; Miles, Mike; Sirmans, C.F.** Are REITS Stocks?  
**Gregovich, Pete; Lukowski, Phil; McSkimming, Steve; Morse, Don.** Going Beyond the AIMR Performance Presentation Standards: Recommendations on Distributed Income Returns  
**Li, Ling Hin.** Determining Asset Value in China  
**Miles, Mike.** What's All This Talk About Overbuilding?  
**Miller, Norman G.** Web Implications and Resources for Real Estate Finance  
**Mueller, Glenn R.; DeBeau, James F.** Computer Review of REIS Online  
**Muldavin, Scott R.** Increased Transaction Activity Stimulates Strategic Changes  
**Rubin, Barbara; Barnes, Walter C.; Felletter, John P.; Kozel, Peter P.** Public Versus Private Markets: Comparing CMBS and Commercial Whole-Loan Yields  
**Salisbury, William J.** Managing Commercial Real Estate for Institutional Investors: Some Special Federal Tax Considerations

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- Dannis, Charles G.; Mackowiak, Daniel C.; Prindle, Ross.** Market Value Accounting by Institutional Investors: Considerations in the Valuation of Commercial Mortgage Assets and Liabilities  
**Geltner, David; Hanson, JoAnn; Loeb, Donald.** Land Investment in the Institutional Portfolio: Evidence from an Historical Return Index  
**Ghosh, Chinmoy; Nag, Raja; Sirmans, C.F.** Is There a Window of Opportunity? Stock Market Performance of REITs Around Secondary Equity Offerings  
**Giliberto, Michael.** A Performance Benchmark for Commercial Mortgages  
**Goodman, Jack.** Apartment Demographics: Good for the Long Haul?  
**Greig, Wylie.** Standardizing Information on Privately Held Real Estate Investments  
**McCadden, Daniel; McNally, Peter.** U.S. Pension Fund Investments in Real Estate: Current and Future Investment Strategy  
**Miles, Mike.** The Evolution of Real Estate Investment Management: Important Lessons from the Money Management Industry  
**Miles, Mike; Mahoney, Joseph.** Is Commercial Real Estate an Inflation Hedge?  
**Muldavin, Scott R.** Capital Markets Due Diligence  
**Sirmans, C.F.** Research on Discounted Cash Flow Models  
**Ziering, Barry; McIntosh, Will.** Revisiting the Case for Including Core Real Estate in a Mixed-Asset Portfolio

**Real Estate Issues**—Volume 21, Number 2; August 1996

- Chai, Young W.** A Simplified Approach to Understanding Capitalization Rates  
**Gelbtuch, Howard C.** Factory Outlet Centers: Public Versus Private Pricing  
**Gold, Richard B.** The Nine Percent Solution  
**Kelly, Hugh F.** Recent Evidence on Investor Preferences and Yield Requirements  
**Kinnard Jr., William N.; Geckler, Mary Beth; Geckler, John K.; DeLoitte, Jake W.** Capitalization Rates for Regional Shopping Centers: Anchor Department Stores Versus Mall Stores  
**Marchitelli, Richard; MacCrate, James R.** REITs and the Private Market: Are Comparisons Meaningful?  
**Riggs Jr., Kenneth P.** Pricing Risk: Choosing a Discount Rate  
**Sivitanides, Petros S.; Sivitanidou, Rena C.** Office Capitalization Rates: Why Do They Vary Across Metropolitan Markets?  
**Wincott, D. Richard; Hoover, Kevin A.; Grissom, Terry V.** Capitalization Rates, Discount Rates, and Reasonableness

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- Fellows, James A.; Yuhas, Michael A.** Sales of Realty in an Era of Tax Reform: Capital Gain Versus Ordinary Income  
**Henderson, Douglas A.** Start Spreading the News: EPA and HUD Lead-Based Paint Disclosure Regulations  
**Jennings, Marianne M.** The Evolving Nature of Title Insurance as a Contract: Removing the Notions of Panacea  
**Kanner, Gideon.** Tennis Anyone? How California Judges Made Land Ransom and Art Censorship Legal  
**Poindexter, Georgette C.** Estopped in the Name of Waiver: The Role of Waiver and Estoppel in Commercial Leasing

- Powell, Frona M.** The Public Trust Doctrine: Implications for Property Owners and the Environment  
**Powell, Frona M.** The Reserved Water Rights Doctrine  
**Witner, Larry; Lynch, Michael F.** Involuntary Conversions, Divorce and the Two-Year Rollover Rule, and Prefabricated Homes

