

THE VOICE OF REAL ESTATE IN *Abilene* NEWSLETTER



JANUARY 2026

2025 Directors

- Cheyenne Toliver, Place 8 (2024-2026)
- Suzanne Fulkerson, Place 9 (2024-2026)
- Tina Irias, Place 1 (2025-2027)
- Pam Yungblut, Place 2 (2025-2027)
- Shelly Brooks, Place 3 (2025-2027)
- Rebecca Huff, Place 4 (2026-2028)
- Karlena Brooks, Place 5 (2026-2028)
- Phil Hill, Place 6 (2026-2028)
- Staci Boren, Immediate Past President 2025
- Cristy Vines, WCR President
- Tammy Kister, 2026 MLS Chair/
NTREIS President
- Gary Bone, Region 2 RVP
- Kay Spiva FPC Jodey Arrington Liaison
TR Director

2025 Officers

- Maegan Brest, President
- Steve Stovall, President-Elect
- Terri Scott, Membership VP
- Rob Cunningham, Secretary
- Beki Kofoed, Program VP



AAOR CALENDAR OF EVENTS

January

January 6th @ 8:30 AM

Membership Committee

January 6th @ 8:30 AM

Commercial Meeting

January 6th @ 11:45 AM

Program Luncheon

January 8th @ 8:30 AM

Budget Committee

January 8th @ 8:30 AM

New Member Orientation Day 1

January 9th @ 8:30 AM

New Member Orientation Day 2

January 13th @ 12 PM

Lunch & Learn (Women's Council Luncheon)

January 19th @ 8:30 AM

Executive Meeting

January 20th @ 11:45 AM

Business Luncheon

January 22nd @ 8:30 AM

Board of Directors

January 22nd @ 8:30 AM

Housing Opportunities Meeting

January 22nd @ 1 PM

Virtual Broker Open

January 28th @ 10 AM

DEI Committee

AAOR CALENDAR OF EVENTS



February 3rd @ 8:30 AM
Membership Committee

February 3rd @ 9 AM
Commercial Meeting

February 3rd @ 11:45 AM
Program Luncheon

February 5th @ 8:30 AM
New Member Orientation Day 1

February 6th @ 8:30 AM
New Member Orientation Day 2

February 10th @ 11:45 AM
Women's Council Luncheon

February 11th @ 1 PM
Virtual Broker Open

February 12th @ 8:30 AM
Budget Committee

February 16th @ 8:30 AM
Executive Meeting

February 19th @ 8:30 AM
Board of Directors

February 19th @ 8:30 AM
Housing Opportunities Meeting

February 25th @ 10 AM
DEI Committee

February 28th @ 10 AM
Home Buying Seminar



Membership Changes

NEW REALTORS®

Misti Andress
Real Broker

Randy Kinnison ^(Secondary)
Premier Ranch Properties, LLC

Skylar Williams
KW Synergy

TRANSFERS

Terri Collum:
Epique Realty LLC
to
Coldwell Banker Apex

NEW BROKERS

Lee Lin ^(Secondary) Rockhood Inc. - RH Advisors
Joachim Vu ^(Secondary) Premier Ranch Properties, LLC
Kay Spiva Spiva Real Estate

NEW AFFILIATES

Rogelio Gamboa
First Response Home Inspections

NEW BROKERAGES

Rockhood Inc. - RH Advisors Lee Lin ^(Secondary)
Premier Ranch Properties, LLC Joachim Vu ^(Secondary)
Spiva Real Estate Kay Spiva

INACTIVE MEMBERS

Laurie McAdams	Coldwell Banker Apex
Jessica Reynolds	EXP Realty
Patrick Keely	EXP Realty
Brian Hall	EXP Realty
Julie Poer	EXP Realty

