

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE B AREA NO. 1

2. DESCRIPTION OF TERRAIN. Flat and high. East end is known as "Riverside."

3. FAVORABLE INFLUENCES. Most favorable section of the city except only for the ultra-rich. The two large areas in white without marking are forty-acre estates holding homes worth \$100,000 each.

4. DETRIMENTAL INFLUENCES.

5. INHABITANTS:

- a. Type Prosperous white collar ; b. Estimated annual family income \$ 3000
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of _____ ; f. Relief families None ;
 g. Population is increasing Slowly ; decreasing _____ ; static.

6. BUILDINGS: One family units,
 a. Type or types 5 to 8 rooms ; b. Type of construction 90% frame 10% brick veneer ;
 c. Average age 15 years ; d. Repair Generally good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level		\$5500	100%		\$10	100%
1935 low		3000	60%		25	62-1/2%
1937 current		1500	85%	\$25 - 35	10	100%

Peak sale values occurred in 1926-28 and were 100 % of the 1929 level.

Peak rental values occurred in 26-28 and were 100 % of the 1929 level.

8. OCCUPANCY: a. Land 95 % ; b. Dwelling units 100 % ; c. Home owners 80 %

9. SALES DEMAND: a. Good ; b. Singles \$1500-5000 ; c. Activity is Good

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

11. NEW CONSTRUCTION: a. Types 5 & 6-rm frame singls ; b. Amount last year 20

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Will hold well.

14. CLARIFYING REMARKS: _____

The area south of Jackson Street is not quite up to the standard of maintenance of the area north of Jackson.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE B AREA NO. 2

2. DESCRIPTION OF TERRAIN. Flat and high. "Linden Heights" or "Neely".

3. FAVORABLE INFLUENCES. Next to area B-1, this is the city's most desirable section. There has been considerable remodeling and new construction.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:

a. Type Business men, professional, etc.; b. Estimated annual family income \$ 3000
 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 _____; static.

6. BUILDINGS:

a. Type or types One family type 5 and 6 rooms; b. Type of construction Frame; ;
 c. Average age 10 years; d. Repair Generally good

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$3500 100%		\$35 100%
<u>1935 low</u>		<u>2000 60%</u>		<u>15 45%</u>
<u>1937 current</u>		<u>3500 100%</u>	<u>\$25 - 40</u>	<u>35 100%</u>

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

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

8. OCCUPANCY: a. Land 85%; b. Dwelling units 100%; c. Home owners 80 %

9. SALES DEMAND: a. Good; b. Singles at \$3500; c. Activity is Good

10. RENTAL DEMAND: a. Good; b. Singles at \$35; c. Activity is Good

11. NEW CONSTRUCTION: a. Types Single frames of 5 and 6 rooms; b. Amount last year 15

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Desirable area; should hold up well.

14. CLARIFYING REMARKS: _____

The northeastern addition as shown on the map is made up of new stone houses worth \$6000 to \$6500.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE B AREA NO. 3

2. DESCRIPTION OF TERRAIN. Flat and high

3. FAVORABLE INFLUENCES. Thirty feet above the river. Well restricted. Not more than one or two houses valued below \$3000.

4. DETRIMENTAL INFLUENCES. None

5. INHABITANTS:
 a. Type Manufacturers & business men b. Estimated annual family income \$ 3500
 c. Foreign-born None; _____%; d. Negro None; _____%;
 (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 5-8 rooms; b. Type of construction 90% frame;
 c. Average age 15 years; d. Repair Very good

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level		<u>\$4000</u>	<u>100%</u>	<u>OWNER AREA</u>		<u>100%</u>
<u>1935 low</u>		<u>3000</u>	<u>75%</u>			
<u>1937 current</u>		<u>4000</u>	<u>100%</u>			

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

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

9. SALES DEMAND: a. Good; b. Singles \$4000-4500; c. Activity is Good

10. RENTAL DEMAND: a. OWNER AREA; b. _____; c. Activity is _____

11. NEW CONSTRUCTION: a. Types Single frames of 5 to 8 rooms; b. Amount last year 10; 8 frame 2 brick

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Will stand up well.

