REAL ESTATE.
For Sale—Houses.

A COUNTRY HOME IN THE CITY.
A very fine 6-room house, good barn, chicken-house and yard, located on 5 full lots and the land is increasing in value very rapidly; 45 young bearing fruit trees, 2 blocks from good carline; the price of this fine home is only $4000, $1000 cash.
IDEAL BUNGALOW.
A very beautiful bungalow, 7 rooms and bath, double constructed, electric and gas fixtures; an unusually attractive home; 1 block Union ave. carline; 1 full lot with alley; only $3600, $1000 cash.
DUNOIS & CROCKETT.
Room 3, Washington Bldg.

NEW 2-STORY, 6-ROOM HOUSE, BETWEEN BELMONT AND HAWTHORNE.
On a corner lot, two blocks from carline; fine surroundings, good neighborhood, easy terms. For further particulars call Mr. Guthrie, A 1143 or Main 8900.
COLUMBIA TRUST CO.,
Board of Trade, 84 4th St.

TWO BARGAINS IN HOMES.
4-room cottage in Tremont, lot 50x175, well built, plastered, nicely finished inside, city water, beautiful lawn, fine, shady grove covers whole front of lot, garden in the rear, all fenced. This is a splendid buy. Terms can be had.
7-room bungalow in Lents, well built, elegantly finished inside, bath and toilet, electric lights, full cement basement, double floors, lot 48x100, very slightly, in good neighborhood; one block from car; price is right; terms can be had; buy now of
CHAPIN & HERLOW. (R)
322-328 Chamber of Commerce.

IN BUYING a home, consider
FIRST—Location.
SECOND—Car service.
THIRD—Street improvements, sewer, gas, etc.
Last—but not least, is the house worth the money.
Our new houses,
Hawthorne ave.,
50th and 51st sts.
Will stand the test. Look them over and see us for prices and terms.
BRUBAKER & BENEDICT.
502 McKay bldg., 3d and Stark.

GOING TO BUILD?
WE DESIGN ARTISTIC HOUSES AND MAKE NO CHARGES FOR PLANS IF WE BUILD. IT WILL PAY YOU TO SEE US. THERE IS A REASON. IF YOU OWN A LOT, WE WILL FINANCE THE RESIDENCE OR APARTMENT FOR YOU. OUR REPUTATION IS YOUR PROTECTION.
L. R. BAILEY & CO.,
324 ABINGTON BLDG.

$3250 FOR A 6-ROOM BUNGALOW.
We have a beautiful, strictly modern, 6-room bungalow for $3250 if sold this week; it is on a good carline and within 15 minutes of Hawthorne bridge. If you are looking for a snap, let me show you this one.
We have other houses, ranging in price from $1300 to $10,000.
M'KENZIE REALTY CO.,
508 Abington Bldg.

HOUSE.
$1300—Sacrifice in a modern 5-room house, on East Burnside, hard-surface street, lot slightly, house has fireplace and furnace and is a home well worth $1600. However, it must be sold at once at low price of $1300; $300 cash, balance long time at 7 per cent.
JOS. C. GIBSON,
305 Gerlinger bldg.

IRVINGTON.
$500 down and $20 monthly will buy a dandy home on East 24th st.; hardwood floors, 2 fireplaces, furnace, built-in buffet, electric light fixtures, and all modern conveniences.
H. P. PALMER-JONES CO.
212-213 Commercial Club bldg.
Phones: Main 6699, A 2652.

ROSE CITY PARK.
$500 down, $20 per month, handles 5-room bungalow, with concrete porch, full basement, fireplace, built-in writing desk, bookcases, buffet, Dutch kitchen, dining-room, beamed and paneled; walls tinted, oak floors; complete in every detail. See owner, 680 East 39th st. Phone Tabor 2626.

DECIDE QUICK.
Special reduction for four days only, a genuine snap; 8-room house, basement, bath, gas and porch, concrete walks, fruit trees, lot 57½x100; corner East 11th and Wygant streets; get permit today to inspect; price reduced to $2500, easy terms.
GODDARD & WIEDRICK,
243 Stark Street.

AN EASY buy; you missed that bargain we sold yesterday, but you're not too late to get this one if you hurry. A new 5-room modern cottage, fireplace, good basement, 2 fine porches, one of the finest views in Portland; $200 cash and $25 per month will handle. Main 2689. Jones & Shaw, 508 Board of Trade.

NEW, modern 5-room bungalow, furnished complete, garage 12x14, lot 50x100, porch on two sides of house, good lawn and garden, for sale on very easy terms by owner as I am leaving for the East; price $2250. E 837, Oregonian.

NEW, modern 5-room house in Rose City Park, beautiful living-room, 15x18, with fireplace, 4 sleeping-rooms, sleeping porch, full concrete basement, good furnace; a splendid bargain at $1400 $100 down, balance easy monthly payments. McAllister & Luddemann, 722 Electric bldg.