OVERALL NUMBER OF MEMBERS AS OF JANUARY 6TH, 2026

Brokers: 183

REALTORS®: 639

Secondary: 89

TOTAL REALTORS®: 726

TOTAL AFFILIATES: 199

*Thank you &
Welcome to the
ABILENE AOR*

**NEW MEMBER
ORIENTATION
FEBRUARY
5th & 6th**

January BIRTHDAYS

JANET BATISTE 1-1
SHELBY THOMAS 1-2
SHANA HINYARD 1-4
KARIE ZONKER 1-5
JOSH RADER 1-7
CHRISTINA ROSAS 1-8
ANN CARR 1-8
CHRISTOPHER ARNETT 1-10
LAUREN MESSINA 1-10
CONNOR SMITH 1-10
ALEX WHITTEN 1-11

GREG VALENTINE 1-12
DYLAN BURNETT 1-14
BRITTANY BINDER 1-17
BRANNON BARNES 1-17
CHELSEA SIQUEIROS 1-17
KRISTEN KYKER 1-18
ERIK JOHNSON 1-18
MATTHEW MUZECHENKO 1-19
VALARIE KENNEDY 1-19
DARRELL MEISSNER 1-20
DAWN SHAFER 1-21
MIRANDA SIMON 1-22

PHILIP RIDLEY 1-23
DEREK PETERSON 1-24
STACY GARCES 1-24
KAYLA GOODMAN 1-25
MATTHEW STOVALL 1-28
CHRIS COLLINS 1-29
CHARLIE THUNE 1-29
SHELLY BROOKS 1-29
AMY DUGGER 1-29
JENNIFER LEVRETS 1-29
KAITLYN HARBIN 1-31

February BIRTHDAYS

TAI ANN McCLENDON 2-1
ANGELA TOMLIN 2-2
RICHARD BARTO 2-2
AUDREY STALLINGS 2-2
DAVID ROBINSON 2-2
CHARLES FERGUSON 2-2
ANDREW FOX 2-3
LUKE HARWELL 2-3
GARRETT IRVIN 2-3
NICHOLAS FALLECKER 2-3
KATHLEEN WOOD 2-3
JACK KISER 2-4
KEITH TURNER 2-4
JEANINE WEISE 2-4
JIM BAKER 2-4
LUCY BISHOP 2-5

JESSICA GUTIERREZ 2-5
JAMIE KELLEY 2-6
JAMIE ARNOLD 2-7
BRANDI SMITH 2-7
LAURA GILMORE 2-7
JUSTIN ENGLEMAN 2-8
GREGORY RAY 2-8
BECKY SPIVEY 2-9
MARITZ O'CONNOR 2-12
JUDITH MANSKE 2-13
PAULA BEALL 2-14
TIFFANY GUTIERREZ 2-14
JAMIE DALZELL TAYLOR 2-14
SHELLEY WATSON 2-15
GEORGIA GOWDY 2-15
KIM PECK 2-17
PATRICK KEELY 2-17
CORTENEY ARMSTRONG 2-18
KELSEY HOLSON 2-18
KAY SPIVA 2-18
STEPHEN EVANS 2-21
JESSICA BRIGMAN 2-21
KAYLA GARCIA BUSH 2-22
RHONDA HATCHETT 2-23
JENNA DAHLBERG 2-23
KYLE MOORE 2-23
SHELLEY CHILDRESS 2-24
CHAR GLIDDEN 2-25
DEBRA JONES 2-26
TERESA VILLARREAL 2-28
JOSE QUINENEZ 2-28



Taylor County Housing Report

December 2025



Median price

\$250,000



6%

Compared to December 2024

Price Distribution



Active listings



41.7%

375 in December 2025



Closed sales



69.2%

225 in December 2025



Days on market

Days on market 58

Days to close 37

Total 95

7 days less than December 2024



Months of inventory

1.9

Compared to 4.1 in December 2024

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.



