AREA DESCRIPTION
Security Map of Los Angeles County

1. POPULATION:
a. Increasing Moderately Decreasing
b. Class and Occupation Business & professional men, executives, capitalists, etc.
c. Foreign Families 0 %

d. Negro 0 %
e. Shifting or Infiltration None

2. BUILDINGS:
a. Type and Size 7-10 rooms
b. Construction Stucco & frame
c. Average Age 7 years
d. Repair Good
e. Occupancy 100%
f. Owner-occupied 95%
g. 1935 Price Bracket $ 8000-15,000 % change
h. 1937 Price Bracket $ 8500-17,500 15 %
i. 1939 Price Bracket $ 8500-17,500 0 %
j. Sales Demand Fair to slow
k. Predicted Price Trend (next 6-12 months) Static
l. 1935 Rent Bracket $ Not a % change
m. 1937 Rent Bracket $ rent %
n. Rent Bracket $ area %
o. Rental Demand
p. Predicted Rent Trend (next 6-12 months) 2 story frame & stucco

3. NEW CONSTRUCTION (past yr.) No. 20 Type & Price $12500-25000 How Selling Owner built

4. OVERHANG OF HOME PROPERTIES: a. HOLC 0 b. Institutions 0

5. SALE OF HOME PROPERTIES (2 yr.) a. HOLC 1 b. Institutions 0

6. MORTGAGE FUNDS: Ample 7. TOTAL TAX RATE PER $1000 (1938) $ .54 .50

8. DESCRIPTION AND CHARACTERISTICS OF AREA:

Terrain: Rolling, hillside to hilltop. Topographic hazards increase cost of construction in many cases. Land improved 50% of a possible 80% susceptible of development. Deed restrictions, including perpetual racial protection, are adequate and enforced. Conveniences are all reasonably available for an area of this character. This area is from 15 to 20 years old. It was more or less dormant for a number of years but is now showing a revival and activity has been quite noticeable for past 5 years. Construction is largely super standard quality, and maintenance is of excellent quality. Architectural designs are harmonious and plating shows great engineering skill. Population is homogeneous and community pride is evident. This is one of the best developments sponsored by the Los Angeles Investment Co. Homesites sell for from $1500 up and many afford views of a large section of the city of Los Angeles. There are no apparent derogatory influences and the trend of desirability will be upward for many years to come. The area is splendidly located and is accorded a "high green" grade.

9. LOCATION View Park SECURITY GRADE 1st + AREA NO. A-6 DATE 5-15-3