$345 CASH and $15 per month buys a nice 4-room plastered cottage; lot 40x100, 1 block So car, on paved road, good chicken-house, small fruit; fenced; snap; price $1150.
HIGLEY & BISHOP, 132 THIRD ST.

ATTRACTIVE HOME ON WILLAMETTE HEIGHTS—5-room house, one block from car, with fine view; modern and attractive both inside and out; two large sleeping-rooms; price $3500; good terms. McAllister & Luddemann, 722 Electric bldg.

TRAVELING electrical salesman, thoroughly acquainted with apparatus manufactured by G. E. and Westinghouse companies, desires position on Pacific Coast; now employed in New England. P 835, Oregonian.

RESIDENCES AND FLATS FINANCED
I can save you money on your building. Investigate my system; plans free; financed with Eastern money. Z. K. Locke, 529 Henry Bldg.

COUNTRY HOME,
IMPROVED, 10¼ ACRES.
Good house, barn and orchard.
$2500 DOLLARS.
C. C. ALFORD, WOODLAND, Wash.

I HAVE TWO BEAUTIFUL HOMES. Swellest in Irvington, finished in fir, oak, mahogany and white enamel; good terms. East 8944; evenings C 1508, ask for Mr. Dolan.

ROSE CITY PARK bungalow, 5 rooms, furnace, fireplace, modern bathroom; 1 block from car, slightly location. $3200. Phone owner, Main 4093, A 3414.

SNAP—New 5-room bungalow, exceptionally well built, fireplace, bookcases, linen closet, wood elevator, good location, close in. Owner Tabor 2101.

DESIRABLE, modern, 8-room house, rents for $55; 50x100 lot; apartment-house district, Nob Hill; price $6500, $2500 down. By owner, F 836, Oregonian.

NEW, modern, 6-room, 2-story house; fine lawn, roses, etc.; located near best schools in city. Owner, 87 East 12th st., near Washington.

BROADWAY MODERN HOME CHEAP.
7 rooms, 2 lots, corner, choice, with view; might trade equity; owner. Marshall 1847.

7 BEAUTIFUL
homes, elegantly finished, oak and mahogany; choice locations, Irvington. C 1866, East 272. No agents. W. H. Herdman.

$2400 WILL buy a first-class 7-room home in Montavilla; the place is new and was built by owner for his home. Call 414 Spalding bldg.

$2400—MODERN 5-room bungalow cottage on sightly lot; this is a pleasant home; will exchange for acreage. Call 414 Spalding bldg.

$1000, ON easy terms, 4-room modern, fully furnished bungalow, lot 40x120; a bargain for someone. Inquire 327 Board of Trade.

FOR SALE at a bargain; my 10-room modern home in Portland Heights; good view; lot 100x90; Main 7235, AM 332, Oregonian.

LARGE five-room bungalow, centrally located, $2600; terms by owner. 604 Board of Trade bldg. Phone Marshall 1606.

ONE of the best 6-room houses, corner lot, in Vernon, cheap, by owner. Phone C 1683.

BUNGALOWS—Bungalows, $2000 to $4000, good locations and terms; photos at office. Fred W. German, 329 Burnside. M. 2776.

I AM forced to sell my home at some price; you can make $500 that I lose. P 837, Oregonian.

FOR SALE—Modern five-room bungalow in Walla Walla, or will trade for cheap unimproved land. Phone Marshall 60.

$25 MONTHLY buys 5-room bungalow; plate rail, paneled dining-room, bath, pantry, basement. Phone owner, East 2741.

$3500—Portland Heights; pretty, modern 5-room bungalow, furnished. J. W. Daniels, 435 Alder.

TWO lots and 2 houses, $1400. R 809, Oregonian.

NICE HOME, nine lots, fruit, good 8-room house, close in. Tabor 1609.

GOOD 4-room house can be had cheap. 438 Chamber Commerce.

HAWTHORNE-AVE. home; a bargain. 739 Hawthorne, corner 22d.

MODERN 6-room house, 336 Eugene, near Rodney ave. Phone C 1081.

BARGAIN—100-ft. square on Alberta st., six-room house. Woodlawn 119.

REAL ESTATE.
For Sale—Houses.

NEW 6-ROOM BUNGALOW, $2800, $300 CASH AND $15 A MONTH.
One block to carline, corner lot; cement walks and curbs, all modern conveniences, fireplace, Dutch kitchen, buffet, etc.; walls all tinted, window shades; a snap at this price; call Mr. Ward.
COLUMBIA TRUST CO.,
Board of Trade, Bldg.
Main 8900, A 1163.

BEAUTIFUL new bungalow home, 6 rooms, 2 beautiful porches; bath-room, closets, every modern convenience; living-room, white, blue and gold; painted frieze Oregon scenery; maple floors, satin walnut furniture, fireplace, dining-room finished and furnished in mahogany; beamed ceiling, dome, bedrooms, blue and white and grey and green, painted frieze wild rose; furniture to harmonize; Dutch kitchen, range, wood lift, full basement, furnace, trays, gas, 50x100 lot on small hill, restricted district, bearing fruit trees, chicken-houses, run, roses, back flower and vegetable garden laid off in walks in all its completeness, $4850; terms. Owner, Marshall 96.