14. CLARIFYING REMARKS: _____

In a triangle formed by Walnut and Granville Streets, there is a monument surrounded by \$20,000 homes -- all brick. Along Walnut Street the houses are brick; along the river the blue strip is "millionaires row", the Ball family.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE 0 AREA NO. 1

2. DESCRIPTION OF TERRAIN. Flat. Area called "Westwood".

3. FAVORABLE INFLUENCES. Highly restricted. Homes \$25,000 and up.

4. DETRIMENTAL INFLUENCES. None of the homes would bring within \$10,000 of cost. Limited market for expensive homes in this small city.

5. INHABITANTS:
a. Type Manufacturers & wealthy people; b. Estimated annual family income \$ 5000 and up

c. Foreign-born None; _____ %; d. Negro None; _____ %;
(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 Estates; b. Type of construction Brick; a few frame;

c. Average age 5 years; d. Repair Very good

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level	<u>\$25,000-40,000</u>	<u>100%</u>	<u>OWNER AREA</u>	<u>100%</u>
<u>1935</u> xxx low	<u>25,000-40,000</u>			
<u>1937</u> current	<u>25,000-40,000</u>			

Peak sale values occurred in 1937 and were _____ % of the 1929 level.

Peak rental values occurred in 1937 and were _____ % of the 1929 level.

8. OCCUPANCY: a. Land 70 %; b. Dwelling units 100 %; c. Home owners 100 %

9. SALES DEMAND: a. Poor; b. _____; c. Activity is Poor

10. RENTAL DEMAND: a. OWNER AREA; b. _____; c. Activity is _____

11. NEW CONSTRUCTION: a. Types Occupancy by owners; b. Amount last year One

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase See below; b. Home building _____

13. TREND OF DESIRABILITY NEXT 10-15 YEARS _____

14. CLARIFYING REMARKS: _____

In some respects, this area has the characteristics of a First grade neighborhood but the properties are high priced and have little or no resale market except at prices substantially below reproduction costs. The area is an over-development for the size and type of city. Mortgages in the area are made mostly on a basis of personal credit, by local institutions. While this is a very desirable neighborhood, it has been penalized with respect to the grade for the foregoing reasons.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 2

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Houses very generally do not have flush toilets. Houses are crowded. No sewers. "Jerry-built" -- No basements.

5. INHABITANTS:
 a. Type Laboring class ; b. Estimated annual family income \$ 1000
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Many ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
 a. Type or types 4-rm frame singles ; b. Type of construction Frame ;
 c. Average age 10 years ; d. Repair New, but cheap; will soon fail.

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOMINATING	%	RANGE	PREDOMINATING	%
1929 level		\$2000	100%		\$20	100%
<u>1935 low</u>		<u>1500</u>	<u>75%</u>		<u>15</u>	<u>75%</u>
<u>1937 current</u>		<u>2000</u>	<u>100%</u>		<u>25</u>	<u>125%</u>

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

8. OCCUPANCY: a. Land 25 %; b. Dwelling units 100 %; c. Home owners 60 %

9. SALES DEMAND: a. Slow ; b. Singles at \$2000 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

11. NEW CONSTRUCTION: a. Types 4-rm frame singles ; b. Amount last year 6 or 8

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Declining, and probably should be in "red", except that it is new. Mortgage money is available only to about one-third of selling price.

14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 3

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES.

4. DETRIMENTAL INFLUENCES. Stock-yards and slaughter houses near the north end.
Foundry borders the southern portion on its east side.

5. INHABITANTS:

- a. Type Laboring class ; b. Estimated annual family income \$ 1000
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Many ;
 g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:

- a. Type or types Singles, 5 rooms ; b. Type of construction Frame ;
 c. Average age 20 years ; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		\$2500	100%		\$25	100%
<u>1935 low</u>		<u>1250</u>	<u>50%</u>		<u>12</u>	<u>50%</u>
<u>1937 current</u>		<u>2500</u>	<u>100%</u>		<u>20-25</u>	<u>100%</u>

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 80 % ; b. Dwelling units 100 % ; c. Home owners 50 %

9. SALES DEMAND: a. Slow ; b. Singles at \$2500 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$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 Declining.

