AREA DESCRIPTION - SECURITY MAP OF Sacramento, Cal.

1. AREA CHARACTERISTICS:
   a. Description of Terrain. Level with no construction hazards.
   b. Favorable Influences. Convenience to transportation, schools, churches, and trading center. Low tax burden (outside of city). In general direction of city's growth.
   c. Detrimental Influences. Inadequate public utilities and improvements, including sewers. Majority of streets have center paving only. Outside city limits and, therefore, has limited police and fire protection.
   d. Percentage of land improved 30%;
   e. Trend of desirability next 10-15 yrs. Up,

2. INHABITANTS:
   a. Occupation
   b. Estimated annual family income $1200-1800
   c. Foreign-born families Few%
   d. Negro Nono; %
   e. Infiltration of Romeo
   f. Relief families Few
   g. Population is increasing Slowly; decreasing; static

3. BUILDINGS:
   a. Type
   b. Construction
   c. Average Age
   d. Repair
   e. Occupancy
   f. Home ownership
   g. Constructed past yr.
   h. 1929 Price range 2500-4000
   i. 1935 Price range 1750-3500
   j. 1938 Price range 2000-2500
   k. Sales demand All prices Good
   l. Activity
   m. 1929 Rent range 15-30
   n. 1935 Rent range 15-25
   o. 1938 Rent range 15-27.50
   p. Rental demand All prices Good
   q. Activity

4. AVAILABILITY OF MORTGAGE FUNDS:
   a. Home purchase
   b. Home building

5. CLARIFYING REMARKS: An old development outside the city. Restrictions have expired & area is unzoned. Construction is very cheap to medium grade but well maintained. There are several very high grade houses (prices omitted above) on Stockton Blvd. near Tocito. These units are considered over-improvements but they have a stabilizing effect on the district. Area fills a definite need for semi-suburban homes and the section is thought to have possibilities if unplatted area is well handled in development. Area is accorded a provisional "medial yellow" grade.

6. NAME AND LOCATION
   SECURITY GRADE
   AREA NO.