$200 CASH.
Balance likes rent, will buy a fine new 6-room bungalow, near good carline, in a splendid district; buffet, Dutch kitchen, laundry trays, bath and toilet, double floors, full basement, lot 40x104. This is a bargain. Don't fail to look it up.
Call Main 8900 or A 1163, ask for Mr. Carlton.

IRVINGTON HOME, $12,500.
A beautiful place, just completed; on corner facing south and east; 11 rooms; harwood floors; mahogany dining-room; handsome fixtures; steam heat; 3 fireplaces; large veranda; garage. Price $12,500.
H. P. PALMER-JONES CO.
212-213 Commercial Club bldg.
Phones: Main 6699, A 2652.

ROSE CITY PARK.
$500 CASH.
7 rooms, view lot, 50x100, improvements in and paid; built-in buffet and bookcases, Dutch kitchen, fireplace, furnace, laundry tray, solid oak floors, mirror doors, etc., $25 per month. National Realty & Trust Co., 326½ Washington st., room 816.

A HOME TO SUIT YOU.
We will build you a 5 or 6-room bungalow on a full lot in the Hawthorne district, right on carline, for $2000. You may plan it yourself. Terms to suit. Call Main 8900 or A 1163, ask for Mr. Carlton.
COLUMBIA TRUST CO.,
Board of Trade, 84 4th St.

EAST TAYLOR-ST. SNAP.
Fine, modern, 6-room house, corner lot, 40x100, street improvements paid; corner west of 25th st.; $4750, $1200 cash, or furnished, including piano, at $5600, $1500 cash. This is a real bargain.
GRUSSI & ZADOW,
317 Board of Trade Bldg., 4th and Oak.

WEST SIDE RESIDENCE CHEAP.
Must sell at once, $1000 down, modern, 4 bedrooms, fireplace, furnace, beautiful lot, block from car, fine view of river, best residence district. Illness compels owner to sacrifice. Phone East or B 1894.

$40 PER month buys new 6-room house, full lot, close to car, oak floors, sleeping porch, furnace, fireplace, shower bath, walls tinted, lighting fixtures, shades, ready to move into, gas and electricity, street improvements paid; price $4250. Phone owner, East 1392.

$2800.
Bargain for home; six-room modern shingled house, basement, wood lift, 2 full lots, East side Heights; will accept part cash, balance on terms. Brown house, 46th ave., S. E. Woodstock carline.

Business Property.

UNION AVENUE.
We are offering a great bargain on this thoroughfare; 50x120 and good six-room house for $3500; business houses on all sides; $2500 cash needed.
ALBERT MAYNARD SITE.
We can quote a low cash price on that sightly quarter on the S. W. corner of 16th and Montgomery. It has a scenic value which makes it very desirable for apartments; only 15 minutes' walk to P. O., handy to cars.
STRONG & CO.,
605 Concord Bldg.

A 2-STORY business block 36x34, store-room 22x30, three good-sized living-rooms above storeroom; two good office rooms and storeroom on ground floor, adjacent storeroom; large front waiting porch, close to car track; this property is located at Grays Crossing, a good business center, is now rented; only $4800, or for further information see Chapin & Herlow, 322-328 Chamber of Commerce.

FOR SALE—100x100, on East Grant. This property is exceedingly reasonable at $6500; adjoins the Inman, Poulsen Co. and the Chicago-Milwaukee terminals; good terms. P 837, Oregonian.

$35,000.
East Morrison street lot 50x100, worth $50,000; owner, no agents.
HIGLEY & BISHOP, 132 3d st.

FRACTIONAL lot, 22d, near Washington; $6500. Goldschmidt's Agency, 253½ Washington, cor. 3d.

11 PER CENT income property, 336 Eugene, near Rodney ave. Phone C 2429.

Acreage.

ACREAGE.
More than 4000 acres close to Portland and cut into 1, 2, 5, 10 and 20-acre tracts; fine roads; all graded and in first-class condition, in front of every tract; we have been 25 years in Willamette Valley and 15 years of this time in farm and acreage business in Portland; we know the soil; we make a specialty of close-in acreage and our 4000-acre platting is of the most fertile soil in the state. See crop of past year. You make the first payment and the crops will do the rest; pleasant employment and convenient to all the advantages of Portland. The cheapest acreage tracts around Portland, quality and location considered and sold on liberal terms; $125 to $200 per acre.
THE SHAW-FEAR COMPANY,
Main 35. 102 4th St. A 3506.

1-ACRE TRACTS.
$100 DOWN, BALANCE 5 YEARS.
We have four 1-acre tracts on one of the best carlines in the city with 6c fare to the business center; each one of these tracts lie fine, good rich, deep soil, not a rock on the place, water piped in front of each tract, surrounded by new homes now being built. These are within the reach of the average industrious man. Our terms on the four tracts are $950, $1000, $1050 and $1100; only $100 cash, balance in monthly installments covering five years at 6 per cent.
CHAPIN & HERLOW,
322-328 Chamber of Commerce.