ABILENE 
ASSOCIATION of REALTORS®

Taylor County Housing Report

2025



Median price

\$247,990

↓ 0.8 %

Compared to 2024

Price Distribution



Active listings

↓ 12.3 %

577 in 2025



Closed sales

↑ 27.1 %

2,403 in 2025



Days on market

Days on market	59
Days to close	37
Total	96

1 day more than 2024



Months of inventory

1.9

Compared to 4.1 in 2024

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Abilene Housing Report

December 2025



Median price

\$244,497

↑ 2.4%

Compared to December 2024

Price Distribution



Active listings

↓ 49.5%

262 in December 2025



Closed sales

↑ 77.3%

195 in December 2025



Days on market

Days on market 53

Days to close 38

Total 91

3 days less than December 2024



Months of inventory

1.5

Compared to 3.9 in December 2024

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TEXAS REALTORS®

TEXAS A&M UNIVERSITY
Texas Real Estate Research Center

ABILENE
ASSOCIATION of REALTORS®

Abilene Housing Report

2025



Median price

\$235,000

↓ 0.6%

Compared to 2024

Price Distribution



Active listings

↓ 14.9%

439 in 2025



Closed sales

↑ 28.2%

2,029 in 2025



Days on market

Days on market 55

Days to close 36

Total 91

1 day less than 2024



Months of inventory

1.5

Compared to 3.9 in 2024

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 TEXAS REALTORS®

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Texas Real Estate Research Center

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Callahan County Housing Report

December 2025



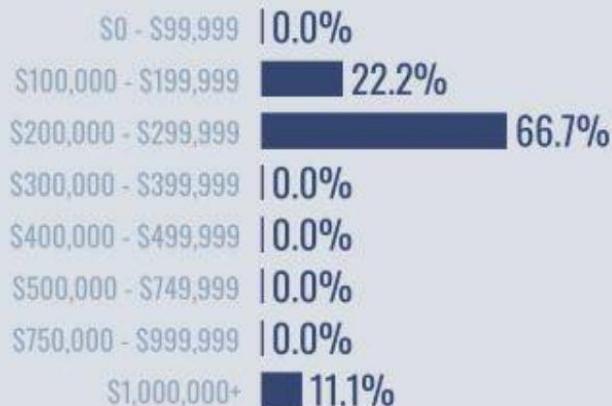
Median price

\$234,488

↑ 20.1%

Compared to December 2024

Price Distribution



Active listings

↓ 3.6%

53 in December 2025



Closed sales

↓ 10%

9 in December 2025



Days on market

Days on market	107
Days to close	53
Total	160

57 days more than December 2024



Months of inventory

3.9

Compared to 4.6 in December 2024

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Callahan County Housing Report

2025



Median price

\$225,000

↑ 10.6%

Compared to 2024

Price Distribution



Active listings

↑ 19.3%

68 in 2025



Closed sales

↑ 15.5%

164 in 2025



Days on market

Days on market	86
Days to close	42
Total	128

23 days more than 2024



Months of inventory

3.9

Compared to 4.6 in 2024

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 TEXAS REALTORS®

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ASSOCIATION of REALTORS®

Eastland County Housing Report

December 2025



Median price

\$149,498

↓ 18.1 %

Compared to December 2024

Price Distribution



Active listings

↑ 12.9 %

114 in December 2025



Closed sales

0 %

Flat

14 in December 2025



Days on market

Days on market 161

Days to close 39

Total 200

65 days more than December 2024



Months of inventory

8.8

Compared to 9.2 in December 2024

About the data used in this report

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Eastland County Housing Report

2025



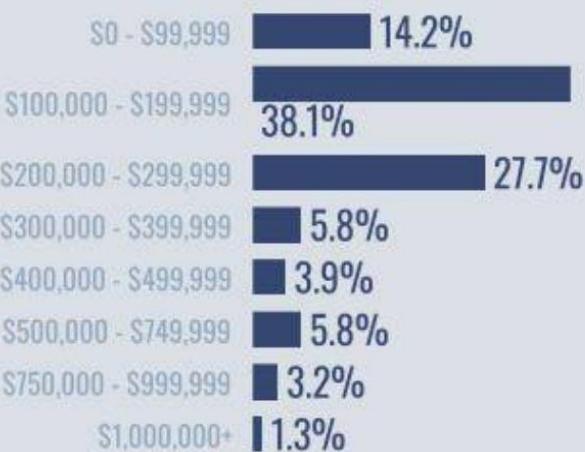
Median price

\$190,000

↑ 4.1%

Compared to 2024

Price Distribution



Active listings

↑ 27.9%

133 in 2025



Closed sales

↑ 17.4%

155 in 2025



Days on market

Days on market	103
Days to close	40
Total	143

16 days more than 2024



Months of inventory

8.8

Compared to 9.2 in 2024

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Haskell County Housing Report