14. CLARIFYING REMARKS:

Mortgage money available to not more than 50% of sale price.

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 4

2. DESCRIPTION OF TERRAIN. Flat and low

3. FAVORABLE INFLUENCES. Near to business center

4. DETRIMENTAL INFLUENCES. Stood in 20 feet of water in 1913. Now has a 15 foot levee.

5. INHABITANTS:

a. Type Laboring class ; b. Estimated annual family income \$ 1200

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

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

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

6. BUILDINGS:

a. Type or types 1 family units 6 m. b. Type of construction Frame ;

c. Average age 30 years ; d. Repair Only fair

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		<u>\$3500</u>	<u>100%</u>		<u>\$25-35</u>	<u>100%</u>
<u>1935</u> xxx low		<u>2000</u>	<u>60%</u>		<u>15-20</u>	<u>60%</u>
<u>1937</u> current		<u>3000</u>	<u>95%</u>		<u>25-35</u>	<u>100%</u>

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 100 % ; b. Dwelling units 100 % ; c. Home owners 30 %

9. SALES DEMAND: a. Fair ; b. Singles at \$3000 ; c. Activity is Fair

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

11. NEW CONSTRUCTION: a. Types _____ ; b. Amount last year None
50% of

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase sale ; b. Home building cost
50% of

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Slowly declining.

14. CLARIFYING REMARKS: _____

Maintenance along Walnut and Mulberry Streets is below the standard of the area.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 5

2. DESCRIPTION OF TERRAIN. Flat. "Westside".

3. FAVORABLE INFLUENCES.

4. DETRIMENTAL INFLUENCES. Small cheap houses. "Jerry-built".

5. INHABITANTS: Laboring class
 a. Type _____; b. Estimated annual family income \$ 1000
 c. Foreign-born None; _____%; d. Negro None; _____%;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families Many; _____;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:
 a. Type or types Singles 3 & 4 rms; b. Type of construction Frame; _____;
 c. Average age 10 to 12 years; d. Repair Generally in need of minor repairs

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$2000 100%		\$20 100%
1935 xxx low		1200 60%		12 60%
1937 current		2000 100%		20 100%

Peak sale values occurred in 1926 and were 110 % of the 1929 level.

Peak rental values occurred in 1926 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 40%; b. Dwelling units 100%; c. Home owners 60%

9. SALES DEMAND: a. Slow; b. Singles at \$2000; c. Activity is Slow

10. RENTAL DEMAND: a. Good; b. Singles at \$20; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase _____; b. Home building 40% of cost

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Cheap structures; declining.

14. CLARIFYING REMARKS: Ravell Street and south, very thinly developed. \$1500 houses on \$200 lots.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 6

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES. Close to business center

4. DETRIMENTAL INFLUENCES. Age and obsolescence

5. INHABITANTS:
 a. Type Business men & skilled labor; b. Estimated annual family income \$ 2500
 c. Foreign-born None; _____%; d. Negro None; _____%;
 (Nationality) (Yes or No)
 e. Infiltration of None; f. Relief families Few, if any; _____;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: One family units
 a. Type or types 6 to 10 rooms; b. Type of construction Frame; _____;
 c. Average age 35 years; d. Repair Nearly all need minor repairs

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$3500 100%		\$50 100%
1935 xx low		2500 80%		25 50%
1937 current		3500 100%		50 100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.
 Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 98%; b. Dwelling units 100%; c. Home owners 60 %

9. SALES DEMAND: a. Good; b. Singles at \$3500; c. Activity is Good

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

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

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Good for those who want to be near to business, but generally on the decline.

