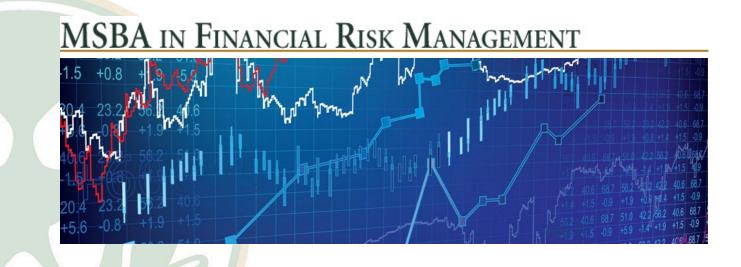
Finance & Real Estate

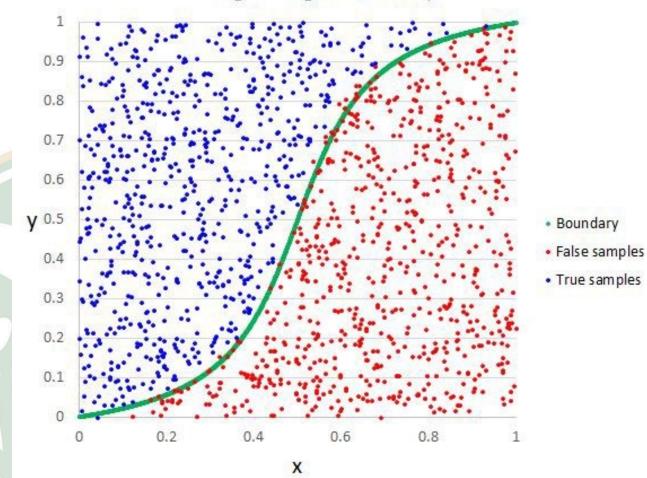
Personal and Professional Business Explorations in Finance and Real Estate

Financial Risk Management



- Logistic regression is another technique borrowed by machine learning from the field of statistics. It is the go-to method for binary classification problems (problems with two class values).
- Logistic regression is like linear regression in that the goal is to find the values for the coefficients that weight each input variable. Unlike linear regression, the prediction for the output is transformed using a non-linear function called the logistic function.
- The logistic function looks like a big S and will transform any value into the range 0 to 1. This is useful because we can apply a rule to the output of the logistic function to snap values to 0 and 1 (e.g. IF less than 0.5 then output 1) and predict a class value.

Logistic Regression Example



- Because of the way that the model is learned, the predictions made by logistic regression can also be used as the probability of a given data instance belonging to class 0 or class 1. This can be useful for problems where you need to give more rationale for a prediction.
- Like linear regression, logistic regression does work better when you remove attributes that are unrelated to the output variable as well as attributes that are very similar (correlated) to each other. It's a fast model to learn and effective on binary classification problems.

- Logistic regression is a variation of ordinary regression which is used when the dependent (response) variable is a dichotomous variable (i. e. it takes only two values, which usually represent the occurrence or non-occurrence of some outcome event, usually coded as 0 or 1) and the independent (input) variables are continuous, categorical, or both.
- For instance, in credit card company, the client default or not.

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29 36 1 30 36 1	27	35	1
30 36 1	28	35	0
	29	36	1
31 36 1	30	36	1
	31	36	1

The Linear Probability Model

Binary logistic regression is a type of regression analysis where the dependent variable is a dummy variable: coded 0 (did not vote) or 1(did vote)
 In the OLS regression:

 $Y = \gamma + \phi X + e$; where Y = (0, 1)

The error terms are heteroskedastic

- e is not normally distributed because Y takes on only two values
- The predicted probabilities can be greater than 1 or less than 0

The Logistic Regression Model

Unlike ordinary linear regression, logistic regression does not assume that the relationship between the independent variables and the dependent variable is a linear one. Nor does it assume that the dependent variable or the error terms are distributed normally.

The "logit" model solves these problems: $\ln[p/(1-p)] = \alpha + \beta X + e$

p is the probability that the event Y occurs, p(Y=1)
p/(1-p) is the "odds ratio"
ln[p/(1-p)] is the log odds ratio, or "logit"

Logistic Regression

- Response Presence/Absence of characteristic
- Predictor Numeric variable observed for each case
- Model $p(x) \equiv$ Probability of presence at predictor level x