5 ACRES.
Near Rocky Butte and new Mt. Hood Electric; fine soil, cleared, ideal place for chicken ranch; $600 per acre.
RUFF, KLEINSORGE & FULMER,
418 Board of Trade.
Main 909, A 7352.

BARGAIN—Nice 2-acre tract, all improved, land very rich, 2 blocks from electric carline, has 4-room house, orchard, berries, etc.; also horse, cow, chickens, wagon, all tools, etc.; price sacrificed to $3000; cheaper than anything in the district.
WESTERN LAND CO., 248½ Stark St.

ACREAGE CLOSE TO PORTLAND.
5 and 10-acre tracts, convenient to Oregon Electric carline, land nearly all in cultivation, rich deep soil, price $150 to $200 an acre; will arrange terms to suit purchaser.
WESTERN LAND CO., 248½ Stark St.

VIEW ACREAGE.
8 acres near Council Crest, on station of 4th-st. electric, beautiful sightly tract with fine large barn, 2 small houses; price only $900 per acre.
GRUSSI & ZADOW,
317 Board of Trade Bldg., 4th and Oak.

ACREAGE.
160 acres, 15 miles of Portland, on a good graveled road all the way to it. This can be cut up into 5 and 10-acre tracts and easily sold for $250 an acre; 80 acres in fine cultivation; price, $100 an acre, easy terms. A 801, Oregonian.

TEN-ACRE tracts, unimproved, smooth and tillable, best soil, timber and running water; 35 miles from Portland on county road; best and cheapest on the market at $25 an acre, part cash. Palmer, 512 Couch bldg.

$350 BUYS 10 acres of choice fruit and vegetable land within two hours' travel from Portland. This is what you want. PALMER, 512 Couch bldg.

THE Bunnell tract at Oak Grove now for sale; ¼ to 40 acres; all in cultivation; close to car. Prices and terms to suit. See W. E. Thresher, Milwaukie, Or.

FOR SALE—21 acres, 5 improved, good buildings, 20 miles from Portland, 2 north Hillsboro. Address R. F. D. 1, Box 6, Hillsboro, Or.

FOR SALE—2 acres, edge city limits, West Side, 3c fare, $1200; terms. J. P., 775 Havler st., city.

FOR SALE—1 acre, close in, well improved; new house; lovely home. Owner, 1024 Chamber of Commerce bldg.

18 ACRES.
Choice celery land, running water, near Beaverton. By Owner, B 2406.

$50 CASH, $12.50 month, 5 acres near electric line, 12 miles out, only $300. Smith-Wagoner Co., 311 Lewis bldg.

REAL ESTATE.
Acreage.

IT WILL PAY YOU TO READ.
Eighty miles south of Fallbridge, (on the Columbia River, the junction of the Spokane, Portland & Seattle Railway with the Oregon Trunk Railway) lies a tract of land containing 170 acres, on the east bank of the beautiful Deschutes River, part of which is cultivated in small grains, garden produce and domestic orchard, irrigated for alfalfa by a current wheel which is geared up to 4 inches with centrifugal pump, and also can be irrigated from a small stream that flows through the land, which is well adapted for hog-raising.
There is a two-room house 12x20, a new barn 26x40, shop building 12x14 and outbuilding. The Hill and Harriman lines pass through part of this property on a joint track and a railway station joins the land.
You can leave Portland at 9 A. M., arriving on the land 4 P. M., leave there at noon and arrive in Portland at 8:15 P. M. daily. Anyone who has the money to invest can become rich, besides having a beautiful home, and, at the same time, get the Portland daily papers the day they are printed, with telephone communication with the outside world, and, if so desired, can catch a mountain trout at his front door any time during the season by casting his line with the proper fly.
I know the country from the Columbia River to 75 miles below Bend, Or., and the conditions and have walked it several times. Also know the old and prospective towns on the line.
I have all kinds of land for sale and would be pleased to talk with any prospective purchaser.
MATT CLARK,
828-829 Railway Exchange,
Portland, Or.

10-ACRE RANCH.
MELLOW BLACK LOAM.
$2000, $400 Cash, $100 a Year.
This ranch has everything, location, soil, a stream and some timber.
Located within a stone's throw of the electric line, on a good road with milk and mail routes; 7 acres in cultivation. The soil is a rich black loam, well drained so it can be worked at all seasons.
A strong all-the-year-round stream flows through the ranch, affording abundance of water for irrigation and some choice bottom land.
Really speaking, back from the stream to the south is 3 acres of fine fir timber, making plenty of fuel. The timber land, when cleared is all rich garden land, like the balance of the 10 acres.
It is not often you get a 10-acre place on electric line, 7 acres garden land in cultivation, the stream and timber.
$400 clinches this. It will take care of its own payments thereafter. Only $100 a year.
If you can handle but 5 acres we will split this piece; price for 5 acres, $1000, $200 cash and balance $50 a year, 6 per cent interest.
RALPH ACKLEY LAND CO.,
605 Corbett Bldg.