14. CLARIFYING REMARKS:
The two blocks -- Jackson to Charles between Liberty and Franklin -- are above the average of the area in maintenance. Charles and Council Street are valued at \$5000. Very few properties changed hands during the depression.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 7

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES. Close to business center

4. DETRIMENTAL INFLUENCES. Age and obsolescence. Old part of town.

5. INHABITANTS: Business men and white collar
 a. Type white collar ; b. Estimated annual family income \$ 2500
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Few, if any ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS: One family units
 a. Type or types 6 to 10 rooms ; b. Type of construction Frames ;
 c. Average age 35 years ; d. Repair Old and in need of repair

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES		
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %	%
1929 level		\$4500 100%		\$50	100%
1935 low		3000 66%		30	60%
1937 current		4500 100%	\$20 - 25	50	100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 98 % ; b. Dwelling units 100 % ; c. Home owners 50 %

9. SALES DEMAND: a. Good ; b. Singles: \$4500 ; c. Activity is Good

10. RENTAL DEMAND: a. Good ; b. Singles at \$50 ; c. Activity is Good

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

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

13. TREND OF DESIRABILITY NEXT 10-15 YEARS _____

14. CLARIFYING REMARKS: _____

Desirable for those who want to be close to the central area. Generally in decline because of age. For two blocks running north from Main Street between Monroe and Vine Streets, property maintenance is above the average.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE 0 AREA NO. 8

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES.

4. DETRIMENTAL INFLUENCES. Age and proximity to industry.

5. INHABITANTS:

- a. Type Laboring class ; b. Estimated annual family income \$ 1200
 c. Foreign-born None ; %; d. Negro None ; %;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Many ;
 g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:

- a. Type or types 1 fam. units 6-rms ; b. Type of construction Frame ;
 Fair to poor;
 c. Average age 30 years ; d. Repair a high percentage, poor.

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOM- INATING %	RANGE	PREDOM- INATING %
1929 level		<u>\$3500</u> 100%		<u>\$25 - 30</u> 100%
<u>1935 low</u>		<u>2000</u> 60%		<u>15 - 20</u> 60%
1937 current		<u>3500</u> 100%		<u>25 - 30</u> 100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 95 %; b. Dwelling units 100 %; c. Home owners 60 %

9. SALES DEMAND: a. Good ; b. Singles: \$3500 ; c. Activity is Good

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

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 60 % ; b. Home building 60 %

13. TREND OF DESIRABILITY NEXT 10-15 YEARS In slow decline because of age and obsolescence.

14. CLARIFYING REMARKS:

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 9

2. DESCRIPTION OF TERRAIN. Flat. "Rochester" and "Utica" addition.

3. FAVORABLE INFLUENCES. Not many. Eleventh and Eighth Streets are paved.

4. DETRIMENTAL INFLUENCES. Houses not equipped with flush toilets. Houses crowded. West end is beyond the city line.

5. INHABITANTS:
a. Type Laboring class ; b. Estimated annual family income \$ 1200

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

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

g. Population is increasing None ; decreasing None ; static. Yes

6. BUILDINGS:
a. Type or types 4 & 5 rm. singles "Jerry-built" ; b. Type of construction Frame ;

c. Average age 15 years ; d. Repair Poor; a number major repairs

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		\$2500	100%		\$25	100%
1935 xxx low		1500	60%		15	60%
1937 current		2500	100%		25	100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 25 % ; b. Dwelling units 100 % ; c. Home owners 90 %

9. SALES DEMAND: a. Slow ; b. Singles at \$2500 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 50% ; b. Home building 50%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Cheap construction -- "Jerry-built". Declining.

14. CLARIFYING REMARKS: _____

Labor area -- near the factories.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE 0 AREA NO. 10

2. DESCRIPTION OF TERRAIN. Flat. West side called "Perkins" addition.
East side called "Winton Place".

3. FAVORABLE INFLUENCES.

4. DETRIMENTAL INFLUENCES.

5. INHABITANTS:
a. Type Laboring class ; b. Estimated annual family income \$ 1200
c. Foreign-born None ; % ; d. Negro None ; % ;
(Nationality) (Yes or No)
e. Infiltration of None ; f. Relief families Few, if any ;
g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
a. Type or types Single units -- 50%
bungalows of 6 rms. ; b. Type of construction Frame ;
c. Average age 20 years ; d. Repair Fair to poor

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOM- INATING %	RANGE	PREDOM- INATING %
1929 level		\$3500 100%		\$25 - 35 100%
1935 low		2000 57%		15 - 20 60%
1937 current		3500 100%		25 - 35 100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 90 % ; b. Dwelling units 100 % ; c. Home owners 60 %

9. SALES DEMAND: a. Good ; b. Singles at \$3500 ; c. Activity is Good

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

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 50% ; b. Home building 50%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS 80% is cheap construction; declining.

