

onstrated. It gives those who acquire property there an interest in promoting with their best efforts the common welfare of the community. It is desired to make the country productive, and inducements are offered to farmers to invest in fruit farms near town, five, ten, or even twenty acre tracts. These may be obtained at prices ranging from \$15.00 to \$75.00 an acre, according to the improvements that have been made upon them. The object is to induce people to make homes there, to improve the land, to secure from it the best results of a combination of favorable natural conditions and thorough culture. The improvement of these tracts is continually being made. One man has this season set twenty-two hundred trees, another fourteen hundred, and a company is preparing to set seventy acres with eleven thousand fruit trees. Good trees are obtained from several nurseries in Oregon at reasonable prices. In from three to five years after setting, an orchard should bear well. Perhaps the year after planting a healthy tree will produce a little fruit, and the product will increase until the maximum amount is reached.

The plat of the town of Newberg is laid out with special reference to its advantages for residences. Every resident of the town came from the eastern states. Not a saloon exists there and not a single arrest has been made in the town since its settlement. These facts, combined with a surpassingly beautiful site and the commendable management of its affairs, give Newberg attractions for a place of residence that are rarely equaled. The number of fine residences now there attests the fact that the benefits of the locality are not unappreciated. Town lots may be purchased for from \$30.00 to \$100.00 each. As the

lots in the plat are disposed of others are laid out in the contiguous lands, and real estate in the village may always be obtained at reasonable prices. Building materials are not expensive. A good quality of rough lumber, such as serves most purposes in constructing dwelling houses, is obtained from saw mills near by at \$8.00 per thousand feet, and other materials cost proportionally. It is the most desirable plan for those who propose to engage in fruit culture to purchase a residence site in Newberg and a fruit farm of a few acres a short distance away, where land is cheaper than in the immediate vicinity of the town.

It must not be inferred that the resources of the Chehalem valley are by any means exhausted. The conservation of natural forces which is observed in drawing out the wealth of the land, would make its exhaustion impossible, even if every foot of ground were being tilled. But there are many acres still in a wild state, and much more, easily obtainable, which might be more closely cultivated, and would yield handsome results. A statement of the exceptionally favorable conditions for the finest branches of agriculture which exist there, renders unnecessary any mention of the ordinary products of the soil, which, of course, could not but prove successful. The large grain warehouses attest the abundance of the cereals. The patronage of the railroad as well as the general appearance of the section shows the character of the industrial development, and indicates clearly that the residents of the Chehalem valley, while they extend a hearty welcome to industrious people from abroad, who may desire homes among them, are not themselves unappreciative of the advantages which surround them.

