AREA DESCRIPTION

Security Map of Los Angeles County

1. POPULATION:
   a. Increasing   Slowly   Decreasing   Static
   b. Class and Occupation: Oil well workers, laborers, truck farmers & WPA workers
      Income $700-$800
   c. Foreign Families 15% Nationalities: Mexicans, Japanese & Italians
   d. Negro 0%
   e. Shifting or Infiltration: None apparent

2. BUILDINGS:
   a. Type and Size
      PREDOMINATING 80%
      OTHER TYPE 20%
      Frame
   b. Construction
   c. Average Age
      14 years
   d. Repair
      Poor to fair
   e. Occupancy
      96%
   f. Owner-occupied
      25%
   g. 1935 Price Bracket
      $1250-1750
   h. 1937 Price Bracket
      $1500-2000
   i. 1939 Price Bracket
      $1500-2000
   j. Sales Demand
      Poor
   k. Predicted Price Trend
      (next 6-12 months)
      Static
   l. 1935 Rent Bracket
      $10.00-15.00
   m. 1937 Rent Bracket
      $12.50-20.00
   n. 1939 Rent Bracket
      $12.50-20.00
   o. Rental Demand
      Fair
   p. Predicted Rent Trend
      (next 6-12 months)
      Static
      $1750-2500

3. NEW CONSTRUCTION (past yr.)
   Type & Price: 4 & 5 rooms
   How Selling: Owner built

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

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

6. MORTGAGE FUNDS: Limited

7. TOTAL TAX RATE PER $1000
   1931 $54.20

8. DESCRIPTION AND CHARACTERISTICS OF AREA:
   Terrain: Level to hilly - no construction hazards. Land improved 10%. This area is
   under county government and is without definite zoning and has no deed protection.
   It is very sparsely settled and is largely given over to agricultural uses. Oil wells and tank
   farms are located in its northern boundary. Population, improvements and maintenance are
   heterogeneous and are largely of poor quality. The future of the district is indefinite but
   there is little reason to believe that it will improve.
   This hatched area is given a provisional "low red" grade.

9. LOCATION
   Security Grade: 4th
   Area No.: D-45
   Date: 3-17-39
   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.