14. CLARIFYING REMARKS: _____

Property condition particularly poor along Hoyt Avenue.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 11

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES. Near to business center

4. DETRIMENTAL INFLUENCES.

5. INHABITANTS:
 a. Type Skilled labor ; b. Estimated annual family income \$ 1500-1800
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Few, if any ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS:
 a. Type or types Single units 6-8 rm ; b. Type of construction Frame ;
 c. Average age 25 years ; d. Repair Fair to poor

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$4500 100%		\$35 - 40 100%
1935 low		3000 66%		25 66%
1937 current		4000 90%		35 - 40 100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 98 % ; b. Dwelling units 100 % ; c. Home owners 40 %

9. SALES DEMAND: a. Good ; b. Singles at \$4000 ; c. Activity is Good

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

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 50% ; b. Home building 50%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS May hold 10 years more.

14. CLARIFYING REMARKS: _____

Condition of properties notably poor along Liberty Street, and notably good along Hackley Street.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 12

2. DESCRIPTION OF TERRAIN. Flat. "Galliber" subdivision.

3. FAVORABLE INFLUENCES. Close to factory work.

4. DETRIMENTAL INFLUENCES. Soot and smoke from industry. Close to "RED" area.

5. INHABITANTS:
 a. Type Factory labor ; b. Estimated annual family income \$ 1200
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (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 Singles of 4 & 5 ra ; b. Type of construction Frame ;
 c. Average age 35 years ; d. Repair Fair to poor; mostly poor

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOM- INATING %	RANGE	PREDOM- INATING %
1929 level		\$3000 100%		\$25 100%
1935 low		1500 50%		15 50%
1937 current		2500 90%		25 100%

Peak sale values occurred in 1926 and were 115 % of the 1929 level.

Peak rental values occurred in 1926 and were 115 % of the 1929 level.

8. OCCUPANCY: a. Land 95 % ; b. Dwelling units 100 % ; c. Home owners 80 %

9. SALES DEMAND: a. Fair ; b. Singles at \$2500 ; c. Activity is Fair

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 50 % ; b. Home building 50 %

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Declining; poor location

14. CLARIFYING REMARKS: _____

Properties: Willard Street south to Ninth, between Hackley and Ebright Streets are in very good condition, as are the properties from First to Willard between Wolfe and Lincoln.
 Properties from Second to Seventh, between Macedonia and Shipley are in very poor condition.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE 0 AREA NO. 13

2. DESCRIPTION OF TERRAIN. Flat. "Gallier" and "Ohmer" addition.

3. FAVORABLE INFLUENCES. None.

4. DETRIMENTAL INFLUENCES. None outstanding. Fair labor neighborhood.

5. INHABITANTS:

a. Type Laboring class; b. Estimated annual family income \$ 1000

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

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

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

6. BUILDINGS:

a. Type or types Singles 5-6 rooms; b. Type of construction Frames;

c. Average age 30 years; d. Repair Only fair to poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		\$3600	100%		\$30	100%
1935 low		2000	60%		15	50%
1937 current		3000	90%		25	90%

Peak sale values occurred in 1926 and were 115% of the 1929 level.

Peak rental values occurred in 1926 and were 115% of the 1929 level.

8. OCCUPANCY: a. Land 90%; b. Dwelling units 100%; c. Home owners 60%

9. SALES DEMAND: a. Fair; b. Singles \$3000; c. Activity is Fair

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

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 50%; b. Home building 50%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Cheap properties; running down.

14. CLARIFYING REMARKS: _____

Properties are in good condition from Memorial Drive to 14th Street between Walnut and Mulberry Streets, and also from 14th to 18th Streets between Mulberry and Jefferson Streets. Otherwise, fair to poor.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE G AREA NO. 14

2. DESCRIPTION OF TERRAIN. Flat. Called "Arcadia."

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Proximity to industry.

