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McClatchy Realty Co., Sacramento, Calif.

September 15

1. How long have you been a broker? McClatchy Co. - 15 years
2. Have you been making appraisals? Yes; How long? 10 years
3. Have you operated in real estate with your own funds? Yes
4. Do you manage property for others on commission? Yes; No. of units? 750 to 1,000
5. Have you built houses for sale during last 10 years? Yes; Low cost? 20
6. In what year were residential sale values highest in your city? 1925-6; Rentals? Some
7. Which areas of your city suffered? East Sacramento and Swanston Park areas
   a. Least shrinkage of value during the depression?
     East Sacramento and Swanston Park areas
     Percentage
   b. Most? Casita, Homeland, Oak Park, Old City limits North of "Y" St.
     Percentage
8. What type and price of residential property suffered?
   a. Least? $5,000 and under - entirely depends on location
   b. Most? Price range = $6,000 and up
9. Generally speaking and considering 1929 as 100%, what percentage would you estimate present residential prices to be?
   Sales 80-90%; Rents 90-95%
10. Have residential prices increased last 6 mo.? Sales: No; Rents: No; If so, what % and in what areas?
    a. Sale prices = %; Areas
    b. Rent prices = %; Areas
11. On what types of residential property are sales most active and in what areas? 4 to 6 rooms.
    New construction - Swanston Park and generally south of "Y" St. Used homes - active throughout the city.
12. What percent of dwelling units in your area are occupied? = ?; City? 98 %
13. Has occupancy increased last 6 months? your area Yes; ? %; City Yes; ? %
14. What types of residential property have the greatest rental demand?
    Five and six room, single-family dwellings
    at what rental per month? $25 to $40
15. Which holders of large blocks of residential real estate have well-thought-out sales programs?
    There are no large holders.
16. Is the steady pressure of "overhang" affecting the market? Explain
    There is no "overhang".