1. **NAME OF CITY**: Oakland, California  
2. **DESCRIPTION OF TERRAIN**: Rolling  
3. **FAVORABLE INFLUENCES**: Convenient to local and San Francisco transportation; local shopping district, schools; zoned for single-family residential.  
4. **DETRIMENTAL INFLUENCES**: Homes showing their age; completely hemmed in by and surrounded by multiple unit buildings.  
5. **INHABITANTS**:  
   a. Type: Business men, executives and professionals  
   b. Estimated annual family income: $5500-7500  
   c. Foreign-born: No concentration  
   d. Negro: No  
   e. Infiltration of lower grades: No  
   f. Relief families: None known  
   g. Population is increasing: No decreasing: No; static: Yes  
6. **BUILDINGS**:  
   a. Type or types: Large detached homes  
   b. Type of construction: Frame predominates  
   c. Average age: 25 (10 to 35) yr.  
7. **HISTORY**:  
   **SALE VALUES**  
   | YEAR | RANGE | PREDOMINATING % |  
   | 1929 level | $5000-15,000 | 100% |  
   | 1933 low | 5000-9,000 | 65% |  
   | 1937 current | 6000-10,000 | 75% |  
   Peak sale values occurred in 1927 and were 102% of the 1929 level.  
   Peak rental values occurred in 1927 and were 100% of the 1929 level.  
   **RENTAL VALUES**  
   | RANGE | PREDOMINATING % |  
   | 75 - 140 | 95% |  
   | 50 - 90 | 60% |  
   | 60 - 100 | 70% |  
   **CLARIFYING REMARKS**: This was formerly one of the very best residential areas of Oakland and was similar to, but slightly less pretentious than B-18. There are many fine old homes which cost originally considerably more than $15,000. Area generally known as Adams Point Highlands. Loans are freely made on generous terms in the area.  

**RECORDS OF BUILDING INSPECTOR**:  
**CITY OF OAKLAND; RALPH E. PRENTICE; ZURA A. BELLS.**  
**Date**: 6-15-37