AREA DESCRIPTION

2-3-37 (For Instructions see Reverse Side)

1.	NAME OF CITY Durham, N. C. SECURITY GRADE B AREA NO. 5
2.	DESCRIPTION OF TERRAIN.
	alues within the area, i.e. "high", or "low" yellow. c. For neighborhoods which are mixed at types of property Balliue typical case does not adequately present the picture, expla
3.	FAVORABLE INFLUENCES.
	Close to schools and community business center, all city conveniences, adequate transportation
	DETRIMENTAL INFLUENCES.
	Surrounded by cotton mill section and undesirable neighborhoods. City not building in its direction.
5.	INHABITANTS: Foremen, superintendents of a. Type mills, clerical; b. Estimated annual family income \$2000 - \$3500
	c. Foreign-born None ; %; d. Negro None ; % (Nationality)
	e. Infiltration of None ; f. Relief families None
	g. Population is increasing Slowly; wheneversing means the statement of th
5.	BAILTOINGS: TS - ESTIMATE percentage of buildings (not dwelling units) occupied by owners.
	a. Type or types <u>Small singles</u> ; b. Type of construction <u>Frame</u>
	c. Average age 5 years; d. Repair Good
. 10	HISTORY: SALE VALUES RENTAL VALUES
	PREDOM— PREDOM— PREDOM— YEAR RANGE INATING % RANGE INATING %
	1929 level \$3000 - \$6000 \$5000 100% \$30 - \$45 \$40 100%
	1933 low \$3000 - \$5000 \$4000 80% \$25 - \$40 \$35 90%
	current \$3000 - \$6000 \$5000 100% \$30 - \$45 \$40 100%
	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.
	OCCUPANCY: a. Land 75 %; b. Dwelling units 100%: c. Home owners 60 %
	SALES DEMAND: a. Good; b. \$5000 singles; c. Activity is Good
	RENTAL DEMAND: a. Good ; b. \$40 singles ; c. Activity is Good
	NEW CONSTRUCTION: a. Types \$5000 singles ; b. Amount last year Substantial
	AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase Ample; b. Home building Ample
	TREND OF DESIRABILITY NEXT 10-15 YEARS Static
	CLARIFYING REMARKS: This is an area of only two blocks in length and extending along Hyde Park Avenue. Its main objectionable feature is the surroundings; however, it is far ahead in value, desirability, and appearance of the adjacent neighborhoods.
	Fornt out the major features which are advantageous and affect the area favorably from a residential standpoint; mention special or unusual things, such as parks, recreation centescenic features; good transportation and the type; zoning and restrictions; schools, church business centers (gas, water, electricity, sewer, telephone considered to be installed; whent, mention under item q.)
	Information for this form was obtained from Leon W. Powell, Realtor
	Name of city. Security Grade, i.e. A-R-C or D - Area No Example "C-ye"
	Date May 24, 1937