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**Lahey, Karen Eilers; Redle, David A.** The Ohio Experience: The Effectiveness of Mandatory Real Estate Disclosure Forms  
**Moore, Gary S.** Notice and Consent to the Financial and Legal Obligations in Property Owners' Associations  
**Pancak, Katherine A.; Miceli, Thomas J.; Sirmans, C.F.** Real Estate Agency Reform: Meeting the Needs of Buyers, Sellers, and Brokers  
**Pinover, Eugene A.; Levine, Janice E.; Ulene, Douglas.** Resolving Retail Lease and Related Disputes: Part 2  
**Powell, Frona M.** Recent Challenges to the Constitutionality of CERCLA Under the Commerce Clause  
**Witner, Larry.** Tax Ideas: Current Developments

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- Adendorff, M.J.; Nkado, Raymond N.** Increasing Corporate Value Through Strategic Real Estate Management  
**Bachner, Robert L.** Selecting the Replacement Property in a Deferred Exchange  
**Bird, Bruce M.; Burton, James H.; Platau, Steven M.** Seller-paid Points: A Neglected Marketing Technique  
**Brooks, Peter S.** Resolution of Renewal Rentals in Land Lease  
**Bruno, Carl.** Separation Packages, Golden Parachutes, and Other Emotional Issues  
**Buch, Joshua.** The Full Cost of a Home Mortgage Loan Revisited  
**Cohen, Jerome M.** Resolution of Commercial Lease Disputes: Part 1  
**Cymrot, Allen.** The Impact on U.S. Real Estate of the Change in Employer/Employee Relationships  
**Foster, Edward I.** The Jeopardized Deductibility of Lessee's Lease Termination Payment  
**Levy, Gerald M.** Issues and Solutions in Real Estate Appraisal, Arbitration, and Mediation Proceedings  
**Miller, Stephen C.** Resolving Real Estate Tax Certiorari Disputes by Arbitration  
**Pinover, Eugene A.; Ulene, Douglas.** Resolving Retail Lease and Related Disputes: Part 1  
**Roulac, Stephen E.; Medzigian, Michael G.** What Makes a Great Hotel Property?  
**Segal, Mark A.** Tax Deductions for Victims of Real Estate Theft and Fraud  
**Tanju, M. Neset.** Losses from Derivatives Can Be Linked to Bad Accounting  
**Winger, Alan R.** Don't Sell Commercial Real Estate Short!

**Real Estate Review**—Volume 26, Number 4; Winter 1997

- Boyce, Timothy J.** Recent Developments in Credit Tenant Loans  
**Cohen, Jerome M.** Resolution of Commercial Lease Disputes: Part 2  
**Cymrot, Allen.** The Pricing of Equity REIT Stocks  
**Halper, Emanuel B.** Use and Exclusive Clauses in Banking Institution Leases  
**Jackson, Thomas O.** Investing in Contaminated Real Estate  
**Levy, Andrew H.; Furman, David J.** Financial and Legal Complexities of Credit-Based Lending to Real Estate Entitles with Multiple Assets  
**Levy, Gerald M.** Dispute Resolution Under the Arbitration Rules for the Real Estate Industry (Including a Mediation Alternative)  
**Mitchell, Patricia A.** Value Creation: A Key to Maximizing Compensation  
**Netter, Edith M.** Mediating Land Use Disputes: Part I  
**Stein, Joshua.** Hotel Loans: Underwriting, Structuring, and Lenders' Due Diligence  
**Warren, Charles B.** Some Perspective on Highest and Best Use

**Regional Policy**—Volume 30, Number 3; June 1996

- Adair, Alistair; Berry, James; Mcgreal, Stanley.** The Interaction Between Housing Markets, the Development Process, and Planning Policy in the Belfast Urban Area  
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**Green, Richard K.** Should the Stagnant Homeownership Rate Be a Source of Concern?

**Regional Studies**—Volume 30, Number 1; February 1996

**Demertzis, Maria; Hallett, Andrew Hughes.** Regional Inequalities and the Business Cycle: An Explanation of the Rise in European Unemployment

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**Forrest, Ray; Gordan, David; Murie, Alan.** The Position of Former Council Homes in the Housing Market  
**Mandic, Srna; Clapham, David.** The Meaning of Home Ownership in the Transition from Socialism: The Example of Slovenia

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**Doogan, Kevin.** Labour Mobility and the Changing Housing Market  
**Gandil, Mohammad M.** The Impact of Dwelling Quality and Neighbourhood Quality on the Estimation of the Income Elasticity of Demand for Rental Housing in Jeddah, Saudi Arabia  
**Stephens, Mark.** Institutional Responses to the U.K. Housing Market Recession

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**Meen, Geoffrey.** Ten Propositions in U.K. Housing Macroeconomics: An Overview of the 1980s and Early 1990s

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**Clapham, David.** Housing and the Economy: Broadening Comparative Housing Research

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**Tang, Zilai; Batey, Peter W.J.** Intra-Urban Spatial Analysis of Housing-Related Urban Policies: The Case of Liverpool, 1981–1991