1. AREA CHARACTERISTICS:
   a. Description of Terrain: Level with no construction hazards.

   b. Favorable Influences: Convenience to schools, churches, trading centers, and industrial employment.

   c. Detrimental Influences: Proximity to business district on the north and low, swampy district to the south. Some streets unimproved.

   d. Percentage of land improved: 70%; e. Trend of desirability next 10-15 yrs: Declining

2. INHABITANTS: Local business men, white collar
   a. Occupation: workers, skilled workers
   b. Estimated annual family income: $1,500-2,400
   c. Foreign-born families: Few, Mono subversivo predominating; d. Negro: 0%; e. Infiltration of: Rosato; f. Relief families: None known
   g. Population is increasing: Slowly; decreasing: static

3. BUILDINGS:
   a. Type: Predominating: 5 - 6 room
   b. Construction
   c. Average Age: 12 Years
   d. Repair: Fair to good
   e. Occupancy: 97%,
   f. Home ownership: 60%
   g. Constructed past yr: None
   h. 1929 Price range: $3000-5000 100% $ _______ 100% $ _______ 100%
   i. 1935 Price range: $2000-3000 60% $ _______ 40% $ _______ 40%
   j. 1938 Price range: $2500-4000 80% $ _______ 20% $ _______ 20%
   k. Sales demand: All prices - fair
   l. Activity: Fair
   m. 1929 Rent range: $25 - 35 100% $ _______ 100% $ _______ 100%
   n. 1935 Rent range: $30 - 25 70% $ _______ 30% $ _______ 30%
   o. 1938 Rent range: $25 - 32,50 90% $ _______ 10% $ _______ 10%
   p. Rental demand: Good - All levels
   q. Activity: Good


5. CLARIFYING REMARKS:
   No city zoning nor deed restrictions. This area has developed without direction and improvements consisting of single-family dwellings are mixed as to type. Construction is generally of medium quality, and maintenance is spotted. Some homes in the area are of distinctly better type, and maintenance shows high pride of ownership. The area is assigned a "Medium yellow" grade.

6. NAME AND LOCATION: Part of North Sacramento

   SECURITY GRADE: Area No. 5