1. AREA CHARACTERISTICS:
   a. Description of Terrain. Level with no construction hazards.
   b. Favorable Influences. Has grade school and trading facilities. Soil favorable to production of berries, fruits and vegetables. Low taxes.
   c. Detrimental Influences. Distance from city center, high schools, churches, and transportation. Proximity to area D-4.
   d. Percentage of land improved 25%; e. Trend of desirability next 10-15 yrs. Upward

2. INHABITANTS: Small farmers, business artisans, laborers, etc.
   a. Occupation laborers, etc. ; b. Estimated annual family income $1200-1800
   c. Foreign-born families Few; None predominating; d. Negro None ;
   e. Infiltration of Considered remote;
   f. Relief families Few
   g. Population is increasing Slowly; decreasing None; static

3. BUILDINGS:
   a. Type 4-5 rooms
   b. Construction Frame
   c. Average Age 13 Years
   d. Repair Fair to good
   e. Occupancy 98 %
   f. Home ownership 80 %
   g. Constructed past yr. 10
   h. 1929 Price range $see clarifying/100% $ 100% $ 100%
   i. 1930 Price range $%
   j. 1931 Price range $%
   k. Sales demand $%
   l. Activity
   m. 1929 Rent range $see clarifying/100% $ 100% $ 100%
   n. Rent range $%
   o. Rent range $%
   p. Rental demand $%
   q. Activity


5. CLARIFYING REMARKS: No zoning (outside city limits). Modified deed restrictions protect against subversive racial elements. This is a sustenance homestead district and sales prices and rentals are largely based upon size of plots involved. Per cent of land improved is based upon improved acres and area has comparatively small population. The district is well regarded and is accorded a "medium yellow" grade.

6. NAME AND LOCATION Burkett Gardens & Burkett Acres/ SECURITY GRADE C AREA NO. 13