

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY MERCHANTVILLE, N. J. SECURITY GRADE First AREA NO. 4-1
2. DESCRIPTION OF TERRAIN. High level land containing large homes on fairly extensive plottage, attractively landscaped.
3. FAVORABLE INFLUENCES. Zoning restrictions, near community shopping center, good transportation and marked pride of ownership
4. DETRIMENTAL INFLUENCES. Negro section to the South but which should not spread.

5. INHABITANTS:
- a. Type Executive & professional ; b. Estimated annual family income \$ 10,000
- c. Foreign-born None ; % ; d. Negro No ; % ;
(Nationality) (Yes or No)
- e. Infiltration of None ; f. Relief families None ;
- g. Population is increasing _____ ; decreasing _____ ; static. Yes
6. BUILDINGS:
- a. Type or types Singles ; b. Type of construction Frame ;
- c. Average age 35 yrs. ; d. Repair Excellent

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$15,000-40,000</u>	<u>\$20,000</u>	<u>100%</u>	<u>\$80.-200</u>	<u>\$100</u>	<u>100%</u>
<u>1934</u> low	<u>10,000-20,000</u>	<u>12,500</u>	<u>65</u>	<u>40- 100</u>	<u>50</u>	<u>50</u>
<u>1937</u> current	<u>12,000-25,000</u>	<u>15,000</u>	<u>75</u>	<u>50- 125</u>	<u>60</u>	<u>60</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 85 %; b. Dwelling units 95 %; c. Home owners 80 %
9. SALES DEMAND: a. Peer ; b. 15,000-20,000 ; c. Activity is Peer
10. RENTAL DEMAND: a. Good ; b. \$75. - 100 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None
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: High walls separates this section from the colored area to the south.

15. Information for this form was obtained from See Explanations

Date May 6th, 1937 193__

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY COLLINGSWOOD, N. J. SECURITY GRADE First AREA NO. A-2

2. DESCRIPTION OF TERRAIN. Level land, containing large houses on large
plottages with spacious lawns and a good degree
of landscaping.

3. FAVORABLE INFLUENCES. Zoning restrictions, excellent transportation and
close proximity to Metropolitan area of Philadelphia.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:
a. Type Professional and executive ; b. Estimated annual family income \$ 15,000
c. Foreign-born None ; % ; d. Negro No ; % ;
(Nationality) (Yes or No)
e. Infiltration of None ; f. Relief families None ;
g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
a. Type or types Singles ; b. Type of construction Brick & Frame ;
c. Average age 20 years ; d. Repair Excellent

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$15,000-40,000</u>	<u>20,000</u>	<u>100%</u>	<u>\$80-150</u>	<u>100</u>	<u>100%</u>
<u>1934</u> low	<u>7,500-20,000</u>	<u>10,000</u>	<u>50</u>	<u>45-75</u>	<u>60</u>	<u>60</u>
<u>1937</u> current	<u>9,500-27,000</u>	<u>13,000</u>	<u>65</u>	<u>60-90</u>	<u>75</u>	<u>75</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1929 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 85 % ; b. Dwelling units 95 % ; c. Home owners 75 %

9. SALES DEMAND: a. Peer ; b. \$15,000-25,000 ; c. Activity is Peer

10. RENTAL DEMAND: a. Good ; b. \$60-80 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None

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: _____

15. Information for this form was obtained from See explanations

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY CAMDEN (Fairview) N.J. SECURITY GRADE First AREA NO. A-3

2. DESCRIPTION OF TERRAIN. Level and containing small, brick dwellings of pleasing English architectural design.

3. FAVORABLE INFLUENCES. Laid out in village fashion with all modern facilities such as community shopping center, recreation center, parks and adequate transportation.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:
 a. Type Skilled mechanics & ship builders; b. Estimated annual family income \$ \$1800
 c. Foreign-born Polish, 10 %; d. Negro No %; (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families Very few; g. Population is increasing slightly; decreasing _____; static.

6. BUILDINGS:
 a. Type or types Detached, semi-detached & row; b. Type of construction Brick; c. Average age 20 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$2,500-4,000</u>	<u>3,000</u>	<u>100%</u>	<u>\$25-40</u>	<u>30</u>	<u>100%</u>
<u>1934</u> low	<u>1,600-3,000</u>	<u>2,300</u>	<u>75</u>	<u>18-30</u>	<u>22</u>	<u>75</u>
<u>1937</u> current	<u>2,250-3,500</u>	<u>2,700</u>	<u>90</u>	<u>22½-35</u>	<u>27</u>	<u>90</u>

Peak sale values occurred in 1923 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 90 %; b. Dwelling units 99 %; c. Home owners 60 %

9. SALES DEMAND: a. Good; b. \$2,500-3000; c. Activity is Good

10. RENTAL DEMAND: a. Good; b. \$25-35; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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: Complete section built in 1917 by the United States Shipping board to house shipbuilders of New York Shipbuilding Corporation during late war. Sold as a complete unit in 1922 and resold by group purchasers to individual home buyers.

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY HADDON FIELD - N. J. SECURITY GRADE First AREA NO. A-4

2. DESCRIPTION OF TERRAIN. Rolling land containing large homes on large plattages. Landscaping is most attractive and pride of ownership extremely high.

3. FAVORABLE INFLUENCES. Zoning restrictions, near community shopping center and good transportation.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:
 a. Type Executives & Professional ; b. Estimated annual family income \$10,000-25,000
 c. Foreign-born None ; %; d. Negro No ; %;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families None ;
 g. Population is increasing ; decreasing ; static Yes

6. BUILDINGS:
 a. Type or types Singles ; b. Type of construction Frame & Brick ;
 c. Average age 35 years ; d. Repair Excellent

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$15,000-50,000</u>	<u>\$20,000</u>	<u>100%</u>	<u>\$75-125</u>	<u>\$100</u>	<u>100%</u>
<u>1934</u> low	<u>7,500-20,000</u>	<u>10,000</u>	<u>50</u>	<u>60-100</u>	<u>75</u>	<u>75</u>
<u>1937</u> current	<u>10,000-25,000</u>	<u>12,500</u>	<u>65</u>	<u>75-100</u>	<u>90</u>	<u>90</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 85 %; b. Dwelling units 95 %; c. Home owners 85 %

9. SALES DEMAND: a. Poor ; b. \$15,000-30,000 ; c. Activity is Poor

10. RENTAL DEMAND: a. Good ; b. \$75-100 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types Singles ; b. Amount last year 50

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: Restrictions and high real estate values prevent an encroachment of lower class of occupants.

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Delaware Gardens (Township) (Pensauken) SECURITY GRADE Second AREA NO. B-1

2. DESCRIPTION OF TERRAIN. Low level land, containing average plots 50 x 125.

3. FAVORABLE INFLUENCES. Close proximity to city of Camden and Philadelphia, good transportation.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS: Skilled mechanics and minor executives; b. Estimated annual family income \$ 2,000-3,000
c. Foreign-born None; %; d. Negro No; %;
(Nationality) (Yes or No)
e. Infiltration of None; f. Relief families None;
g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:
a. Type or types Singles and bungalows; b. Type of construction Frame & Stucco;
c. Average age 20 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$4,500-6,500</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$40-\$50</u>	<u>\$45</u>	<u>100%</u>
1934 low	<u>3,000-4,500</u>	<u>3,500</u>	<u>70</u>	<u>27-35</u>	<u>30</u>	<u>70</u>
1937 current	<u>3,500-5,000</u>	<u>4,000</u>	<u>80</u>	<u>32-40</u>	<u>35</u>	<u>80</u>

Peak sale values occurred in 1929 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 80 %; b. Dwelling units 90 %; c. Home owners 70 %

9. SALES DEMAND: a. Peer; b. \$4,500-5,000; c. Activity is Peer

10. RENTAL DEMAND: a. Good; b. \$35-40; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N. J. SECURITY GRADE Second AREA NO. B-2

2. DESCRIPTION OF TERRAIN. Level land, solidly developed, small lot sizes.

3. FAVORABLE INFLUENCES. Eastern section of City of Camden possessing its own shopping area and with excellent transportation. Conveniently located.

