AREA DESCRIPTION
Security Map of LOS ANGELES COUNTY

1. POPULATION: a. Increasing Rapidly Decreasing Static
b. Class and Occupation Factory workers, laborers, artisans, mechanics, etc.
c. Foreign Families Few Nationalities None subversive d. Negro 0%
e. Shifting or Infiltration Not apparent

2. BUILDINGS:
PREDOMINATING OTHER TYPE
a. Type and Size 4 and 5 rooms
b. Construction Frame and stucco
c. Average Age 6 years
d. Repair Poor to fair
e. Occupancy 97%
f. Owner-occupied 50%
g. 1935 Price Bracket $2000 to $1500
h. 1937 Price Bracket $ Bond situation
i. 1939 Price Bracket $2000 to $3000
j. 1937 Rent Bracket $2000 to $2500
k. Predicted Rent Trend (next 6-12 months) Static
l. 1935 Rent Bracket $15 to $25
m. 1937 Rent Bracket $15 to $70
n. 1939 Rent Bracket $15 to $70
o. Sales Demand Fair
p. Predicted Price Trend (next 6-12 months) Static

3. NEW CONSTRUCTION (past yr.) No.

4. OVERHANG OF HOME PROPERTIES:
a. HOLC 2
b. Institutions Few

5. SALE OF HOME PROPERTIES (3 yr.)
a. HOLC 3
b. Institutions Many

6. MORTGAGE FUNDS Limited

7. TOTAL TAX RATE PER $1000 (193__) $55.40

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
Terrain: Low lying level, no con-
struction hazards. Land improved 20%. Deed restrictions are said to apply to
subversive racial elements only. Zoning is mixed but is preponderantly single
family residential. Conveniences are all available but not readily so and trans-
portation is inadequate. Many streets unimproved and sewers are very generally
lacking. This low income workingmen's district has been under development for
the past 12 or 15 years. Growth has been greatly retarded by overlapping Advalo-
rem tax districts. Much of the area has now been cleared of these but not all.
This favorable development, coupled with several large industries moving into the
neighborhood and the stimulus of FHA Title I Class 3 and Title II financing, has
had the effect of greatly increasing building activity. Construction varies widely
ranging from "Jerry built" substandard largely financed with FHA Title I Class 3
loans to fair standard quality financed with FHA Title II insured mortgages. The
better quality construction being largely in the western parW Maintenance shows
but little pride of occupancy, and population is inclined to be heterogeneous.
The pattern of the area is far from definite and with the complete clearing of
the Ad Valorem tax situation the area may emerge from the present unsettled condi-
tion, which has prevailed for the past decade, to achieve a higher grade than the
"low yellow" assigned at this time.

9. LOCATION Lynwood SECURITY GRADE 3rd - AREA NO. G-145 DATE (16/39)
CAUTION: This area is currently affected in whole or in part by an Ad valorem
Tax District, Individual properties should be checked for this hazard.