5. INHABITANTS:
a. Type Laboring classes ; b. Estimated annual family income \$ 1200
c. Foreign-born None ; % ; d. Negro None ; % ;
(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 Single units of 3 to 4 rooms ; b. Type of construction ;
c. Average age 10 years ; d. Repair Generally poor

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$3500 100%		\$25 100%
1935 low		2000 60%		15 80%
1937 current		3000 90%		25 100%

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

8. OCCUPANCY: a. Land 5 % ; b. Dwelling units 100 % ; c. Home owners 90 %

9. SALES DEMAND: a. Slow ; b. Singles at \$3000 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 40 % ; b. Home building 40 %

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Laboring class neighborhood; running down.

14. CLARIFYING REMARKS:

Lots average about \$200. Properties are in good condition from 14th to 16th Streets, between Grant and Penn Streets. Grant is the only street developed. Except for the homes facing Memorial Drive, there are not more than 25 homes in the area.

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE C AREA NO. 15

2. DESCRIPTION OF TERRAIN. Flat. Called "White City" -- Columbia Heights, Rosemont and Burlington Heights.

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Most homes without flush toilets. Homes crowded. No water. Streets are not paved.

5. INHABITANTS:
 a. Type Laboring class ; b. Estimated annual family income \$ 1000
 c. Foreign-born None ; % ; d. Negro None ; % ;
 (Nationality) (Yes or No)
 e. Infiltration of None ; f. Relief families Many ;
 g. Population is increasing _____ ; decreasing _____ ; static. Yes

6. BUILDINGS: Single units of 4 & 5 rms
 a. Type or types & bungalow type ; b. Type of construction Frame ;
 c. Average age 15 years ; d. Repair Generally poor; see No. 14

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		\$2000	100%		\$25	100%
<u>1935</u> low		1300	60%		15	60%
<u>1937</u> current		2000	100%		25	100%

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

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

8. OCCUPANCY: a. Land 25 %; b. Dwelling units 100 %; c. Home owners 40 %

9. SALES DEMAND: a. Slow ; b. Singles at \$2000 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 40 % ; b. Home building 40 %

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Laboring class area; running down.

14. CLARIFYING REMARKS: _____

As far south as 8th Street in the area marked "White City" structural conditions are good. Columbia Heights is practically undeveloped. In Rosemont both sides of 14th Street are good -- west of May Avenue and from 14th to 16th between Manhattan & Biltmore. In Burlington Heights property condition is good from Memorial Drive to 14th between Waldmare and Eaton. The whole area is thinly settled.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 1

2. DESCRIPTION OF TERRAIN. Flat. Called "Bethel Heights".

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Houses very generally do not have flush toilets.
No sewers; no basements.

5. INHABITANTS:
a. Type Laboring class ; b. Estimated annual family income \$ 1000
c. Foreign-born None ; % ; d. Negro None ; % ;
(Nationality) (Yes or No)
e. Infiltration of None ; f. Relief families Many ;
g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:
a. Type or types Singles at from 3 to 4 rooms ; b. Type of construction Frame ;
c. Average age 10 years ; d. Repair Fair

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$1800 100%		\$15 100%
1935 low		1000 60%		8 50%
1937 current		1500-1800 100%		15 100%

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

8. OCCUPANCY: a. Land 20% ; b. Dwelling units 100% ; c. Home owners 50%

9. SALES DEMAND: a. Slow ; b. Singles at \$1500 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$15 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 40% ; b. Home building 40%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Cheap construction. Hazardous.

14. CLARIFYING REMARKS:
Property condition poor between Janny and New York Avenues. Entire area declining because of cheap construction though only ten years old. Better houses are along Bethel Avenue and are shown in yellow.

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 2

2. DESCRIPTION OF TERRAIN. Flat. Area called "Whitley".

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Practically none of these homes are equipped with flush toilets. Houses crowded. No sewers. Only Highland Avenue and Penn Street are paved.