4. DETRIMENTAL INFLUENCES. Near large freight yard of Pennsylvania R.R.

5. INHABITANTS: Skilled mechanics and
 a. Type Railroad employees; b. Estimated annual family income \$2,000-3,000
 c. Foreign-born German; 20 %; d. Negro No; _____ %;
 (Nationality) (Yes or No)
 e. Infiltration of Nones; f. Relief families None; _____;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Semi-detached, row type
 a. Type or types & 1 family dwellings; b. Type of construction Brick; _____;
 c. Average age 30 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$4,500-6,500</u>	<u>\$6,000</u>	<u>100%</u>	<u>\$40-60</u>	<u>\$50</u>	<u>100%</u>
<u>1934</u> low	<u>2,100-4,000</u>	<u>3,750</u>	<u>60</u>	<u>25-40</u>	<u>30</u>	<u>60</u>
<u>1937</u> current	<u>4,000-5,000</u>	<u>4,750</u>	<u>80</u>	<u>30-40</u>	<u>35</u>	<u>70</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 95 %; b. Dwelling units 100 %; c. Home owners 75 %
 9. SALES DEMAND: a. Poor; b. \$4,500-6,000; c. Activity is Poor
 10. RENTAL DEMAND: a. Good; b. \$35-40; c. Activity is Good
 11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None
 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: _____

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY CAMDEN, N.J. SECURITY GRADE Second AREA NO. B-3
2. DESCRIPTION OF TERRAIN. Level land laid out in plots of approximately 50 x 125.
3. FAVORABLE INFLUENCES. Eastern section of City of Camden possessing own shopping area with excellent transportation and conveniently located.
4. DETRIMENTAL INFLUENCES. Heavy traffic highway known as Crescent Boulevard passing through center of area.

5. INHABITANTS: Minor executives
- a. Type Factory supts. & foreman ; b. Estimated annual family income \$ 2,500-3,500
- c. Foreign-born Jewish ; 10 % ; d. Negro No ; _____ % ;
(Nationality) (Yes or No)
- e. Infiltration of None ; f. Relief families None ;
- g. Population is increasing _____ ; decreasing _____ ; static. yes
6. BUILDINGS: small detached
- a. Type or types modern homes ; b. Type of construction Frame ;
- c. Average age 15 years ; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$4,500-6,500</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$40-60</u>	<u>\$50</u>	<u>100%</u>
<u>1934</u> low	<u>3,300-4,500</u>	<u>3,750</u>	<u>75</u>	<u>30-40</u>	<u>37½</u>	<u>75</u>
<u>1937</u> current	<u>4,000-5,000</u>	<u>4,500</u>	<u>90</u>	<u>35-50</u>	<u>45</u>	<u>90</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1938 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 80 % ; b. Dwelling units 95 % ; c. Home owners 75 %
9. SALES DEMAND: a. Peer ; b. \$4,000-5,000 ; c. Activity is Peer
10. RENTAL DEMAND: a. Good ; b. \$40-45 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types Detached frame ; b. Amount last year 10
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: _____

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Pensauken Township, N.J. SECURITY GRADE Second AREA NO. B-4
2. DESCRIPTION OF TERRAIN. Slightly rolling land sparsely developed with small homes and bungalows.
3. FAVORABLE INFLUENCES. Adjacent to Borough of Merchantville which is one of the highest rated boroughs from a real estate basis in south Jersey.
4. DETRIMENTAL INFLUENCES. High transportation rates.

5. INHABITANTS:
- a. Type business men and Teachers; b. Estimated annual family income \$ 2,500-4,000
- c. Foreign-born None; %; d. Negro No; %;
- (Nationality) (Yes or No)
- e. Infiltration of None; f. Relief families None;
- g. Population is increasing _____; decreasing _____; static. Yes
6. BUILDINGS: Detached dwellings and bungalows
- a. Type or types _____; b. Type of construction Frame;
- c. Average age 15 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$4,000-\$5,500</u>	<u>\$4,500</u>	<u>100%</u>	<u>\$40-50</u>	<u>45</u>	<u>100%</u>
1934 low	<u>2,750-3,500</u>	<u>3,000</u>	<u>70</u>	<u>25-30</u>	<u>27½</u>	<u>60</u>
1937 current	<u>3,250-4,000</u>	<u>3,500</u>	<u>80</u>	<u>30-35</u>	<u>32½</u>	<u>70</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 50 %; b. Dwelling units 90 %; c. Home owners 65 %
9. SALES DEMAND: a. Peer; b. \$4,000-\$5,000; c. Activity is Peer
10. RENTAL DEMAND: a. Good; b. \$30-35; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None
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: _____

15. Information for this form was obtained from See explanations

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Pengsankan Township, N.J. SECURITY GRADE Second AREA NO. B-5
2. DESCRIPTION OF TERRAIN. Hillside land more recently improved with moderately priced homes.
3. FAVORABLE INFLUENCES. Adjacent to Borough of Merchantville with its shipping conveniences.
4. DETRIMENTAL INFLUENCES. Nearness of airport and resultant noise.
5. INHABITANTS: School teachers
 - a. Type Skilled Mechanics ; b. Estimated annual family income \$ 2,500-4,500
 - c. Foreign-born Jewish ; 5 %; d. Negro No ; _____ %;
(Nationality) (Yes or No)
 - e. Infiltration of None ; f. Relief families None ;
 - g. Population is increasing _____ ; decreasing _____ ; static. Yes
6. BUILDINGS:
 - a. Type or types Detached 1 family ; b. Type of construction frame ;
 - c. Average age 15 yrs. ; d. Repair Good
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$4,000-\$5,500</u>	<u>\$4,500</u>	<u>100%</u>	<u>\$35.50</u>	<u>\$40</u>	<u>100%</u>
<u>1934</u> low	<u>2,750-3,500</u>	<u>3,000</u>	<u>70</u>	<u>25-35</u>	<u>30</u>	<u>75</u>
<u>1937</u> current	<u>3,000-4,000</u>	<u>3,500</u>	<u>80</u>	<u>30-40</u>	<u>35</u>	<u>85</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 50 %; b. Dwelling units 95 %; c. Home owners 75 %
9. SALES DEMAND: a. Peer ; b. \$4,000-5,000 ; c. Activity is Peer
10. RENTAL DEMAND: a. Good ; b. \$30-40 ; c. Activity is Peer
11. NEW CONSTRUCTION: a. Types _____ ; 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 Slightly downward
14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from See explanations

Date May 6, 1937 193__

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N.J. SECURITY GRADE Second AREA NO. B-6

2. DESCRIPTION OF TERRAIN. Level land with attractive outlook. This remains the most desirable residential section in the city limits.

3. FAVORABLE INFLUENCES. General convenience and location.

4. DETRIMENTAL INFLUENCES. Heavy traffic on two traversing arteries

5. INHABITANTS:

a. Type Executives & Professionals ; b. Estimated annual family income \$ 12,000

c. Foreign-born Mixed ; 10 % ; d. Negro No ; _____ % ;
(Nationality) (Yes or No)

e. Infiltration of Better class foreign ; f. Relief families None ;

g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:

a. Type or types Singles & doubles ; b. Type of construction Brick & frame ;

c. Average age 25 years ; d. Repair Good

7. HISTORY:

YEAR	RANGE	SALE VALUES		RENTAL VALUES	
		PREDOMINATING	%	RANGE	PREDOMINATING %
1929 level	<u>\$6,000-20,000</u>	<u>\$10,000</u>	<u>100%</u>	<u>\$40-100</u>	<u>\$70 100%</u>
<u>1934</u> low	<u>4,000-10,000</u>	<u>6,000</u>	<u>60</u>	<u>25-60</u>	<u>42 60</u>
<u>1937</u> current	<u>4,500-14,000</u>	<u>7,500</u>	<u>75</u>	<u>30-75</u>	<u>52 75</u>

Peak sale values occurred in 1924 and were 120 % of the 1929 level.

Peak rental values occurred in 1924 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 90 % ; b. Dwelling units 95 % ; c. Home owners 80 %

9. SALES DEMAND: a. Poor ; b. \$7,500-12,000 ; c. Activity is Poor

10. RENTAL DEMAND: a. Good ; b. \$35-40 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____ ; 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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193__

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY COLLINGSWOOD, N. J. SECURITY GRADE SECOND AREA NO. B-7

2. DESCRIPTION OF TERRAIN. Rolling land improved with many large dwellings on large plottages.

3. FAVORABLE INFLUENCES. Excellent transportation, first class community shopping district, high type schools, churches and parks Only three miles from Camden City No manufacturing plants.

