REAL ESTATE.

For Sale—Houses.

HOMES ON EASY TERMS.

Modern bungalow, four rooms and bath, furnace, hardwoods, fireplace, Dutch kitchen, full cement basement, lot 57x100, $2500; small cash payment; balance to suit.

5-room bungalow, strictly modern, furnace, fireplace, buffet, sideboard, hardwood floors, gas, electricity; good view Rose City Park, close to car; all street improvements paid; $3250 and up.

5-room bungalow, 50x100; lot 50x132, every modern convenience, buffet, china cases, hardwood floors, Dutch kitchen, full cement basement, furnace, fireplace, electric fixtures, $3400, terms.

We have several 6-room homes with all modern conveniences; furnace, fireplace, hardwood floors, bookcases, buffet, Dutch kitchen. These are first-class in every detail; $3750 and up.

7 rooms and sleeping porch, beamed and panelled offices, fireplace, furnace, buffet, Dutch kitchen, 2 blocks to Broadway car; $4750.

PROVIDENT TRUST COMPANY,
201, 202, 203 Board of Trade Bldg.
Marshall 413, A 1022.

LA CASA LOMA.
(The House on the Hill.)

This is a 7-room, West Side, Anderson bungalow and includes everything that is correct and useful in bungalow building, with a grand view of mountains and river and is undoubtedly the most nicely and artistic bungalow in Portland. Take Council Crest car to Council Crest drive, walk three blocks east to Chehalem and Mt. Adams drive or phone Main 5090 or A 4182 for appointment.

SOME NICE ATTRACTIVE HOMES.

5-room, new, modern bungalow, full basement; South Sunnyside; $2300; $200 cash.

5-room bungalow, new; full basement, fireplace, attic, corner lot; $2900, $200 cash.

CHAPIN & HERLOW,
202-206 Chamber of Commerce.
Ask for Keller.

ONLY ONE CHANCE in a thousand that you will ever get another opportunity to buy SUCH A HOME AS THIS, terms. LISTEN—5-room, bungalow, electric fixtures, tile fireplace, furnace, full basement, east front, only one block from Rose City Park car; price only $2250. Rose City Park car; price only $2250; terms—well, you make them yourself almost, remember, this is will worth the price.

MOUTT & RUSSLEY,
211-212 Abington bldg. Main 2468.

BARGAIN.

Beautiful home in Waverleigh therough-ly modern southwest corner, 65x100, 7-room, all large and well-lighted, fireplace, den, toilet up and downstairs, large sleeping porch, full basement, stationary tubs, Boynton furnace, lawn, fruit trees, strawberry, cement walks to house and street paved; equal distance to NW or Willamette; no better view in city; terms to suit. See owner on premises, 724 Kilsworth, corner 26th.

MR. LOT OWNER!

HERE IS YOUR CHANCE TO IMPROVE YOUR PROPERTY WITH A HOME FLAT OR APARTMENT, WILL FINANCE IT AT A LOW RATE OF INTEREST. PLANS FURNISHED FREE. IT WILL PAY YOU TO COME IN AND TALK THIS OVER.

J. J. ADKINS,
ARCHITECT AND BUILDER,
HENRY BLDG.

LAURELHURST HOME.

Very exclusive 7-room home, with 4 bedrooms, double constructed, hardwood floors, Dutch kitchen, electric fixtures, cooker, built-in refrigerator, 2 fireplaces, furnace, etc.; lot 50x100; the view on E. Everett near Laurelhurst park; price only $5000; $1500 cash, balance to suit.

GRUSSI & BOLDS,
218 Board of Trade bldg., 4th and Oak.

OVERLOOK HOME.

The 6-room home, furnace, fireplace, bookcases, buffet, double constructed, gas, sleeping porch, 3 bedrooms, lot 50x100; fine lawn and roses; street improvements all paid; on Patton ave., near Skyline; price only $3750, $1000 cash and $25 per month.

GRUSSI & BOLDS,
218 Board of Trade bldg., 4th and Oak.

CLOSE IN, SUNNYSIDE.

Very attractive home of 6 rooms, den, reception hall, sleeping-porch; all strictly sightly, corner lot, on 33rd street. Every modern convenience. Reduced to $4000 for quick sale; half cash. A snap.

KAUFMANN & MOORE,
225 Lumber Exchange.

SAVE commission, deal with owner. 6-room new, modern bungalow, hardwood floors, fireplace, built-in buffet, walls tinted; east side, water, sewer. Was never offered for less than $4500; will take $4000; $500 cash, but $25 per mo. purchaser assumes $1000 notes; 2 blocks to beach car. J. T. TIPTON, 1006 Spalding.

$400 DOWN, bal. on actual, easy elegant modern new bungalow, 7 rooms and garage, new carpets and linoleum fitted, fireplace, panelled dining-room, furnace, full cement basement, gas, electricity, close in; beautiful lawn. At house 3 to 5 daily, five very last for quick sale, 575 Haight ave., cor. Mason.

READY TO MOVE IN.

Nicely furnished five-room bungalow; modern improvements; full basement, built-in buffet, window seats, lot 50x100 feet; 1½ blocks to double track carline, East 24th, owner leaving city; terms if desired. This is a bargain. For particulars call East 4440.

