

AREA DESCRIPTION

(For Instructions see Reverse Side)

1. NAME OF CITY Durham, N. C. SECURITY GRADE D AREA NO. 2
2. DESCRIPTION OF TERRAIN. Rolling
3. FAVORABLE INFLUENCES. All city conveniences, adequate transportation
4. DETRIMENTAL INFLUENCES. Railroad track through center of area, many unpaved streets
5. INHABITANTS:
- a. Type Laborers & Domestic ; b. Estimated annual family income \$ 300 - \$1000
- c. Foreign-born None ; % ; d. Negro Yes ; 80 % ;
(Nationality) (Yes or No)
- e. Infiltration of Negroes gradually ; f. Relief families Many ;
filling up area
- g. Population is increasing ; increasing ; static.
6. BUILDINGS:
- a. Type or types Small singles ; b. Type of construction Frame ;
- c. Average age 25 years ; d. Repair Poor
7. HISTORY:
- | YEAR | RANGE | SALE VALUES | | RENTAL VALUES | | |
|------------|-----------------|--------------------|------|---------------|--------------------|------|
| | | PREDOM-
INATING | % | RANGE | PREDOM-
INATING | % |
| 1929 level | \$1000 - \$4000 | \$2000 | 100% | \$10 - \$35 | \$20 | 100% |
| 1933 low | \$750 - \$3000 | \$1500 | 80% | \$8 - \$25 | \$15 | 70% |
| current | \$750 - \$3500 | \$1750 | 90% | \$8 - \$30 | \$17.50 | 85% |
- 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 30 % ; b. Dwelling units 98 % ; c. Home owners 15 %
9. SALES DEMAND: a. None ; b. - ; c. Activity is None
10. RENTAL DEMAND: a. Fair ; b. \$15 - \$20 singles ; c. Activity is Fair
11. NEW CONSTRUCTION: a. Types None ; b. Amount last year None
12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase Limited ; b. Home building Limited
13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static
14. CLARIFYING REMARKS: Best part of the area is the western part around Dowd Street and on it.
15. Information for this form was obtained from Leon W. Powell, Realtor

Date May 25, 193 7

(Over)