4. DETRIMENTAL INFLUENCES. none

5. INHABITANTS: Business Men, executives, Professionals & skilled Mech- anics
 a. Type Business Men, executives, Professionals & skilled Mech- anics; b. Estimated annual family income \$ 1,800-20,000
 c. Foreign-born None %; d. Negro No %;
 (Nationality) (Yes or No)

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

g. Population is increasing _____; decreasing _____; static. yes

6. BUILDINGS: Detached & semi-detached mostly frame, Few
 a. Type or types one family; b. Type of construction brick & stucco;
 c. Average age 35 yrs; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$4,500-15,000</u>	<u>\$8,000</u>	<u>100%</u>	<u>\$40-80</u>	<u>\$65</u>	<u>100%</u>
1934 low	<u>3,000-8,000</u>	<u>5,000</u>	<u>60</u>	<u>30-50</u>	<u>50</u>	<u>75</u>
1937 current	<u>4,250-10,000</u>	<u>7,500</u>	<u>95</u>	<u>35-60</u>	<u>55</u>	<u>85</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 95 %; b. Dwelling units 95 %; c. Home owners 80 %

9. SALES DEMAND: a. Poor; b. \$6,000-7,500; c. Activity is Poor

10. RENTAL DEMAND: a. Good; b. \$40-55; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Upward

14. CLARIFYING REMARKS: Bank failures caused untold hardship in entire community- However, sound improvement has been evidenced during past year resulting in considerable betterments in both values and rentals.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N. J. SECURITY GRADE Second AREA NO. B-8
2. DESCRIPTION OF TERRAIN. Low level land solidly built with moderately priced row and semi-detached dwellings.
3. FAVORABLE INFLUENCES. Good transportation and about 3 miles from center of Camden's commercial activity
4. DETRIMENTAL INFLUENCES. Nearness and encroachment of industry.

5. INHABITANTS:
- a. Type Skilled Mechanics & clerks ; b. Estimated annual family income \$ 1,200-2,500
German, Polish
- c. Foreign-born & Jewish ; 30 %; d. Negro No ; _____ %;
(Nationality) (Yes or No)
- e. Infiltration of None ; f. Relief families Few ;
- g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
- a. Type or types Semi-detached & row; b. Type of construction Brick ;
- c. Average age 20 years ; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$4,000-5,000</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$35-45</u>	<u>\$40</u>	<u>100%</u>
1934 low	<u>2,000-3,000</u>	<u>2,500</u>	<u>50</u>	<u>20-27½</u>	<u>25</u>	<u>60</u>
1937 current	<u>2,500-3,500</u>	<u>3,000</u>	<u>60</u>	<u>25-32½</u>	<u>30</u>	<u>75</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 100 %; b. Dwelling units 100%; c. Home owners 65 %
9. SALES DEMAND: a. Poor ; b. \$4,000-5,000 ; c. Activity is Poor
10. RENTAL DEMAND: a. Good ; b. \$25-30 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None
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: New York shipbuilding Corporation has a direct influence because of nearness of their plant.

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Collingwood (West) N.J. SECURITY GRADE Second AREA NO. B-9

2. DESCRIPTION OF TERRAIN. Level land containing many large dwellings on sizeable plottage.

3. FAVORABLE INFLUENCES. Excellent transportation and easily accessible to center of Camden and Philadelphia.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:
 a. Type Business & Professional Men; b. Estimated annual family income \$ 2,500-7,500
 c. Foreign-born None; _____ %; d. Negro No; _____ %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:
 a. Type or types Large, single family detached; b. Type of construction frame & brick;
 c. Average age 35 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$5,000-12,000</u>	<u>\$7,500</u>	<u>100%</u>	<u>\$45-75</u>	<u>\$60</u>	<u>100%</u>
<u>1934</u> low	<u>4,000-8,000</u>	<u>6,000</u>	<u>80</u>	<u>35-50</u>	<u>50</u>	<u>80</u>
<u>1937</u> current	<u>4,500-10,000</u>	<u>6,500</u>	<u>85</u>	<u>40-65</u>	<u>55</u>	<u>90</u>

Peak sale values occurred in 1928 and were 115 % of the 1929 level.
 Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 90 %; b. Dwelling units 100 %; c. Home owners 85 %

9. SALES DEMAND: a. Poor; b. \$6,000-7,500; c. Activity is Poor

10. RENTAL DEMAND: a. Good; b. \$45-55; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY WESTMONT (LADDON TWP) N.J. SECURITY GRADE Second AREA NO. B-10

2. DESCRIPTION OF TERRAIN: Level land containing plots 50 x 125 improved with moderately priced homes.

3. FAVORABLE INFLUENCES: Excellent shopping center, good bus transportation and all major improvements

4. DETRIMENTAL INFLUENCES: None

5. INHABITANTS: small business men, shopforemen
 a. Type senior clerks, etc.; b. Estimated annual family income \$ 1,500-4,500
 c. Foreign-born None; %; d. Negro No; %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Detached houses & bungalows b. Type of construction frame & stucco over frame;
 a. Type or types c. Average age 20 yrs.; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$4,500-8,500</u>	<u>\$6,500</u>	<u>100%</u>	<u>\$40-65</u>	<u>\$55</u>	<u>100%</u>
1934 low	<u>3,000-6,000</u>	<u>4,500</u>	<u>70</u>	<u>30-45</u>	<u>37½</u>	<u>70</u>
1937 current	<u>3,750-6,500</u>	<u>5,000</u>	<u>80</u>	<u>35-50</u>	<u>45</u>	<u>80</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
 Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 80 %; b. Dwelling units 100 %; c. Home owners 80 %

9. SALES DEMAND: a. Poor; b. \$4,500-5,500; c. Activity is Poor

10. RENTAL DEMAND: a. Good; b. \$40-50; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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: _____

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY ELLISBURG (ERLTON SECTION) SECURITY GRADE SECOND AREA NO. B-11
2. DESCRIPTION OF TERRAIN. Level land improved with modern homes erected on small plots - shrubbery and lawns well kept.
3. FAVORABLE INFLUENCES. Near Collingswood and near Haddonfield and enjoying their conveniences. Located on a main artery.
4. DETRIMENTAL INFLUENCES. Distance from City.
5. INHABITANTS: Insurance Minor executives
 - a. Type Young professional men ; b. Estimated annual family income \$ 2,500-5,000
 - c. Foreign-born None ; None % ; d. Negro No ; None % ;
(Nationality) (Yes or No)
 - e. Infiltration of None ; f. Relief families None ;
 - g. Population is increasing None ; decreasing None ; static. Yes
6. BUILDINGS:
 - a. Type or types Detached one faml ; b. Type of construction Frame ;
 - c. Average age 15 yrs. ; d. Repair Good
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$5,000-8,000</u>	<u>\$6,000</u>	<u>100%</u>	<u>\$40-50</u>	<u>\$50</u>	<u>100%</u>
<u>1934</u> low	<u>3,750-5,000</u>	<u>4,500</u>	<u>75</u>	<u>30-45</u>	<u>37 1/2</u>	<u>75</u>
<u>1937</u> current	<u>4,250-5,500</u>	<u>5,000</u>	<u>95</u>	<u>35-50</u>	<u>42 1/2</u>	<u>85</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 75 % ; b. Dwelling units 95 % ; c. Home owners 75 %
9. SALES DEMAND: a. Poor ; b. \$4,000-5,000 ; c. Activity is Poor
10. RENTAL DEMAND: a. Good ; b. \$35-45 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types None ; b. Amount last year None
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: Near Rural area where low land values prevail

15. Information for this form was obtained from See explanations

Date May 6, 1937 193 7

(Over)