5, 10 OR 20 ACRES
of our
WILLAMETTE VALLEY
IRRIGATED
Land
In Marion County, S. E. of Salem at half value to the first 20 homebuilders.
First come first served. Apply at farm land department of
HARTMAN & THOMPSON, Bankers,
Chamber of Commerce Bldg., Portland,
or
at our Branch Office on the Grounds
at
WEST STAYTON, OR.
Take 4:15 P. M., S. P. train at Union Depot (or at 4:25 P. M. from E. Morrison st.) to West Stayton, via Woodburn.

$45 PER ACRE.
75 acres, all in cultivation, 7-room house, fenced on three sides, spring water near the house, one mile to school, some orchard, one and three-fourths miles to Postoffice, for $45 per acre.
80 acres, 7 miles from Woodburn, 50 acres in cultivation, fair buildings, good grounds, no rock or gravel, orchard on place, fenced and cross-fenced, for $75 per acre.
Terms will be given on both of these places.
We have a good list of ranches, both large and small.
M'KENZIE REALTY CO.,
508 Abington Bldg.

10¾ ACRES.
AT NEWBERG.
This highly improved farm is all under cultivation; fine dark loam soil; 5 acres in orchard, plenty berries on it for kinds; 7-room house, good barn, good chicken-house and other necessary outbuildings; this place is only 15 minutes' walk from Newberg, one of the best towns in the Willamette Valley. Look this up at once if you want something first-class.
HILL & MYER,
419 Henry Bldg.

BY OWNER—One of the best farms in Willamette Valley, 8 miles from county seat, in Polk County, 2½ miles to town and railroad, rural mail, telephone, etc.; farm has 800 acres of A-1 land, very little waste; first-class improvements, hot and cold water in house; in fact, one of nicest homes in the Valley; good school joining farm; will sell on easy terms and will divide if necessary. P 813, Oregonian.

SNAP
AT NEWBERG.
This is a highly improved 60-acre farm; 50 acres is under cultivation, 10 acres in pasture and oak timber; good soil, adapted to fruit or general farming; no waste land; the farm is well fenced and cross-fenced, new barn, new 8-room house, which cost $1200; this splendid farm is located in the famous Chehalem Valley, near Newberg; price only $5500.
HILL & MYER,
419 Henry Bldg.

FOR SALE—A small place of 14 2-4 acres, all bottom land, 6 acres in meadow, balance pasture and easily cleared; 10 minutes walk to town, schools, etc.; no buildings, but an ideal location for a chicken or garden raiser; on county road, rail and water transportation; price $2850; $700 down, balance 6 per cent long time. Write W. E. Makinster, Castle Rock, Wash.

MOLALLA VALLEY FARM.
46 acres, all level, 11 miles from Oregon City and 6 miles from Canby; 26 acres cleared; good 8-room house; 2 barns; water; can be platted in 5 and 10-acre tracts. Price $6500; terms.
H. P. PALMER-JONES CO.
212-213 Commercial Club bldg.
Phones: Main 6699, A 2652.

SPLENDID LITTLE FARM.
15 acres, soil rich and in cultivation, 5-room house, barn, chicken-houses, etc.; young orchard, also cow, horse, chickens, tools, etc.; only 1¼ miles from electric carline; price is sacrificed; $3100 takes everything; will make terms.
WESTERN LAND CO., 248½ Stark St.

100 ACRES, CLOSE TO PORTLAND.
¼ mile from railroad and town; cleared of brush and seeded down; fine timber; $60 per acre; timber will more than pay for land.
PACIFIC N. W. DEVELOPMENT CO.,
405 Couch Bldg.

15 MILES FROM PORTLAND,
ON OREGON ELECTRIC LINE.
55-acre farm, ¼ mile from Wilsonville; 40 rods from Willamette River; fine state cultivation; can be subdivided to advantage; price $190 per acre, terms. See Cochrun, 482 Chamber of Commerce bldg.

160 ACRES, half plow land; 22 acres cleared, 7 acres in apples, balance timbered; 2,000,000 feet; good buildings; price $6000; $4000 down; 23 miles from Portland; two miles from Mount Hood Electric. H. Benz, East Glisan and 80th sts. Tabor 3087.

PRESSING obligation compels sacrifice; 80-acre Willamette ranch $3000; house, barn, family orchard; near transportation, school, church, store; rural delivery; excellent soil; accept lot part payment. Owner, 1030 Grand, north.

BARGAIN—$7500 buys improved farm; $3000 cash, balance 6 per cent mortgage; 30 acres under cultivation; fine bearing orchard; also good buildings. Inquire 105 Freemont st., near Mississippi ave.; take L car.

160 ACRES, close to electric carline, 15 miles from Portland, 40 acres cleared, timber on balance, make over 15,000 cords wood; price only $75 an acre; easy terms. WESTERN LAND CO., 248½ Stark St.