5. INHABITANTS:
 a. Type Laboring class ; b. Estimated annual family income \$ 1000
 c. Foreign-born None ; % ; d. Negro Yes ; 85% % ;
 (Nationality) (Yes or No)
 e. Infiltration of ; f. Relief families Many ;
 g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:
 a. Type or types Singles from 3 to 4 rooms ; b. Type of construction Frame ;
 Fair to poor. Probably 35%
 c. Average age 30 years ; d. Repair need structural repairs.

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOM- INATING %	RANGE	PREDOM- INATING %
1929 level		<u>\$1800</u> 100%		<u>\$15</u> 100%
<u>1935</u> low		<u>1000</u> 60%		<u>6</u> 40%
<u>1937</u> current		<u>1500-1800</u> 100%		<u>12 - 15</u> 100%

Peak sale values occurred in 1926 and were 110 % of the 1929 level.

Peak rental values occurred in 1926 and were 110 % of the 1929 level.

8. OCCUPANCY: a. Land 75 % ; b. Dwelling units 100 % ; c. Home owners 50 %

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

10. RENTAL DEMAND: a. Good ; b. Single units \$15 ; c. Activity is Good

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 Very poor neighborhood. Hazardous

14. CLARIFYING REMARKS:

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 3

2. DESCRIPTION OF TERRAIN. Flat. This area is called "Austin Heights."

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Farms on three sides. Approach through Whitley a very poor area. No sewers. Outside the city.

5. INHABITANTS:

- a. Type Skilled labor ; b. Estimated annual family income \$ 1500
- c. Foreign-born None ; % ; d. Negro None ; % ;
(Nationality) (Yes or No)
- e. Infiltration of ; f. Relief families Few, if any ;
- g. Population is increasing ; decreasing ; static. Yes

6. BUILDINGS:

- a. Type or types Single units 6 rms. ; b. Type of construction Stucco and frame ;
- c. Average age 10 years ; d. Repair Fair to good

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOM- INATING %	RANGE	PREDOM- INATING %
1929 level	<u> </u>	<u>\$3000 100%</u>	<u> </u>	<u>\$25 100%</u>
1935 low	<u> </u>	<u>1500 50%</u>	<u> </u>	<u>15 50%</u>
1937 current	<u> </u>	<u>2500 85%</u>	<u> </u>	<u>25 100%</u>

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

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

8. OCCUPANCY: a. Land 5 % ; b. Dwelling units 100 % ; c. Home owners 50 %

9. SALES DEMAND: a. Slow ; b. Singles at \$2500 ; c. Activity is Slow

10. RENTAL DEMAND: a. Good ; b. Singles at \$25 ; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 40% ; b. Home building 40%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Poor area. Poor approach. Hazardous

14. CLARIFYING REMARKS:

15. Information for this form was obtained from

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 4

2. DESCRIPTION OF TERRAIN. Flat. Called "Boycston". Outside the city.

3. FAVORABLE INFLUENCES. None.

4. DETRIMENTAL INFLUENCES. Strictly foreign. Wire workers from the Indiana Steel & Wire Co. Belgians and Hungarians.

5. INHABITANTS:

a. Type Laboring class; b. Estimated annual family income \$ 1200
 c. Foreign-born Yes; 100%; d. Negro None; _____%;
 (Nationality) (Yes or No)
 e. Infiltration of _____; f. Relief families Yes; _____;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS:

a. Type or types Single units 4-rms; b. Type of construction Frame; _____;
 c. Average age 30 years; d. Repair Poor

7. HISTORY:

YEAR	SALE VALUES			RENTAL VALUES		
	RANGE	PREDOM- INATING	%	RANGE	PREDOM- INATING	%
1929 level		\$1800	100%		\$15	100%
1935 low		1000	55%		8	50%
1937 current		1500 - 1800	100%		15	100%

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

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

8. OCCUPANCY: a. Land 20%; b. Dwelling units 100%; c. Home owners _____%

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

10. RENTAL DEMAND: a. Good; b. Singles at \$15; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 30%; b. Home building 30%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Hazardous. Alien labor

14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 5

2. DESCRIPTION OF TERRAIN. Flat

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Old section. Bordering on industry.