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY GLOUCESTER, N.J. SECURITY GRADE Second AREA NO. B-12
2. DESCRIPTION OF TERRAIN. The only section of the town remaining at all desirable. Land is low and flat.
3. FAVORABLE INFLUENCES. Excellent transportation - reasonable rates proximity to Camden and Philadelphia.
4. DETRIMENTAL INFLUENCES. Section is part of town over 300 years old.
5. INHABITANTS: Minor business executives and insurance employees
- a. Type insurance employees; b. Estimated annual family income \$ 1,500-5,000
- c. Foreign-born Mixed; 20 %; d. Negro No; _____ %;
(Nationality) (Yes or No)
- e. Infiltration of None; f. Relief families None;
- g. Population is increasing _____; decreasing _____; static. Yes
6. BUILDINGS:
- a. Type or types small detached homes; b. Type of construction Frame;
- c. Average age 20 years; d. Repair Good
7. HISTORY:
- | YEAR | SALE VALUES | | | RENTAL VALUES | | |
|--------------|----------------------|----------------|-------------|----------------|---------------|-------------|
| | RANGE | PREDOMINATING | % | RANGE | PREDOMINATING | % |
| 1929 level | <u>\$5,000-8,000</u> | <u>\$6,000</u> | <u>100%</u> | <u>\$35-50</u> | <u>\$45</u> | <u>100%</u> |
| 1934 low | <u>3,250-5,000</u> | <u>4,000</u> | <u>65</u> | <u>25-35</u> | <u>30</u> | <u>70</u> |
| 1937 current | <u>4,000-5,750</u> | <u>4,500</u> | <u>75</u> | <u>30-40</u> | <u>35</u> | <u>80</u> |
- Peak sale values occurred in 1928 and were 110 % of the 1929 level.
- Peak rental values occurred in 1928 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 100 %; b. Dwelling units 100 %; c. Home owners 70 %
9. SALES DEMAND: a. Poor; b. \$5,000-6,000; c. Activity is Poor
10. RENTAL DEMAND: a. Good; b. \$30-35; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____; 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 Downward
14. CLARIFYING REMARKS: Old town without zoning or concentrated shopping center.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

(Over)

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY HADDONFIELD N.J. SECURITY GRADE SECOND AREA NO. B-13
2. DESCRIPTION OF TERRAIN. A small, quiet and attractive country town located in rolling terrain.
3. FAVORABLE INFLUENCES. In its day one of the finest residential districts in South Jersey.
4. DETRIMENTAL INFLUENCES. None
5. INHABITANTS: Minor business executives
 - a. Type plant foremen ; b. Estimated annual family income \$1,500-5,000
 - c. Foreign-born None ; None % ; d. Negro Yes (but scattered) ; 5 % ;
(Nationality) (Yes or No)
 - e. Infiltration of None ; f. Relief families Few ;
 - g. Population is increasing slightly ; decreasing _____ ; static.
6. BUILDINGS: Large 1 family homes
 - a. Type or types & few apartments ; b. Type of construction Frame & few brick ;
 - c. Average age 40 yrs. ; d. Repair Good
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$5,000-15,000</u>	<u>\$10,000</u>	<u>100%</u>	<u>\$50-100</u>	<u>\$65</u>	<u>100%</u>
1934 low	<u>2,500-7,500</u>	<u>4,500</u>	<u>45</u>	<u>25-60</u>	<u>45</u>	<u>70</u>
1937 current	<u>3,500-9,500</u>	<u>6,500</u>	<u>65</u>	<u>45-80</u>	<u>55</u>	<u>85</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 95 % ; b. Dwelling units 96 % ; c. Home owners 85 %
9. SALES DEMAND: a. Fair ; b. \$4,500-6,500 ; c. Activity is Poor
10. RENTAL DEMAND: a. Good ; b. \$45-55 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types Modern-small detached ; b. Amount last year 50
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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

(Over)

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Brooklawn, N.J. SECURITY GRADE Second AREA NO. B-14
2. DESCRIPTION OF TERRAIN. Low level land with irregular plot lines due to lay-out of borough.
3. FAVORABLE INFLUENCES. Good transportation on two important highways and only five miles from Camden.
4. DETRIMENTAL INFLUENCES. Between Westville and Gloucester where low land values prevail.
5. INHABITANTS: Shipbuilders, Navy yard
 - a. Type employees & commercials ; b. Estimated annual family income \$ 1,200-2,500
 - c. Foreign-born None ; %; d. Negro No ; %;
(Nationality) (Yes or No)
 - e. Infiltration of None ; f. Relief families Few ;
 - g. Population is increasing ; decreasing ; static. Yes
6. BUILDINGS: Detached and
 - a. Type or types semi-detached row ; b. Type of construction Frame & stucco over tile
 - c. Average age 18 years ; d. Repair Good
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$2,500-4,000</u>	<u>\$3,000</u>	<u>100%</u>	<u>\$25-40</u>	<u>\$30</u>	<u>100%</u>
<u>1934</u> low	<u>1,750-2,800</u>	<u>2,250</u>	<u>70</u>	<u>17 1/2-27 1/2</u>	<u>22</u>	<u>70</u>
<u>1937</u> current	<u>2,250-3,500</u>	<u>2,700</u>	<u>90</u>	<u>22 1/2-35</u>	<u>27</u>	<u>90</u>

Peak sale values occurred in 1924 and were 110 % of the 1929 level.
Peak rental values occurred in 1924 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 90 %; b. Dwelling units 97 %; c. Home owners 70 %
9. SALES DEMAND: a. Fair ; b. \$2,500-3,000 ; c. Activity is Fair
10. RENTAL DEMAND: a. Good ; b. \$25-30 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types ; 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:

15. Information for this form was obtained from See explanations

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Haddon Heights, N.J. SECURITY GRADE Second AREA NO. B-15

2. DESCRIPTION OF TERRAIN. Rolling land containing many large homes on large plottages.

3. FAVORABLE INFLUENCES. Adjacent to Haddonfield where residential land values are highest in south Jersey. Excellent transportation and Marked pride of ownership.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS: Bus, executives and professionals, County officials
 a. Type professionals, County officials; b. Estimated annual family income \$ 1,800-15,000
 c. Foreign-born None; %; d. Negro No; %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None;
 g. Population is increasing _____; decreasing _____; static. yes

6. BUILDINGS:
 a. Type or types large detached units; b. Type of construction Frame & Brick;
 c. Average age 35 years; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>6,000-15,000</u>	<u>8,000</u>	<u>100%</u>	<u>\$50-80</u>	<u>60</u>	<u>100%</u>
<u>1934</u> low	<u>4,000-7,500</u>	<u>5,000</u>	<u>60</u>	<u>35-50</u>	<u>40</u>	<u>65</u>
<u>1937</u> current	<u>5,000-10,000</u>	<u>6,500</u>	<u>80</u>	<u>45-65</u>	<u>50</u>	<u>85</u>

Peak sale values occurred in 1928 and were 115 % of the 1929 level.

Peak rental values occurred in 1928 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 85%; b. Dwelling units 95%; c. Home owners 85 %

9. SALES DEMAND: a. Poor; b. \$6,500-8,000; c. Activity is Poor

10. RENTAL DEMAND: a. Good; b. \$45-55; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

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: _____

15. Information for this form was obtained from See Explanation

Date May 8, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Delair, N. J. SECURITY GRADE Third AREA NO. C-1

2. DESCRIPTION OF TERRAIN. Low land sparsely built up with many types of dwellings - most plots have large depths.

3. FAVORABLE INFLUENCES. New Camden and possesses two large manufacturing plants that give employment to residents.

4. DETRIMENTAL INFLUENCES. Colored district of Morrisville adjoins Delair although Delair has no Negro families and probably never will due to concentrated effort of its residents and business men to keep up the barrier.

5. INHABITANTS:
 a. Type Skilled & unskilled mechs.; b. Estimated annual family income \$ 1,000-2,000
 c. Foreign-born None; %; d. Negro No; %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families Many; g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Small detached and
 a. Type or types small bungalows; b. Type of construction Frame; c. Average age 20 years; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$1,500-4,500</u>	<u>\$3,500</u>	<u>100%</u>	<u>\$20-35</u>	<u>\$25.</u>	<u>100%</u>
<u>1934</u> low	<u>1,000-3,000</u>	<u>2,000</u>	<u>70</u>	<u>15-27½</u>	<u>20</u>	<u>80</u>
<u>1937</u> current	<u>1,250-3500</u>	<u>2,500</u>	<u>80</u>	<u>17½-30</u>	<u>22½</u>	<u>90</u>

Peak sale values occurred in 1928 and were 105% of the 1929 level.

Peak rental values occurred in 1928 and were 100% of the 1929 level.

8. OCCUPANCY: a. Land 60%; b. Dwelling units 70%; c. Home owners 60%

9. SALES DEMAND: a. Poor; b. \$1,500-3,000; c. Activity is Poor

10. RENTAL DEMAND: a. Fair; b. \$20-25; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____; 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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden (Cramer Hill Section) SECURITY GRADE Third AREA NO. C-2
N.J.