A LARGE warehouse business, located in Yamhill Co.; home farm to go with business; reasons for selling, sickness. Call or write J. W. Elston, Amity, Oregon.

WANTED—TIMBER LANDS.

HOMESTEAD wanted; would like one or two homesteads, not over 10 miles from railroad; will buy relinquishments or pay for being located. J. B. Wilson, 303 Montgomery st. Marshall 60.

TIMBER wanted; have sawmill, 40 M. capacity; want tract of good, sound timber, well located, to cut on contract or buy outright. B 802, Oregonian.

TIMBER lands wanted. C. J. McCracken, 304 McKay bldg.

WANTED TO RENT—FARMS.

WANTED—On shares, dairy ranch, with cows furnished, for term of years. References furnished. J. T. Carter, 403 South 10th st., Walla Walla, Wash.

REAL ESTATE.
For Sale—Farms.

86 ACRES—7 MILES OUT.
$12,600 will buy this splendid 86-acre farm, about one-half in high state of cultivation, balance beautiful grove of first-growth fir, choicest of loose mellow loam soil, in fact none better in the state, not a foot of waste land on entire tract. Splendid 6-room house, very fine large barn, lots of outbuildings, everything in first-class shape. Nice bearing orchard, fine living spring pure water. The owner of this farm has been living on this place for more than 20 years, cleared the land, and is considered the best farmer in his section, and he has all the land in the best of shape. No farmer in his section sells more spuds and timothy hay than he does. Personal property—good team, harness, wagon, several cows, large bunch sheep, hogs, chickens, and all implements. Full equipment of everything. Price only $12,600; $6000 cash, balance 6 per cent. Remember it is just 7 miles from the city limits of Portland, southeast, in the best farming section adjacent to the city.
HARGROVE & SONS,
122 6th st. North, cor. 6th and Glisan.
Main 4351, A 7230.

FARMS—ALL SIZES.
160 acres of fine land, 35 acres under cultivation, 80 acres is fine bottom land, balance is pasture, all fenced, good 7-room house, new barn 48x68; good family orchard, fine creek and spring water piped chard, fine creek and spring water piped to house. Personal property: 7 cows, one heifer, bull, good team, wagon, harness, buggy, hack, rake, mower, plows, harrow, engine with boiler and feed grinder, 4 hogs, 3 dozen chickens, cream separator, hay fork and carrier and tools. Price $8500, $3500.
80 acres, 25 acres under cultivation, 1000 cords of wood, fenced and cross-fenced, shed, barn, new 4-room box house, fine creek and well, orchard, close to school, a fine piece of land and at the right price, $6000, will take part trade for Portland property if at the cash price.
93 acres, 33 acres under cultivation, 200,000 feet of good timber, all level, good soil, young orchard, fenced, small house, barn 30x50, chicken-house and wood shed, 2 horses, wagon, harness, 2 cows, 2 pigs, hack, mower, rake, plows, harrow, disc, cultivator, cream separator and tools; price $7200, terms.
79 acres, 30 acres under cultivation, some timber, all level, fenced, family orchard, fine 9-room house, barn 32x70, fine well, good soil, close to school, 7 milch cows, 6 heifers, good team, harness, wagon and hack, buggy, mower, rake, plow, harrow, 2 hogs, 2 dozen chickens, cream separator, small tools and 6 stands of bees; price $8000, $3500 cash, balance to suit.
THOMPSON & SWAN,
206 Rothchild bldg., Portland, Or., between 4th and 5th on Washington st.; 6th and Main sts., Vancouver, Wash.

DO YOU WANT LAND
that you can
IRRIGATE,
during the dry Summer, so you can double or treble your yields? If so, get in on the ground floor of our Willamette Valley irrigated land in Marion Co., S. E. of Salem.
First come first served. Apply at farm land department of
HARTMAN & THOMPSON, Bankers,
Chamber of Commerce Bldg.
Portland.
or
at our Branch Office
on the grounds
of
WEST STAYTON, OR.
Take 4:15 P. M., S. P. train at Union Depot (or at 4:25 P. M. from E. Morrison st.) to West Stayton, via Woodburn.

5 ACRES
On Oregon City carline, all improved, house, barn, young orchard, well, etc., close to car, very fine location, 1 acre in clover, 1½ acres seeded to timothy; will be 1 acre in potatoes; you cannot beat this price; price $2800; $1000 cash, balance 5 years at 6 per cent. See Beck at
NORTHERN TRUST COMPANY,
270 Stark St.
P. S.—This is the best buy along this line.

ACREAGE OPPORTUNITY.
We own 87 acres of rich, level land which is only four miles from city. It has a frontage on both the Section Line and Powell Valley roads, and is a fine piece for dividing into smaller tracts. We desire to realize on it for the purpose of improving some city property and will make a low price to early callers.
STRONG & CO.,
605 Concord Bldg.

