AREA DESCRIPTION - SECURITY MAP OF Sacramento, Cal.

1. AREA CHARACTERISTICS:
   a. Description of Terrain.
   b. Favorable Influences.
   c. Detrimental Influences.
      Heavy traffic on Folsom Blvd., which is a major arterial. Proximity to East Lawn Cemetery and areas C-14, 15, and 15 is slightly detrimental and is said to cause some sales resistance.
   d. Percentage of land improved 95+%; e. Trend of desirability next 10-15 yrs. Static

2. INHABITANTS:
   a. Occupation
      Business & professional men & white collar workers;
   b. Estimated annual family income $2400-$3600
   c. Foreign-born families None subversive predominating; d. Negro None
   e. Infiltration of Protected; f. Relief families None
   g. Population is increasing slowly; decreasing

3. BUILDINGS:
   a. Type
      5 - 6 rooms
   b. Construction
      Brick & frame, stucco
   c. Average Age
      Years except 38th and 39th st.; Years
   d. Repair
      Good
   e. Occupancy
      98%
   f. Home ownership
      70%
   g. Constructed past yr.
      7
   h. 1929 Price range $5000-$7500 100% $100% $100%
   i. 1935 Price range $4000-$6000 80% $60% $80%
   j. 1938 Price range $4500-$7500 90% $70% $90%
   k. Sales demand
      All prices-good
   l. Activity
      Good
   m. 1929 Rent range $45 - 55 100% $55 100% $55
   n. 1935 Rent range $35 - 45 80% $35 80% $35
   o. 1938 Rent range $40 - 50 90% $40 90% $40
   p. Rental demand
      All prices - good
   q. Activity
      Good

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

5. CLARIFYING REMARKS:
   Except for two blocks between 38th and 20th streets which are condemned, the balance of the area was subdivided in 1925. Although zoned for two family houses, deed restrictions limit building to one family units. Housing has high degree of conformity as to age, type, and soundness of construction. This is a homogeneous and popular medium priced section. Grading is "high blue".

6. NAME AND LOCATION
   Ridgewood and Ridge Park SECURITY GRADE B AREA NO. 5