2. DESCRIPTION OF TERRAIN. Low level land containing miscellaneous types of homes and irregular plots.

3. FAVORABLE INFLUENCES. Good transportation and a very good shopping center.

4. DETRIMENTAL INFLUENCES. Necessity of passing through a Negro section.

5. INHABITANTS:
a. Type Skilled mechs. & Laborers ; b. Estimated annual family income \$ 900-2,000
c. Foreign-born German & Polish 30% ; d. Negro No ; _____ % ;
(Nationality) (Yes or No)
e. Infiltration of Mixed foreign ; f. Relief families Considerable ;
g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS: Detached-semi-detached
a. Type or types row & 1 family ; b. Type of construction Frame & few brick ;
c. Average age 40 yrs. ; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>2,000-6,000</u>	<u>\$4,500</u>	<u>100%</u>	<u>\$20-40</u>	<u>\$30</u>	<u>100%</u>
<u>1934</u> low	<u>1,000-2,500</u>	<u>2,500</u>	<u>45</u>	<u>15-25</u>	<u>20</u>	<u>70</u>
<u>1937</u> current	<u>1,500-4,000</u>	<u>3,000</u>	<u>70</u>	<u>17 1/2-30</u>	<u>25</u>	<u>80</u>

Peak sale values occurred in 1928 and were 105 % of the 1929 level.
Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 70 %; b. Dwelling units 85 %; c. Home owners 70 %

9. SALES DEMAND: a. Poor ; b. \$2,000-3,000 ; c. Activity is Poor

10. RENTAL DEMAND: a. Good ; b. \$20 - \$25 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____ ; 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: _____

15. Information for this form was obtained from See explanation

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Merchantville, N.J. SECURITY GRADE Third AREA NO. C-3

2. DESCRIPTION OF TERRAIN. Rolling land divided into plottages of 50 X 150 lots

3. FAVORABLE INFLUENCES. Good transportation and scattered shopping districts.

4. DETRIMENTAL INFLUENCES. Distance from places of business.

5. INHABITANTS:
a. Type Minor execs, chief clerks, etc. b. Estimated annual family income \$ 1,500-3,000

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

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

g. Population is increasing ; decreasing ; static. yes

6. BUILDINGS: Detached dwellings
a. Type or types 1 family bungalows ; b. Type of construction Frame ;

c. Average age 25 years ; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	\$3,000-10,000	\$6,500	100%	\$30-60	45	100%
1934 low	2,000-5,500	4,000	60	17½-30	25	55
1937 current	2,250-6,000	4,500	70	22½-35	30	70

Peak sale values occurred in 1929 and were 110 % of the 1929 level.

Peak rental values occurred in 1929 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 75 %; b. Dwelling units 90 %; c. Home owners 75 %

9. SALES DEMAND: a. Poor ; b. \$3,500-5,000 ; c. Activity is Poor

10. RENTAL DEMAND: a. Good ; b. \$25-30 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types ; 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:

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY CAMDEN, N.J. SECURITY GRADE Third AREA NO. C-4

2. DESCRIPTION OF TERRAIN. Level land solidly built up with old residences and business structures.

3. FAVORABLE INFLUENCES. Heart of City of Camden.

4. DETRIMENTAL INFLUENCES. Surrounded by low class of colored and Italian inhabitants.

5. INHABITANTS: Merchants - skilled mechanics
 a. Type and office workers; b. Estimated annual family income \$ 1000-5,000
Italian-10% German 20%
 c. Foreign-born Irish; 40 %; d. Negro Yes (scattered); 10 %;
(Nationality) (Yes or No)
 e. Infiltration of Questionable class of residents; f. Relief families Considerable;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:
 a. Type or types Row & family -Multi; b. Type of construction Brick & Frame;
 c. Average age 50 yrs.; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$1,500-15,000</u>	<u>3,500</u>	<u>100%</u>	<u>\$15-80</u>	<u>\$25</u>	<u>100%</u>
<u>1934</u> low	<u>1,000-7,500</u>	<u>2,000</u>	<u>60</u>	<u>10-40</u>	<u>15</u>	<u>60</u>
<u>1937</u> current	<u>1,250- 8,500</u>	<u>2,500</u>	<u>75</u>	<u>12½-55</u>	<u>20</u>	<u>80</u>

Peak sale values occurred in 1924 and were 120 % of the 1929 level.

Peak rental values occurred in 1924 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 100 %; b. Dwelling units 85 %; c. Home owners 50 %

9. SALES DEMAND: a. None; b. _____; c. Activity is None

10. RENTAL DEMAND: a. Fair; b. \$15 - \$25; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS To business

14. CLARIFYING REMARKS: High speed electric line between Camden and Philadelphia has slightly improved this district.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden (Whitman Park Section) SECURITY GRADE Third AREA NO. C-5
2. DESCRIPTION OF TERRAIN. Level land solidly built up with small homes on small lots.
3. FAVORABLE INFLUENCES. Occupied by a high type of Polish residents who have their own shopping area, schools, churches, recreation centers, etc.
4. DETRIMENTAL INFLUENCES. Negro district on edge of this section, but splendid cooperation of all residents in this section will always prevent spread.
5. INHABITANTS: Skilled & unskilled
 - a. Type Mech. & professionals, etc. ; b. Estimated annual family income \$ 900-3,000
 - c. Foreign-born Polish ; 90 % ; d. Negro No ; _____ % ;
(Nationality) (Yes or No)
 - e. Infiltration of Polish ; f. Relief families Considerable ;
 - g. Population is increasing _____ ; decreasing _____ ; static. yes
6. BUILDINGS:
 - a. Type or types 1 family row ; b. Type of construction Brick ;
 - c. Average age 25 yrs. ; d. Repair Good
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$2,500-\$6,000</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$25-50</u>	<u>\$40</u>	<u>100%</u>
<u>1934</u> low	<u>1,500-3,500</u>	<u>3,500</u>	<u>60</u>	<u>15-30</u>	<u>25</u>	<u>60</u>
<u>1937</u> current	<u>1,750-3,750</u>	<u>3,500</u>	<u>70</u>	<u>20-32½</u>	<u>30</u>	<u>75</u>

Peak sale values occurred in 1924 and were 120 % of the 1929 level.
Peak rental values occurred in 1924 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 100 % ; b. Dwelling units 99 % ; c. Home owners 80 %
9. SALES DEMAND: a. Fair ; b. \$2,500-3,500 ; c. Activity is Poor
10. RENTAL DEMAND: a. Good ; b. \$25-30 ; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None
12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase Limited ; b. Home building None
13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static
14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from See explanation

Date May 4, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N. J. SECURITY GRADE Third AREA NO. C-6
2. DESCRIPTION OF TERRAIN. Level land sloping to low land containing moderately priced homes.
3. FAVORABLE INFLUENCES. On two main arteries and near industry.
4. DETRIMENTAL INFLUENCES. High bus fare and poor drainage
5. INHABITANTS: Skilled mechanics
 a. Type and laborers ; b. Estimated annual family income \$ 1,000-2,000
 c. Foreign-born Mixed ; 10 % ; d. Negro No ; _____ % ;
 (Nationality) (Yes or No)
 e. Infiltration of Mixed foreign f. Relief families Many ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes
6. BUILDINGS:
 a. Type or types Small detached homes b. Type of construction Frame & brick ;
 c. Average age 18 years ; d. Repair Fair
7. HISTORY:
- | YEAR | SALE VALUES | | | RENTAL VALUES | | |
|--------------|----------------------|--------------------|-------------|---------------------------------------|--------------------|-------------|
| | RANGE | PREDOM-
INATING | % | RANGE | PREDOM-
INATING | % |
| 1929 level | <u>\$2,500-6,000</u> | <u>\$4,500</u> | <u>100%</u> | <u>\$25-45</u> | <u>\$35</u> | <u>100%</u> |
| 1934 low | <u>2,000-4,250</u> | <u>3,500</u> | <u>80</u> | <u>15-25</u> | <u>20</u> | <u>60</u> |
| 1937 current | <u>2,200-4,500</u> | <u>3,750</u> | <u>85</u> | <u>17¹/₂-30</u> | <u>25</u> | <u>70</u> |
- Peak sale values occurred in 1929 and were 105 % of the 1929 level.
Peak rental values occurred in 1929 and were 105 % of the 1929 level.
8. OCCUPANCY: a. Land 65 % ; b. Dwelling units 90 % ; c. Home owners 75 %
9. SALES DEMAND: a. Poor ; b. \$2,500-3,000 ; c. Activity is Poor
10. RENTAL DEMAND: a. Fair ; b. \$20-\$27.50 ; c. Activity is Fair
11. NEW CONSTRUCTION: a. Types _____ ; 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: Due to construction of Crescent Boulevard, this section was left about 15 feet below grade of new highway which causes bad floods during heavy storms.
15. Information for this form was obtained from See explanations

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Woodlynne, N.J. SECURITY GRADE Third AREA NO. C-7
2. DESCRIPTION OF TERRAIN. Level and solidly built up area of small homes.
3. FAVORABLE INFLUENCES. Southern part of Camden City, possessing its own shopping district, schools, churches, etc.
4. DETRIMENTAL INFLUENCES. Poor pride of ownership shown in some sections of town.

