

AREA DESCRIPTION - SECURITY MAP OF GRAND RAPIDS, NE, Michigan.

1. AREA CHARACTERISTICS:

- a. Description of Terrain. High ground; rolling; well wooded.
- b. Favorable Influences. All city facilities; good schools and transportation.
- c. Detrimental Influences. Distance from center of city.
- d. Percentage of land improved 50 %; e. Trend of desirability next 10-15 yrs. Static

2. INHABITANTS:

- a. Occupation White collar ; b. Estimated annual family income \$2 M to 4 M
- c. Foreign-born families None %; None predominating; d. Negro None ; None %
- e. Infiltration of None ; f. Relief families None
- g. Population is increasing Yes ; decreasing None ; static None

3. BUILDINGS:

	<u>PREDOMINATING</u>	<u>100</u> %	<u>OTHER TYPE</u>	<u>OTHER TYPE</u>	<u>OTHER TYPE</u>	<u>OTHER TYPE</u>	<u>OTHER TYPE</u>
a. Type	<u>One family units, 1-2 story</u>						
b. Construction	<u>Frame and Br Veneer</u>						
c. Average Age	<u>11</u> Years		<u>Years</u>		<u>Years</u>		
d. Repair	<u>Fair</u>						
e. Occupancy	<u>98</u> %		<u>%</u>		<u>%</u>		
f. Home ownership	<u>75</u> %		<u>%</u>		<u>%</u>		
g. Constructed past yr.	<u>3: Singles, Br Veneer, \$5M to \$12 M</u>						
h. 1929 Price range	<u>\$ 7500 to 20 M</u>	<u>100%</u>	<u>\$</u>	<u>100%</u>	<u>\$</u>	<u>100%</u>	<u>100%</u>
i. 1936 Price range	<u>\$ 5 M to 12 M</u>	<u>66 2/3 %</u>	<u>\$</u>	<u>%</u>	<u>\$</u>	<u>%</u>	<u>%</u>
j. 1937 Price range	<u>\$ 5 M to 12 M</u>	<u>66 2/3 %</u>	<u>\$</u>	<u>%</u>	<u>\$</u>	<u>%</u>	<u>%</u>
k. Sales demand	<u>\$ Fair</u>		<u>\$</u>		<u>\$</u>		
l. Activity	<u>Fair</u>						
m. 1929 Rent range	<u>\$ 45 to 75</u>	<u>100%</u>	<u>\$</u>	<u>100%</u>	<u>\$</u>	<u>100%</u>	<u>100%</u>
n. 1936 Rent range	<u>\$ 35 to 55</u>	<u>75 %</u>	<u>\$</u>	<u>%</u>	<u>\$</u>	<u>%</u>	<u>%</u>
o. 1937 Rent range	<u>\$ 35 to 55</u>	<u>75 %</u>	<u>\$</u>	<u>%</u>	<u>\$</u>	<u>%</u>	<u>%</u>
p. Rental demand	<u>\$ Fair</u>		<u>\$</u>		<u>\$</u>		
q. Activity	<u>Fair</u>						

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

5. CLARIFYING REMARKS:

There are indications that the district is over-built as to cost of construction.

6. NAME AND LOCATION Riverside Gardens SECURITY GRADE B AREA NO. 16