1. AREA CHARACTERISTICS:
   a. Description of Terrain. Level with no construction hazards.
   b. Favorable Influences. Convenience to schools, churches, trading centers and industrial employment. Well improved streets. Proximity to recreational areas.
   c. Detrimental Influences. Heterogeneous population and improvements. Surrounded by industrial and business areas.
   d. Percentage of land improved 85%;
   e. Trend of desirability next 10-15 yrs. Static

2. INHABITANTS:
   a. Occupation Chinese merchants, Japanese truck farmers, common laborers;
   b. Estimated annual family income $1000-2000
   c. Foreign-born families 20%;
   d. Negro Yes 3%
   e. Infiltration of Subversive race: Yes.
   f. Relief families Few
   g. Population is increasing Slowly; decreasing ___; static __

3. BUILDINGS:
   a. Type 5 - 6 rooms 90%
   b. Construction Frame 15%
   c. Average Age 27 Years
   d. Repair Poor to fair
   e. Occupancy 95%
   f. Home ownership 45%
   g. Constructed past yr. 2%
   h. 1929 Price range $2000-3000 100%
   i. 1936 Price range $1800-2700 90%
   j. 1938 Price range $2000-3000 100%
   k. Sales demand All prices - poor
   l. Activity Poor
   m. 1929 Rent range $20 - 30 100%
   n. 1936 Rent range 17.50 - 27.50 90%
   o. 1938 Rent range $30 - 30 100%
   p. Rental demand $25 - fair
   q. Activity Fair

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

5. CLARIFYING REMARKS: This area is without deed protection and while zoned to permit small apartment buildings, it is predominantly a single family district. Many of the dwellings show age and neglect. This is a typical 4th grade area and while there is little evidence of slum conditions at present, it might easily develop into such a district. While some mortgage institutions will make loans in the area, they are usually made only to superior moral risks. The area is accorded a medial red grade.

6. NAME AND LOCATION

   SECURITY GRADE D

   AREA NO. 8