5. INHABITANTS: Office workers,
 a. Type laborers & shipyard employees; b. Estimated annual family income \$900-3,500
 c. Foreign-born Polish 15% - Germ. 10% %; d. Negro No %; (Nationality) (Yes or No)
 e. Infiltration of Mixed foreign; f. Relief families Many
 g. Population is increasing _____; decreasing _____; static. Yes
6. BUILDINGS: one family detached
 a. Type or types semi-detached row; b. Type of construction Frame, brick & stucco
 c. Average age 35 years; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$2,500-6,000</u>	<u>\$4,500</u>	<u>100%</u>	<u>\$25-45</u>	<u>40</u>	<u>100%</u>
<u>1934</u> low	<u>1,750-4,000</u>	<u>3,000</u>	<u>70</u>	<u>15-27½</u>	<u>24</u>	<u>60</u>
<u>1937</u> current	<u>2,000-4,250</u>	<u>3,500</u>	<u>80</u>	<u>20-32½</u>	<u>30</u>	<u>75</u>

Peak sale values occurred in 1924 and were 115 % of the 1929 level.

Peak rental values occurred in 1924 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 90 %; b. Dwelling units 86 %; c. Home owners 70 %
9. SALES DEMAND: a. Poor; b. \$3,000-4,500; c. Activity is None
10. RENTAL DEMAND: a. Fair; b. \$25-30; c. Activity is Fair
11. NEW CONSTRUCTION: a. Types _____; 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: _____

15. Information for this form was obtained from See explanation

Date May 4, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Gloucester, N.J. SECURITY GRADE Third AREA NO. C-8
2. DESCRIPTION OF TERRAIN. Level land - solidly built up with old dwellings on small sized lots.
3. FAVORABLE INFLUENCES. About 3 miles south of Camden. Good Transportation.
4. DETRIMENTAL INFLUENCES. Age of structures.
5. INHABITANTS: Shipyard and Mill
 a. Type Mechanics & office workers; b. Estimated annual family income \$ 900-4000
Germans 20% - Jewish 5%
 c. Foreign-born Irish; 40 %; d. Negro No; _____ %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None; _____;
 g. Population is increasing _____; decreasing _____; static. Yes
6. BUILDINGS:
 a. Type or types Singles; b. Type of construction Frame & Brick; _____;
 c. Average age 40 years; d. Repair Fair
7. HISTORY:
- | YEAR | SALE VALUES | | | RENTAL VALUES | | |
|---------------------|-----------------------|--------------------|-------------|----------------|--------------------|-------------|
| | RANGE | PREDOM-
INATING | % | RANGE | PREDOM-
INATING | % |
| 1929 level | <u>\$2,500-10,000</u> | <u>\$5,000</u> | <u>100%</u> | <u>\$20-50</u> | <u>\$40</u> | <u>100%</u> |
| <u>1934</u> low | <u>1,750- 6,000</u> | <u>3,500</u> | <u>70</u> | <u>12½-30</u> | <u>25</u> | <u>60</u> |
| <u>1937</u> current | <u>2,000-6,500</u> | <u>4,000</u> | <u>80</u> | <u>15-30</u> | <u>27½</u> | <u>70</u> |
- Peak sale values occurred in 1928 and were 110 % of the 1929 level.
Peak rental values occurred in 1928 and were 105 % of the 1929 level.
8. OCCUPANCY: a. Land 100 %; b. Dwelling units 100 %; c. Home owners 75 %
9. SALES DEMAND: a. Poor; b. \$3,000-5,000; c. Activity is None
10. RENTAL DEMAND: a. Good; b. \$20-30; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____; 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: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Haddon township (West Collingswood Heights)
Gloucester Heights-Mt. Ephraim, N.J. SECURITY GRADE Third AREA NO. C-9

2. DESCRIPTION OF TERRAIN. Level land. Fairly large plots but sparsely improved with small homes.

3. FAVORABLE INFLUENCES. About 5 miles south of Camden with excellent transportation

4. DETRIMENTAL INFLUENCES. Poor construction of homes in the West Collingswood Heights section as well as Gloucester Heights which has attracted an undesirable element. Only some utilities.

5. INHABITANTS:
a. Type Shipyard workers, mech., etc.; b. Estimated annual family income \$ 750-2,500
Polish 10% -German-20%
c. Foreign-born Italians; 20%; d. Negro no; 0%; (Nationality) (Yes or No)
e. Infiltration of Low type resident; f. Relief families Considerable; ;
g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:
a. Type or types Mostly bungalows; b. Type of construction Frame; ;
c. Average age 20 years; d. Repair Poor

7. HISTORY:

YEAR	RANGE	SALE VALUES		RENTAL VALUES	
		PREDOMINATING	%	RANGE	PREDOMINATING %
1929 level	<u>\$2,500-4,500</u>	<u>\$4,000</u>	<u>100%</u>	<u>\$20-35</u>	<u>\$30 100%</u>
<u>1934</u> low	<u>1,250-2,250</u>	<u>2,000</u>	<u>50</u>	<u>12 1/2-20</u>	<u>18 60</u>
<u>1937</u> current	<u>1,500-2,500</u>	<u>2,250</u>	<u>55</u>	<u>15-22 1/2</u>	<u>20 65</u>

Peak sale values occurred in 1928 and were 105% of the 1929 level.
Peak rental values occurred in 1928 and were 105% of the 1929 level.

8. OCCUPANCY: a. Land 60%; b. Dwelling units 80%; c. Home owners 70%

9. SALES DEMAND: a. Poor; b. \$3,00-4,000; c. Activity is None

10. RENTAL DEMAND: a. Poor; b. \$18-22.50; c. Activity is Poor

11. NEW CONSTRUCTION: a. Types ; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase Limited; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static

14. CLARIFYING REMARKS: West Collingswood Heights barely escapes a "D" classification due to cheap construction, type of resident and lack of municipal improvements.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Oaklyn - Audubon, N.J. SECURITY GRADE Third AREA NO. 0-10
2. DESCRIPTION OF TERRAIN. Rolling land - laid out principally in 50 x 150 foot lots and improved with modest homes.
3. FAVORABLE INFLUENCES. Room for expansion.
4. DETRIMENTAL INFLUENCES. Distance from center of city.
5. INHABITANTS: Shipyard and navy yard
 - a. Type employees, etc.; b. Estimated annual family income \$ 1,200-2,500
 - c. Foreign-born None; None %; d. Negro No; No %;
(Nationality) (Yes or No)
 - e. Infiltration of None; f. Relief families Few;
 - g. Population is increasing _____; decreasing _____; static. Yes
6. BUILDINGS: Detached dwellings
 - a. Type or types many bungalows; b. Type of construction Frame;
 - c. Average age _____; d. Repair _____
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$3,500-7,500</u>	<u>6,000</u>	<u>100%</u>	<u>35-50</u>	<u>40</u>	<u>100%</u>
<u>1934</u> low	<u>2,500-4,500</u>	<u>4,000</u>	<u>65</u>	<u>27¹/₂-35</u>	<u>30</u>	<u>75</u>
<u>1937</u> current	<u>2,750-5,500</u>	<u>4,500</u>	<u>75</u>	<u>30-40</u>	<u>35</u>	<u>85</u>