5. INHABITANTS:

a. Type Laboring class; b. Estimated annual family income \$ 720

c. Foreign-born None; (Nationality) %; d. Negro Yes; 75 %; (Yes or No)

e. Infiltration of _____; f. Relief families Many;

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

6. BUILDINGS:

a. Type or types Single units 5 rms; b. Type of construction Cheap frame;

c. Average age 40 years; d. Repair Very bad

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$2000 100%		\$15 100%
1935 low		1000 50%		7 50%
1937 current		1500 75%		15 100%

Peak sale values occurred in 1926 and were 110% of the 1929 level.

Peak rental values occurred in 1926 and were 110% of the 1929 level.

8. OCCUPANCY: a. Land 100 %; b. Dwelling units 100 %; c. Home owners 20 %

9. SALES DEMAND: a. Slow; b. Singles at \$1500; c. Activity is Slow

10. RENTAL DEMAND: a. Good; b. Singles at \$15; c. Activity is Good

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 Old hazardous area. Negro settlement.

14. CLARIFYING REMARKS: _____

"Tenderloin" district.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY MUNCIE, Indiana SECURITY GRADE D AREA NO. 6

2. DESCRIPTION OF TERRAIN. Flat. Called "Chase" addition, "Witt Tract" and "R. M. Ball" additions. Commonly called "Shedtown".

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Practically no homes equipped with flush toilets. Homes crowded.

5. INHABITANTS:
 a. Type Laboring; b. Estimated annual family income \$ 800
 c. Foreign-born None; %; d. Negro None; %;
 (Nationality) (Yes or No)
 e. Infiltration of _____; f. Relief families Many; _____;
 g. Population is increasing _____; decreasing _____; static. Yes

6. BUILDINGS: Singles: 1 - 4 rms
 a. Type or types many 1 & 2 rms only; b. Type of construction Frames; _____;
Very good along Memorial Drive between Rochester & Hoyt Avenues.
 c. Average age 30 years; d. Repair All south of that is in poor condition.

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES		
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %	%
1929 level		\$1500 100%		\$10 100%	
1935 low		500 33%		5 50%	
1937 current		1200 80%	\$10 - 15	10 100%	

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

8. OCCUPANCY: a. Land 60%; b. Dwelling units 100%; c. Home owners 60 %

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

10. RENTAL DEMAND: a. Good; b. Singles at \$10; c. Activity is Good

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 Hazardous

14. CLARIFYING REMARKS: _____

One and two-room houses built by the occupant.

15. Information for this form was obtained from _____

AREA DESCRIPTION

1. NAME OF CITY NUNCIE, Indiana SECURITY GRADE D AREA NO. 7

2. DESCRIPTION OF TERRAIN. Flat. "Watson Prutzman" addition

3. FAVORABLE INFLUENCES. None

4. DETRIMENTAL INFLUENCES. Not half the structures are equipped with flush toilets. Homes are crowded.

5. INHABITANTS:

a. Type Laboring class; b. Estimated annual family income \$ 1000

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

e. Infiltration of _____; f. Relief families Many _____;

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

6. BUILDINGS:

a. Type or types Singles, 4 & 5 rms; b. Type of construction Frame _____;

From fair to very poor.

c. Average age 20 years; d. Repair West of Walnut Street very poor.

7. HISTORY:

YEAR	SALE VALUES		RENTAL VALUES	
	RANGE	PREDOMINATING %	RANGE	PREDOMINATING %
1929 level		\$2000 100%		\$20 100%
1935 low		1000 50%		10 50%
1937 current		2000 100%		20 100%

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

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

8. OCCUPANCY: a. Land 50%; b. Dwelling units 100%; c. Home owners 40 %

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

10. RENTAL DEMAND: a. Good; b. Singles at \$20; c. Activity is Good

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

12. AVAILABILITY OF MORTGAGE FUNDS: a. Home purchase 30%; b. Home building 30%

13. TREND OF DESIRABILITY NEXT 10-15 YEARS Poor and old. Hazardous.

14. CLARIFYING REMARKS: _____

15. Information for this form was obtained from _____