A 10-ACRE FARM.
CLEARED LAND, RICH BLACK SOIL, NO STUMPS, GRAVEL OR WASTE LAND, EXCEPTIONALLY ADAPTED FOR RAISING VEGETABLES, BERRIES AND FRUIT; $250 CASH, BALANCE EASY TERMS; CLOSE TO PORTLAND AND ELECTRIC LINE.
PACIFIC N. W. DEVELOPMENT CO.,
405 COUCH BLDG.

THREE acres at Courtney Sta., new buildings, swell community, $3500, easy terms. 1 acre on carline, same sta., $3000, 6-room house, fruit and berries.
1 acre in bearing fruit, $1400.
1 acre at Lents June., fine home place and forced sale.
CLODFELTER BROS., 414 Couch bldg.
SUBURBAN HOME SPECIALISTS.

CLOSE-IN ACREAGE.
We have a large and exclusive list to select from, better call on us before you buy, we can save you time and money.
C. F. PFLUGER & CO.,
REAL ESTATE AND LOAN AGENTS,
Suite 5, Mulkey Bldg., 3d and Morrison.
Established 1880.

CHEAP ACREAGE.
20 acres, near Mt. Hood Electric, acres selling near this at $500 per acre; price of this tract, $350 per acre; owner needs money.
GRUSSI & ZADOW,
317 Board of Trade Bldg., 4th and Oak.

★ SNAP.
A nice little 4 acres on electric line close to depot and close to Portland. Kinney & Stampher, 521 Lumber Exchange bldg.

Homesteads.

ADVANTAGES OF OREGON—100-page book gives amount of Government land open to homestead, in each county in the states of Oregon and Washington, and description of same; gives homestead, desert, timber, stone, coal and mineral laws; two maps of Oregon in colors, 21x28, showing R. R. in operation, one showing all proposed R. R. and electric lines, including Eastern and Central Oregon, 20c each, or the three 50c. Map of Washington in colors, 21x28, 20c. Nisbet, Runey & Co., Hamilton bldg.

HOMESTEAD relinquishment 30 miles from Portland; fine land. Atlas Land Co., 420 Lumber Exchange.

$20-ACRE homesteads Central Oregon; full particulars 206 3d st., Portland, Oregon.

For Sale—Fruit Lands.

$6500 BUYS THIS.
3 acres set out in orchard on Powell Valley road and E. 37th st. Will plat at least 15 lots. Lots will sell quick at $600 a lot. A snap for somebody. W. Ormsby, 41st and Holgate. Phone Sell. 822.

FORTUNA PARK ORCHARDS IN SUNNY SOUTHERN WILLAMETTE VALLEY, planted to suit buyers; our prices are right and terms easy; regular excursions WEDNESDAY and SATURDAYS. For particulars call 276 Stark street.

FOR SALE—160 acres fruit land, Skamania County, Washington, 20 acres timber, balance burned over, easily cleared; excellent soil and good water. AM 809, Oregonian.

For Sale—Fruit Lands.

FOR SALE—WHEAT LAND,
800 acres in Harney County; 1200 acres in Gilliam. If you mean business I will give you a good deal. Smith, owner, 816 Hamilton bldg. Phone Main 1081.

1000 ACRES—Wheat, stock and fruit ranch. $15 per acre; terms.
400 acres—Alfalfa and fruit; irrigated. Price $35 an acre; terms.
M. FITZMAURICE, Condon, Or.

FOR SALE—75 acres of rich bottom land, 3 miles from station; good house, barn, bunk-house, stock and equipment. Main 7235, or O 814, Oregonian.

FOR SALE—8½ acres best cultivated valley land; apple orchard of 80 3-year-old and 38 full-bearing trees; house and barn. Address box 41, Cathlamet, Wash.

OWNER'S SALE—Two very desirable farms, finely located; abundance wood and water, convenient to school and railroad, at attractive prices. Boatwick, Blodgett, Or.

CLARK COUNTY farms and acreage. THOS. H. BLACKSTONE, Ridgefield, Wash.

40 ACRES—28 in cultivation; Tigardville; $200 per acre or exchange. Goldschmidt's Agency, 253½ Washington, cor. 3d.

80 ACRES on water, convenient, small cash payment, bal. terms. O. Middlekauff, Yaquina, Or.

10 ACRES, Beaverton, very cheap; nuf sed. Oregon Farms Co., 416 Rothchild.

BARGAIN—270-acre ranch near Redding, Cal. Write F. A. Baird, Redding, Cal.

FARMS, orchard tracts, good assortment. See Oregon Farms Co., 417 Rothchild bldg.

FOR SALE—TIMBER LAND.

SAW, PLANING AND SHINGLE MILL, situated on North Arm of Fraser River, six miles from center of Vancouver, B. C.; site covers 12 acres and has about 600 feet waterfrontage, and ample railway sidings; mill is fully equipped with modern machinery and power, with electric light plant, machine shop, dry kilns, sheds, etc.; large local demand for lumber; logs towed from anywhere; owner retiring from active business. Price $155,000—half cash, balance to suit. Also several fine tracts of timber from 500,000,000 to a billion feet, at about $1.
SEABOARD TIMBER & TRADING CO., Ltd.
1115 Dominion Trust Bldg., Vancouver, B. C.