Peak sale values occurred in 1926 and were 120 % of the 1929 level.
Peak rental values occurred in 1926 and were 110 % of the 1929 level.
8. OCCUPANCY: a. Land 90 %; b. Dwelling units 95 %; c. Home owners 80 %
9. SALES DEMAND: a. Fair; b. \$3,500-4,500; c. Activity is Fair
10. RENTAL DEMAND: a. Good; b. \$30-35; c. Activity is Good
11. NEW CONSTRUCTION: a. Types _____; 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: _____

15. Information for this form was obtained from See explanations

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Crescent Park-Brooklawn, N.J. SECURITY GRADE Third AREA NO. C-11

2. DESCRIPTION OF TERRAIN. Level land sparsely built up and laid out in fair sized lots.

3. FAVORABLE INFLUENCES. Nearness of fair sized community.

4. DETRIMENTAL INFLUENCES. Development laid out in 1924 with streets, curb, gutters, city water, but development has become static due to accessibility and poor transportation in/

5. INHABITANTS: skilled mechs & shop foremen;
 a. Type skilled mechs & shop foremen; b. Estimated annual family income \$ 1,500-3,500
 c. Foreign-born None; None %; d. Negro No; No %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families None;
 g. Population is increasing None; decreasing None; static. Yes

6. BUILDINGS:
 a. Type or types Detached dwellings; b. Type of construction Frame;
 c. Average age 13 yrs; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$4,000-6,000</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$40-50</u>	<u>\$45</u>	<u>100%</u>
1934 low	<u>2,500-3,500</u>	<u>3,000</u>	<u>60</u>	<u>30-35</u>	<u>30</u>	<u>70</u>
1937 current	<u>3,000-4,000</u>	<u>3,500</u>	<u>70</u>	<u>32½-40</u>	<u>35</u>	<u>80</u>

Peak sale values occurred in 1928 and were 105 % of the 1929 level.

Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 40 %; b. Dwelling units 95 %; c. Home owners 75 %

9. SALES DEMAND: a. None; b. None; c. Activity is None

10. RENTAL DEMAND: a. Good; b. \$30-35; c. Activity is Good

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: This tract was intended to have been an exclusive development but due to the depression, nothing has been done since 1930.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Bellmawr, N.J. SECURITY GRADE Third AREA NO. C-12
2. DESCRIPTION OF TERRAIN. Level land, sparsely developed with small homes.
3. FAVORABLE INFLUENCES. Black Horse Pike which is the main highway to seashore resorts, runs through this area.
4. DETRIMENTAL INFLUENCES. South westerly section occupied by poor type of resident.
5. INHABITANTS: Unskilled mechanics
 - a. Type and office workers ; b. Estimated annual family income \$ 900-2,500
 - c. Foreign-born None ; None % ; d. Negro No ; No % ;
(Nationality) (Yes or No)
 - e. Infiltration of None ; f. Relief families Many ;
 - g. Population is increasing Yes ; decreasing None ; static. Yes
6. BUILDINGS:
 - a. Type or types Singles - bungalows ; b. Type of construction Frame ;
 - c. Average age 25 years ; d. Repair Fair
7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$2,500-4,000</u>	<u>\$3,500</u>	<u>100%</u>	<u>\$20-35</u>	<u>\$30</u>	<u>100%</u>
<u>1934</u> low	<u>1,500-2,250</u>	<u>2,000</u>	<u>60</u>	<u>12½-17½</u>	<u>15</u>	<u>30</u>
<u>1937</u> current	<u>1,750-2,500</u>	<u>2,250</u>	<u>65</u>	<u>15-20</u>	<u>17½</u>	<u>60</u>

Peak sale values occurred in 1928 and were 105 % of the 1929 level.
Peak rental values occurred in 1928 and were 105 % of the 1929 level.
8. OCCUPANCY: a. Land 60 % ; b. Dwelling units 75 % ; c. Home owners 65 %
9. SALES DEMAND: a. Poor ; b. \$1,500-2,000 ; c. Activity is None
10. RENTAL DEMAND: a. Fair ; b. \$15-20 ; 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 None
13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static
14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY BARRINGTON, N.J. SECURITY GRADE Third AREA NO. C-13

2. DESCRIPTION OF TERRAIN. Rolling land - laid out in 40 x 125 plots and improved with modest homes.

3. FAVORABLE INFLUENCES. Accessible to Blackhorse Pike, adjacent to Whitehorse Pike with Clements Bridge Road running through center of town.

4. DETRIMENTAL INFLUENCES. Distance from city proper.

5. INHABITANTS:
 a. Type Shipyard workers, Mechs, clerks; b. Estimated annual family income \$ 1,000-3,000
 c. Foreign-born None; %; d. Negro No; %;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families Many; g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Detached homes & bungalows
 a. Type or types _____; b. Type of construction Frame; c. Average age 30 yrs.; d. Repair Good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$3,000-6,000</u>	<u>\$5,000</u>	<u>100%</u>	<u>\$30-40</u>	<u>\$35</u>	<u>100%</u>
1934 low	<u>2,000-3,500</u>	<u>3,000</u>	<u>60</u>	<u>17½-20</u>	<u>18</u>	<u>55</u>
1937 current	<u>2,250-3,500</u>	<u>3,250</u>	<u>65</u>	<u>18-22½</u>	<u>20</u>	<u>60</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.
 Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 60 %; b. Dwelling units 95 %; c. Home owners 70 %

9. SALES DEMAND: a. Poor; b. \$3,000-5,000; c. Activity is None

10. RENTAL DEMAND: a. Good; b. \$18 - \$22.50; c. Activity is Good

11. NEW CONSTRUCTION: a. Types _____; 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: _____

15. Information for this form was obtained from See explanations

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY MORRISVILLE, N. J. SECURITY GRADE Fourth AREA NO. D-1

2. DESCRIPTION OF TERRAIN. Level land - poorly developed with cheapest form of construction.

3. FAVORABLE INFLUENCES. None whatever

4. DETRIMENTAL INFLUENCES. Poor type of resident.

5. INHABITANTS:
 a. Type Unskilled laborers; b. Estimated annual family income \$ 600-1200
 c. Foreign-born None; %; d. Negro Yes; 99 %;
 (Nationality) (Yes or No)
 e. Infiltration of Negros; f. Relief families Practically 100%; g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Detached units many shacks
 a. Type or types _____; b. Type of construction Frame; c. Average age 20 years; d. Repair Badly in need of repair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$1,500-3,000</u>	<u>\$2,000</u>	<u>100%</u>	<u>\$15-25</u>	<u>\$20</u>	<u>100%</u>
1934 low	<u>500-1,250</u>	<u>900</u>	<u>45</u>	<u>10-17½</u>	<u>15</u>	<u>75</u>
1937 current	<u>600-1,250</u>	<u>1,000</u>	<u>50</u>	<u>12½-20</u>	<u>17½</u>	<u>85</u>

Peak sale values occurred in 1928 and were 102 % of the 1929 level.
 Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 50 %; b. Dwelling units 70 %; c. Home owners 40 %
 9. SALES DEMAND: a. None; b. _____; c. Activity is None
 10. RENTAL DEMAND: a. Fair; b. \$15-20; c. Activity is Fair
 11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None
 12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None; b. Home building None
 13. TREND OF DESIRABILITY NEXT 10-15 YEARS Static
 14. CLARIFYING REMARKS: One of the worse sections in Camden county.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N.J. SECURITY GRADE Fourth AREA NO. D-2

2. DESCRIPTION OF TERRAIN. Level land solidly built up and laid out in small lots improved with cheap dwellings and shacks.

3. FAVORABLE INFLUENCES. Nearness to place of employment

4. DETRIMENTAL INFLUENCES. Adjacency to freight yards.

5. INHABITANTS:
 a. Type Poor class laborers ; b. Estimated annual family income \$ 600-1,200
 c. Foreign-born Mixed ; 20 % ; d. Negro Yes ; 80 % ;
 (Nationality) (Yes or No)
 e. Infiltration of Negroes ; f. Relief families Great Many ;
 g. Population is increasing _____ ; decreasing _____ ; static. yes

6. BUILDINGS:
 a. Type or types Singles ; b. Type of construction Frame & Brick ;
 c. Average age 50 years ; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>1,500-2,500</u>	<u>2,000</u>	<u>100%</u>	<u>\$15-25</u>	<u>20</u>	<u>100%</u>
<u>1934</u> low	<u>1,000-1,500</u>	<u>1,200</u>	<u>60</u>	<u>12½-17½</u>	<u>15</u>	<u>75</u>
<u>1937</u> current	<u>1,000-1,500</u>	<u>1,200</u>	<u>60</u>	<u>12½-17½</u>	<u>15</u>	<u>75</u>

Peak sale values occurred in 1928 and were 105 % of the 1929 level.

Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 80 % ; b. Dwelling units 90 % ; c. Home owners 60 %

9. SALES DEMAND: a. None ; b. _____ ; c. Activity is None

10. RENTAL DEMAND: a. Fair ; b. \$10-\$15 ; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None ; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Downward

14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from See explanations

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Camden, N.J. SECURITY GRADE F urth AREA NO. D-3

2. DESCRIPTION OF TERRAIN. Level, solidly built up with old homes of similar design

3. FAVORABLE INFLUENCES. In heart of city and industrial area

4. DETRIMENTAL INFLUENCES. Many dwellings being torn down by vandals and others by owners to save taxes.

5. INHABITANTS:

- a. Type Poor type laborers ; b. Estimated annual family income \$ 600-1,500
 c. Foreign-born Mixed ; 50 % ; d. Negro Yes ; 50 % ;
(Nationality) (Yes or No)
 e. Infiltration of Questionable residents ; f. Relief families Great many ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:

- a. Type or types Row & two story ; b. Type of construction Brick ;
 c. Average age 50 yrs. ; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$1,500-4,000</u>	<u>\$2,500</u>	<u>100%</u>	<u>\$18-30</u>	<u>\$35</u>	<u>100%</u>
1934 low	<u>800-1,750</u>	<u>1,000</u>	<u>40</u>	<u>12-18</u>	<u>15</u>	<u>60</u>
1937 current	<u>1,000-2,000</u>	<u>1,250</u>	<u>50</u>	<u>12½-20</u>	<u>17½</u>	<u>70</u>

Peak sale values occurred in 1925 and were 150 % of the 1929 level.

Peak rental values occurred in 1925 and were 130 % of the 1929 level.

8. OCCUPANCY: a. Land 80 % ; b. Dwelling units 70 % ; c. Home owners 50 %

9. SALES DEMAND: a. None ; b. _____ ; c. Activity is None

10. RENTAL DEMAND: a. Fair ; b. \$15-20 ; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None ; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Downward

14. CLARIFYING REMARKS: Due to erection of Delaware Bridge, entire district has, and continues to, rapidly decline in northwestern section.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Merchantville-N.J. SECURITY GRADE Fourth AREA NO. D-4

2. DESCRIPTION OF TERRAIN. Hillside. A small section of shacks and delapidated homes built by Negro servants employed nearby.

3. FAVORABLE INFLUENCES. Adjacent to better residential district of Merchantville.

4. DETRIMENTAL INFLUENCES. Nature of dwellings and inhabitants.

5. INHABITANTS:
 a. Type Poor class Negroes ; b. Estimated annual family income \$ 600-750
 c. Foreign-born None ; % ; d. Negro Yes ; 100 % ;
 (Nationality) (Yes or No)
 e. Infiltration of Negroes ; f. Relief families Many ;
 g. Population is increasing ; decreasing ; static. yes

6. BUILDINGS:
 a. Type or types shacks ; b. Type of construction Frame ;
 c. Average age 40 years ; d. Repair Mostly beyond repair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$1,000-2,000</u>	<u>1,500</u>	<u>100%</u>	<u>15-20</u>	<u>18</u>	<u>100%</u>
<u>1934</u> low	<u>500-1,000</u>	<u>750</u>	<u>50</u>	<u>7½-12</u>	<u>10</u>	<u>55</u>
<u>1937</u> current	<u>700-1,000</u>	<u>750</u>	<u>50</u>	<u>10-15</u>	<u>12½</u>	<u>70</u>

Peak sale values occurred in 1928 and were 103 % of the 1929 level.

Peak rental values occurred in 1928 and were 103 % of the 1929 level.

8. OCCUPANCY: a. Land 60 %; b. Dwelling units 60 %; c. Home owners 30 %

9. SALES DEMAND: a. None; b. ; c. Activity is None

10. RENTAL DEMAND: a. None; b. ; c. Activity is None

11. NEW CONSTRUCTION: a. Types None ; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None ; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Downward

14. CLARIFYING REMARKS: Known as "Homesteadville". It is 100% poor class Negroes practically all on relief. A high wall, however, prevents their spread.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Gloucester, N.J. SECURITY GRADE Fourth AREA NO. D-5

2. DESCRIPTION OF TERRAIN. Level land with small lots, 20-x 90 completely built up with very old and small dwellings.

3. FAVORABLE INFLUENCES. Near city of Camden and places of employment. Excellent transportation.

4. DETRIMENTAL INFLUENCES. Age and obsolescence of dwellings.

5. INHABITANTS: shipyard workers
 a. Type unskilled laborers ; b. Estimated annual family income \$ 600-1,500
 c. Foreign-born None ; % ; d. Negro No ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of Poor working class ; f. Relief families Considerable ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
 a. Type or types Poor row ; b. Type of construction Frame ;
 c. Average age 70-100 yrs ; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level	<u>\$1,500-3,500</u>	<u>\$2,500</u>	<u>100%</u>	<u>\$15-30</u>	<u>\$25</u>	<u>100%</u>
<u>1934</u> low	<u>1,000-2,000</u>	<u>1,500</u>	<u>60</u>	<u>10-20</u>	<u>17½</u>	<u>70</u>
<u>1937</u> current	<u>1,250-2,250</u>	<u>2,000</u>	<u>80</u>	<u>12½-22½</u>	<u>20</u>	<u>80</u>

Peak sale values occurred in 1928 and were 110 % of the 1929 level.

Peak rental values occurred in 1928 and were 105 % of the 1929 level.

8. OCCUPANCY: a. Land 85 %; b. Dwelling units 90 %; c. Home owners 65 %

9. SALES DEMAND: a. Poor ; b. \$1,200-1,500 ; c. Activity is Poor

10. RENTAL DEMAND: a. Fair ; b. \$15 - \$20 ; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Downward

14. CLARIFYING REMARKS: Due to lack of Civic pride large percentage of physical depreciation has occurred.

15. Information for this form was obtained from See explanation

Date May 6, 1937 193

AREA DESCRIPTION
(For Instructions see Reverse Side)

1. NAME OF CITY Bellmawr, N.J. SECURITY GRADE Fourth AREA NO. D-6

2. DESCRIPTION OF TERRAIN. Level ground inclined to run swampy due to neglected creek. Development has been of cheapest character.

3. FAVORABLE INFLUENCES. Near Blackhorse Pike and Crescent Boulevard

4. DETRIMENTAL INFLUENCES. Squatter type of people of questionable reputation.

5. INHABITANTS: Unskilled laborers
 a. Type Unskilled laborers; b. Estimated annual family income \$ 500-1,000
 c. Foreign-born None; %; d. Negro No; %;
 (Nationality) (Yes or No)
 e. Infiltration of Questionable type; f. Relief families Many;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:
 a. Type or types 1 family bungalows; b. Type of construction Frame;
 c. Average age 20 yrs.; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level	<u>\$1,500-2,500</u>	<u>2,000</u>	<u>100%</u>	<u>\$15-25</u>	<u>\$20</u>	<u>100%</u>
<u>1934</u> low	<u>750-1,250</u>	<u>1,000</u>	<u>50</u>	<u>7½-12½</u>	<u>10</u>	<u>50</u>
<u>1937</u> current	<u>800-1,250</u>	<u>1,000</u>	<u>50</u>	<u>8-12½</u>	<u>10</u>	<u>50</u>

Peak sale values occurred in 1928 and were 103 % of the 1929 level.

Peak rental values occurred in 1928 and were 103 % of the 1929 level.

8. OCCUPANCY: a. Land 40 %; b. Dwelling units 50 %; c. Home owners 30 %

9. SALES DEMAND: a. None; b. _____; c. Activity is None

10. RENTAL DEMAND: a. Fair; b. \$10-15; c. Activity is Fair

11. NEW CONSTRUCTION: a. Types _____; b. Amount last year None

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase None; b. Home building None

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Declining rapidly

14. CLARIFYING REMARKS: Bungalows of cheap construction intermingled with small boathouses assuming squatter privileges.

15. Information for this form was obtained from See explanation