December 2025



Median price

\$135,000

↑ 35 %

Compared to December 2024

Price Distribution



Active listings

0 %

Flat

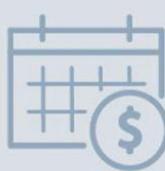
25 in December 2025



Closed sales

↑ 50 %

6 in December 2025



Days on market

Days on market	48
Days to close	34
Total	82

121 days less than December 2024

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Months of inventory

5.6

Compared to 5.9 in December 2024



Haskell County Housing Report

2025



Median price

\$119,950



26.9 %

Compared to 2024

Price Distribution



Active listings



4 %

26 in 2025



Closed sales



5.9%

54 in 2025



Days on market

Days on market

90

Days to close

34

Total

124

29 days less than 2024



Months of inventory

5.6

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Compared to 5.9 in 2024



Jones County Housing Report

December 2025



Median price

\$282,500

↑ 71.2%

Compared to December 2024

Price Distribution



Active listings

↓ 18.5%

53 in December 2025



Closed sales

↑ 33.3%

12 in December 2025



Days on market

Days on market	85
Days to close	37
Total	122

14 days less than December 2024



Months of inventory

4.1

Compared to 6.2 in December 2024

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Jones County Housing Report

2025



Median price

\$215,000

↑ 10.4 %

Compared to 2024

Price Distribution



Active listings

↓ 5.8 %

65 in 2025



Closed sales

↑ 25.6 %

157 in 2025



Days on market

Days on market	89
Days to close	43
Total	132

12 days more than 2024



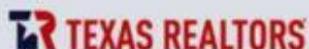
Months of inventory

4.1

Compared to 6.2 in 2024

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Shackelford County Housing Report

December 2025



Median price

\$265,000

↓ 26.4 %

Compared to December 2024

Price Distribution



Active listings

↓ 66.7 %

5 in December 2025



Closed sales

0 %

Flat

1 in December 2025



Days on market

Days on market 221

Days to close 16

Total 237

190 days more than December 2024



Months of inventory

2.9

Compared to 15.0 in December 2024

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Shackelford County Housing Report

2025



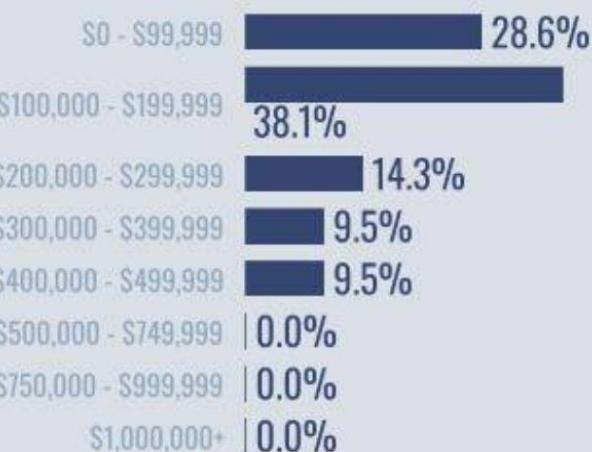
Median price

\$152,000

↓ 44.7%

Compared to 2024

Price Distribution



Active listings

↓ 16.7%

10 in 2025



Closed sales

↑ 75%

21 in 2025



Days on market

Days on market	113
Days to close	45
Total	158

42 days more than 2024



Months of inventory

2.9

Compared to 15.0 in 2024

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*...in the Lead
& Leading it Home!*



ABILENE & DYESS AFB welcomes the B-21



JOHN NICHOLS

MAJOR GENERAL,
USAF (Retired)

