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 centers. Below city's average of population density. Nearness to city
      center and State Office Buildings. Stabilizing effect of adjacent Areas B-2 and
      B-4.
   c. Detrimental Influences.
      Heterogeneous nature of improvements (see 5 below).
      Proximity to business and commercial districts.
   d. Percentage of land improved __90__%; e. Trend of desirability next 10-15 yrs.
      Static

2. INHABITANTS:
   a. Occupation.
      Skilled laborers to white collar and small business types;
   b. Estimated annual family income __1800-2400__ $;
   c. Foreign-born families; __Few__; predominating;
   d. Negro; ___%
   e. Infiltration of; __Part protected, balance possible, not probable__;
   f. Relief families __?
   g. Population is increasing __Very slowly__ decreasing __;
      static

3. BUILDINGS:
   a. Type.
      _5-6 room_ 2-4 family
   b. Construction.
      Frame & stucco Frame & stucco
   c. Average Age.
      _15 Years_ but wide spread _12 Years_ _Years_
   d. Repair.
      Good Good
   e. Occupancy.
      __%_ __%_ __%_
   f. Home ownership.
      __70__ %
   g. Constructed past yr. 1
   h. 1929 Price range $ _4000-5000_ _%_ $ _6000-10,000_ _%_ $ _100__%
   i. 1935 Price range $ _3000-3500_ _%_ $ _5000-8000_ _%_ $ _100__%
   j. 1938 Price range $ _3750-4500_ _%_ $ _5500-6500_ _%_ $ _100__%
   k. Sales demand.
      All prices - good
   l. Activity.
      Good Fair
   m. 1929 Rent range $ _35-40_ _%_ $ _35-50_ _%_ $ _100__%
   n. 1935 Rent range $ _25-32.50_ _%_ $ _25-35_ _%_ $ _70__%
   o. 1938 Rent range $ _32.50-37.50_ _%_ $ _30-40_ _%_ $ _80__%
   p. Rental demand.
      All prices - good
   q. Activity.
      Good Good

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

5. CLARIFYING REMARKS.
   Composed of 17 subdivisions opened between 1898 and 1923 with no
   continuity of development. Although new and old houses are interspersed, mainte-
   nance of properties and construction is generally good. Deed restrictions in the
   main have expired but development is primarily one family units, largely owner
   occupied. Zoning in southern part permits 2 family and the balance multi-family
   units. Population is rather homogeneous as to social & income levels. Section
   is graded "high yellow".

6. NAME AND LOCATION._Part of West Sacramento_ Security Grade __C__ Area No. __13__