$$p(x) = \frac{e^{\alpha + \beta x}}{1 + e^{\alpha + \beta x}}$$

• $\beta = 0 \implies$ P(Presence) is the same at each level of x

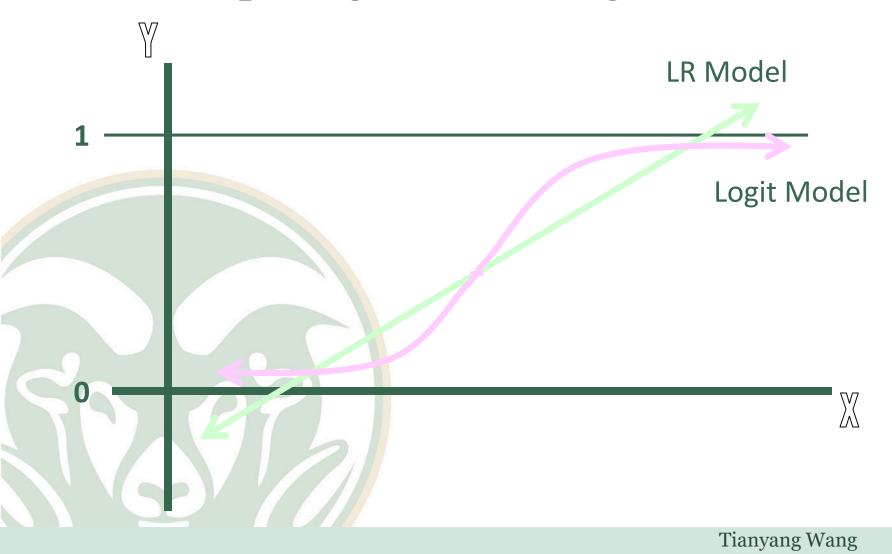
 $\beta > 0 \implies P(Presence) \text{ increases as } x \text{ increases}$

 $\beta < 0 \implies P(Presence)$ decreases as x increases

Logistic Regression Example 1 0.9 0.8 0.7 0.6 **y** 0.5 Boundary False samples 0.4 True samples 0.3 0.2 0.1 0 0.2 0.4 0.6 0.8 1 0 X



Comparing LR and Logit Models



Maximum Likelihood Estimation

□ MLE is a statistical method for estimating the coefficients of a model.

The likelihood function (L) measures the probability of observing the particular set of dependent variable values (p1, p2, ..., pn) that occur in the sample:

L = Prob (p1*p2***pn)

- □ The higher the L, the higher the probability of observing the ps in the sample.
- □ MLE involves finding the coefficients (α , β) that makes the log of the likelihood function (LL < 0) as large as possible

CSU

Example: Credit Card Default

	Δ	D	C	D	E	E	C	Ц	
1	A	B	C	D	E	F	G	H	
1	_	Default		1-p(x)	V(x)	In V(x)		b0	b1
2	20		0.685347058					1.663148	-0.04423
3	23	1	0.656052371	0.343947629	0.656052371	-0.42151			
4	24	1	0.646003201	0.353996799	0.646003201	-0.43695		obj	-65.2721
5	25	0	0.635823405	0.364176595	0.364176595	-1.01012			
6	25	0	0.635823405	0.364176595	0.364176595	-1.01012			
7	26	1	0.625520567	0.374479433	0.625520567	-0.46917			
8	26	0	0.625520567	0.374479433	0.374479433	-0.98222			
9	28	1	0.604578221	0.395421779	0.604578221	-0.50322			
10	28	0	0.604578221	0.395421779	0.395421779	-0.9278			
11	29	0	0.593955934	0.406044066	0.406044066	-0.90129			
12	30	1	0.583244999	0.416755001	0.583244999	-0.53915			
13	30	1	0.583244999	0.416755001	0.583244999	-0.53915			
14	30	1	0.583244999	0.416755001	0.583244999	-0.53915			
15	30	1	0.583244999	0.416755001	0.583244999	-0.53915			
16	30	0	0.583244999	0.416755001	0.416755001	-0.87526			
17	30	1	0.583244999	0.416755001	0.583244999	-0.53915			
18	32	1	0.56159543	0.43840457	0.56159543	-0.57697			
19	32	1	0.56159543	0.43840457	0.56159543	-0.57697			
20	33	1	0.550676629	0.449323371	0.550676629	-0.59661			
21	33	1	0.550676629	0.449323371	0.550676629	-0.59661			
22	34	0	0.539708774	0.460291226	0.460291226	-0.7759			
23	34	0	0.539708774	0.460291226	0.460291226	-0.7759			
24	34	1	0.539708774	0.460291226	0.539708774	-0.61673			
25	34	1	0.539708774	0.460291226	0.539708774	-0.61673			

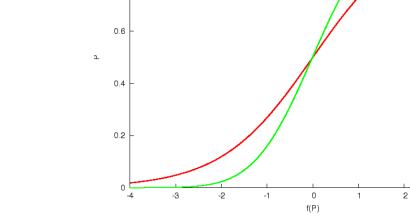
Multiple Logistic Regression

- Extension to more than one predictor variable (either numeric or dummy variables).
- With *p* predictors, the model is written:

$$p = \frac{e^{\alpha + \beta_1 x_1 + \dots + \beta_p x_p}}{1 + e^{\alpha + \beta_1 x_1 + \dots + \beta_p x_p}}$$
$$\log(\frac{p}{1-p}) = \alpha + \beta_1 x_1 + \dots + \beta_p x_p$$

Normal (Probit) Regression

- ε is distributed as a standard normal
 - Mean zero
 - Variance 1



0.8

- Evaluate probability (y=1)
 - $\Pr(\mathbf{y}_i=1) = \Pr(\mathbf{\varepsilon}_i > -\mathbf{x}_i \,\beta) = 1 \Phi(-\mathbf{x}_i \,\beta)$
 - Given symmetry: $1 \Phi(-x_i \beta) = \Phi(x_i \beta)$
- Evaluate probability (y=0)
 - $Pr(y_i=0) = Pr(\varepsilon_i \le -x_i\beta) = \Phi(-x_i\beta)$
 - Given symmetry: $\Phi(-x_i\beta) = 1 \Phi(x_i\beta)$