Vice President,
Military Affairs





Installation Banquet



*Congratulations to the
2026
ACAOR President,
Maegan Brest!!*





Cindi Bulla

2020 Texas Realtors Chairman
2025 Texas Realtor of the Year





Installation Banquet

Sponsorships

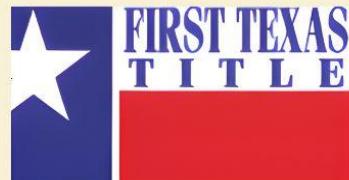
Special thanks to our sponsors:

High Roller Sponsor

Worth
Moutray



Open Bar Sponsor



Royal Flush Sponsor



Valet Parking Sponsor



Photo Booth Sponsor



Lucky Seven Sponsors



Award Table Sponsor





2026

*Unlock
the door to
success with
classes
at your
AAOR!*



UPCOMING CLASSES & TRAININGS

❖ UNDERSTANDING CONTINGENCY SITUATIONS

February 3rd 1:00 p.m. – 4:00 p.m. CE: 3 Hours \$ 45.00

❖ REAL ESTATE ETHICS & REALTOR CODE OF ETHICS

February 17th 9:00 a.m. – 12:00 p.m. CE: 3 Hours \$ 45.00

❖ TREC LEGAL UPDATE I & II

February 19th 8:30 a.m. – 5:00 p.m. CE: 8 Hours \$ 90.00

These classes may be taken via ZOOM, or in person at the AAOR office.



Visit the events calendar at www.abileneaor.com
for details, pricing & updates



2026

*Unlock
the door to
success with
classes
at your
AAOR!*

UPCOMING CLASSES & TRAININGS



❖ TREC LEGAL UPDATE I & II

January 15th 8:30 a.m. – 5:00 p.m. CE: 8 Hours \$ 90.00

❖ BROKER RESPONSIBILITY

January 16th 9:00 a.m. CE: 6 Hours \$ 75.00

❖ DEATH ON A PROPERTY

January 19th 1:00 p.m. – 4:00 p.m. CE: 3 Hours \$ 45.00

❖ THE FORMS YOU NEED TO KNOW

January 24th 1:00 p.m. – 4:00 p.m. CE: 3 Hours \$ 45.00

These classes may be taken via ZOOM, or in person at the AAOR office.



Visit the events calendar at www.abileneaor.com
for details, pricing & updates

Lunch provided by



Lunch and Learn Tax & Investing

January 13, 2026

Cost - Free to members

\$35 non/future members

11:45am - 1:00pm

626 S. Pioneer Dr.



Kelley Hathorn, CPA



Manager, Tax & Accounting Services

Kelley is an outstanding accountant and tax preparer with a tremendous knowledge of the U.S. Tax Code, who joined our team in 2013. As the Tax Manager for our co-located accounting and tax firm, Carter & Beard, P.C., she is focused on tax planning, the preparation of tax returns, and providing comprehensive accounting and payroll services to small business owners. She has a broad range of experience in both public and private accounting, including serving as the controller of a car dealership and assisting her husband in numerous business ventures.

Kelley's husband, Mark, is a recently retired tennis coach after many years at McMurry University and Wylie High School in Abilene. He now enjoys driving a bus, managing their sno-cone stands, and spending time with his family. They have three daughters, Amy, Madison, and Kaitlyn, and three grandchildren.

EDUCATION

- Bachelor of Business Administration in Accounting (Summa Cum Laude), McMurry University

LICENSES & CREDENTIALS

- Certified Public Accountant, State of Texas

XOXOXOXOXOXOXOX

YOU'RE INVITED TO A
**AAOR Favorite
Things Membertine
PARTY**

February 26 At 5 pm

Bring 5 of the same item you love, unwrapped, and you'll leave with 5 new favorite things. Items are typically around \$10–\$20 each, but bring what feels comfortable to you. Appetizers and beverages will be provided.

Abilene Country Club – Wine Room

If you have any questions, please call Maegan 325.280.3393