FOR SALE—By owner, E. ½ N. E. ¼, S. W. ¼ N. E. ¼, N. E. ¼ S. E. ¼, Sec. 12, T. 31, S. R. 3, W. W. M., Douglas County, Or., Inc. 4,000,000 ft. red fir for $3000. F. X. Parent, Priest River, Idaho.

SNAP.
160 acres yellow and sugar pine in tp. 38 south, range 2, east W. M.; cruising 6,000,000 feet; for sale at a bargain by owner. 416 Henry bldg.

160 ACRES fine fruit land, cruising 4,000,000 feet good timber; near S. P. R. R.; on good automobile road; 2 hours' ride from Portland; price $1800. 416 Henry bldg.

LARGE or small eucalyptus hardwood timber tracts for sale; easy terms. Geo. Clark, 325 Railway Exchange bldg.

70,000 ACRES, Jackson County, will cruise 30,000 per acre; price $1 per thousand. J. S. Allison, 428 Lumber Exchange.

TIMBER LANDS
BOUGHT AND SOLD.
C. J. M'CRACKEN, 304 McKay Bldg.

WANTED—REAL ESTATE.

WANTED.
SMALL FARMS AND ACREAGE.
We have customers waiting for something that will suit them; if your price is right, we can make a deal for you. We spare no expense to secure buyers. Give us a trial. Please call or send complete description of your property.
HILL & MYER,
419 Henry bldg., Portland, Or.

LIST YOUR PROPERTY.
We have inquiries on property in all parts of the city; central business property, warehouse, river frontage, apartment-houses and apartment sites; also good residences at right prices.
MERCHANTS
SAVINGS & TRUST
COMPANY.
WE COLLECT RENTALS.

I WANT an apartment-house, apartment site, or business property; have good city acreage, value $65,000.
Irrigated apple orchard, value $52,000 and suburban lots to value of $15,000 to exchange for same. Dr. G. E. Watts, Oregonian bldg.

WE HAVE buyers for several moderate-priced houses on West Side, good terms preferred; if you have such property for sale, see McAllister & Luddemann, 722 Electric bldg. Phone Marshall 2281 or A 3623.

DAIRY FARM WANTED.
I want from 80 to 160 acres of cheap land; must have at least 30 acres in cultivation with small house and barn; Tillamook district preferred. J. L. Weist, 617 Board of Trade bldg.

WANTED—Northwestern real estate in exchange for California property. For sale, on terms, city, town or country property. Get our list. Cline-Hull Company, H. W. Hellman bldg., Los Angeles, Cal.

HAVE client for low-priced house in Irvington; quick sale for good bargain. See Weston, 908 Chamber of Commerce bldg.

WANTED—From owner, Upper Albina lot 50x100, for about $1100 cash; full description. T 815, Oregonian.

WANTED—1000 to 5000 acres near Portland cheap. AJ 836, Oregonian.

WANTED—2½ to 10 acres, within 10c fare. X. Y. Z., Hotel Irving.

FARMS WANTED.

WANTED—To buy A-1 dairy business, with stock, outside Portland; or rent A-1 dairy farm, with good markets, and chance of buying; or want to work some kind of farm for owner. 719 5th st., Oregon city, Or.

GOOD farms wanted for quick sale. We have the buyers. Give full description in first letter and lowest price.
F. FUCHS, 221½ Morrison St.

FOR RENT—FARMS.

TO LEASE.
Wheat farm of 320 acres in Walla Walla County, Washington; also 160-acre wheat farm in Franklin County, Washington. Apply at once.
JOS. C. GIBSON CO.,
305 Gerlinger Bldg., Portland, Or.

TO EXCHANGE.

WAS OFFERED $1200 FOR THE WOOD.
My equity in a 42-acre farm of $2900 to trade for a house; 25 acres cleared, balance good fir timber; this is 2 miles from carline, near Oregon City; all the land is tillable and splendid loam soil; $1400 mortgage; land all around is selling from $125 up per acre.
WYNN-JOHNSON CO.,
Suite 505 Gerlinger Bldg., 3d and Alder.
Phones Marshall 1848, A 2332.

FOR SALE, or will trade for city property, my 240-acre ranch, 35 acres 2-year-old Comice and d'Anjou pears; 35 acres 2-year-old Spitz and Yellow Newtowns; Rogue River, close to Medford, on county road, one mile from railroad station; house, barn, well, springs, large creek running through place; improved and up to date. 721 Board of Trade bldg., Portland.

NEW 10-room modern residence, close in, Union ave. and Morris; latest improved good furnace, sleeping-porch, billiard-room, 2 toilets, built-in cooling box and many other improvements. 862 Morris st. Will consider trade of smaller house or vacant lot close in. Phone East 4476. Owner on place.

WILL EXCHANGE my 8-room, modern house, with full basement, furnace and fireplace, in Nob Hill district. Will take good automobile