

AREA DESCRIPTION

2-3-37

(For Instructions see Reverse Side)

1. NAME OF CITY Durham, N. C. SECURITY GRADE A AREA NO. 3

2. DESCRIPTION OF TERRAIN.

Rolling

3. FAVORABLE INFLUENCES. All utilities, bus transportation, close to city park, zoned for strictly residential single family

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS: Professional, Business

a. Type Executives ; b. Estimated annual family income \$ 4000 - \$10000

c. Foreign-born None ; % ; d. Negro None ; % ;
(Nationality) (Yes or No)

e. Infiltration of None ; f. Relief families None ;

g. Population is increasing Slowly ; ~~decreasing~~ ; ~~stable~~

6. BUILDINGS:

a. Type or types Single family ; b. Type of construction Brick veneer ;

c. Average age 12 yrs. ; d. Repair Good

7. HISTORY:

SALE VALUES

RENTAL VALUES

YEAR	RANGE	PREDOMINATING		RANGE	PREDOMINATING	
			%			%
1929 level	\$10000 - \$25000	\$12,000	100%	\$75 - \$100	\$80	100%
1933 low	\$7500 - \$15000	\$8000	65%	\$60 - \$75	\$55	70%
current	\$8500 - \$20000	\$10000	80%	\$70 - \$90	\$75	90%

Peak sale values occurred in 1929 and were 100 % of the 1929 level.

Peak rental values occurred in 1929 and were 100 % of the 1929 level.

8. OCCUPANCY: a. Land 50 % ; b. Dwelling units 100 % ; c. Home owners 95 %

9. SALES DEMAND: a. Fair ; b. Vacant lots ; c. Activity is Fair

10. RENTAL DEMAND: a. Good ; b. \$75 singles ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types \$10000 singles ; b. Amount last year Fair

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static

14. CLARIFYING REMARKS: No houses have been lately offered for sale in this area. The surrounding section is not much built up. The eastern side has a rather steep slope.

15. Information for this form was obtained from Leon W. Powell, Realtor

Date May 22, 193 7