LOOKING FOR A HOME?

See us for dependable bargains.

DORR E. KEASEY & CO.,
20 Floor, Chamber of Commerce.

ROSE CITY PARK.

$15 MONTHLY.

All improvements in and paid for; 7 rooms, built-in buffet and bookcases, solid oak floors, fireplace, furnace, etc., price, $2350. Realty & Trust Co., 721 Chamber of Commerce bldg. Phone Main 3129.

IRVINGTON.

New, strictly modern home of 6 rooms, den, sleeping-porch, and attic in best part of Irvington, on 22d street. Price $6500; $2000 cash. A bargain.

KAUFMANN & MOORE,
225 Lumber Exchange.

BEAUMONT (33th and Knott). Beautiful strictly modern, new 5-room bungalow, close to car, electric finished; must be seen to be appreciated. Terms. See owner, 497 E. 29th st. N. Take Rose City Park car.

4 ROOMS, FURNISHED, $1175.

Neat, practically new cottage and new furniture; fall in, close in addition where vacant lots sell for $800; $425 cash balance, Fred W. German, 329 Burnside. M. or A 2778.

NEW 7-room modern bungalow on 50x100 corner lot, east facing, desirable district, improved streets; price $3600; might consider part trade for 2-car garage. Shown only by appointment on premises. Phone Woodlawn 1077.

$4500 LAURELHURST, $500 CASH.

High, sightly, central, 7-room, 2-story modern; furnace, fireplace, fixtures, lawn, retaining wall, roses. Owner, Tabor 1392. A 2186.

OWNER MUST SELL.

Modern 5-room cottage, street improvements paid; cement walks, stoop and basement; up-to-date equipment and heating system included. Phone Tabor 1371.

$2750 FOR modern 5-room bungalow, full cement basement, laundry trays, shades and fixtures; fine lawn and roses, easy terms. Woodlawn 2229 or A 2429.

$2500—MODERN 5-room cottage, 2 blocks from Tabor ave., $400 cash, income $15 per month; easy terms. Phone Woodlawn 2229 or A 2429.

FOR SALE on very easy terms, a number of new, modern houses, located in Swinton. Call at corner of Lombard and Albina ave. or Johnson & Dodson, 320-322 Board of Trade bldg.

HOUSE for sale, easy terms; tell me what you want and I do the rest. Parsons & Co., 410 Chamber of Commerce. Members of Portland Realty Board.

SAVE MONEY. House on splendid new paving gear, entirely furnished, suitable for traveling m. Phone Main 5062, 25th and Thurman sts., N.

MODERN 5-room bungalow, close in, on easy payments; ¼ block on East 11th st., one block north. Beals & Robinson, 361 E. 11th st. E 3622.

MUST BE SOLD THIS WEEK; 3-ROOM BUNGALOW, HAWTHORNE DISTRICT, DIRECT FROM OWNER. 1029 E. HARRISON. H 2529.

FINE, new SUNNYSIDE bungalow, cash or contract. Owner, 1208 East Taylor.

For Sale—Business Property.

WEST SIDE, 104x100.

$4000 cash buys a fine apartment site on Jackson st., near 22d; some improvements paid; this is the best buy in Nob Hill. E. J. Geiser, 429 Chamber of Commerce.

FOR SALE—Apartment houses; $5000 will secure from owner the finest apartment house in city, clearing now $300 per month. Address AN 871, Oregonian.

33⅓ FRONT by 100 deep; apartments style on 7th st. Immediate sale at $650 ft. cash. Phone Main 9429.

STORES and apartments, prominent street, West Side, rent to $1,000. Owner, 224 Worcester bldg.

$800, BUSINESS CORNER; net income 12 per cent on price asked. Box 622, Lents.

REAL ESTATE.

For Sale—Business Property.

FOR SALE or to lease for a term of years—A modern six-story and basement brick, sprinkler equipped, on Terminal tracks, Union Depot district, 70,000 square ft. floor space; suitable for warehouse or wholesale. David Evans, 240 Washington st.

I OFFER 100x140, corner 12th and Lovejoy sts. for $25,000, terms; this is very desirable for apartments, stores or garage. Owner, 462 Wasco st., or phone East 2533.

For Sale—Acreage.

ACREAGE.

IMPROVED AND UNIMPROVED;
LARGE AND SMALL TRACTS AT VERY LOW PRICES AND ON MOST CONVENIENT TERMS OF PAYMENT.

IT WILL PAY YOU TO SEE ME BEFORE YOU BUY ACREAGE OR FARMS. I OWN THE PROPERTIES THAT I OFFER FOR SALE.

J. O. ELROD,
319 CORBETT BUILDING.

WHITE STEAM CAR.

1910 1-passenger, 40-horse-power, fully equipped, first-class condition. Will exchange for real estate up to $10,000 and pay cash difference.

OREGON AUTO EXCHANGE,
21st and Washington.

WANTED—Experienced farmer to invest from $4000 to $5000 in one of the most farms in Oregon. 160 acres, 20 miles from Portland; desire to well-known business man, owns large orchard near the above place, but is the boy to look after place himself. Will give an excellent deal to responsible, energetic party; no other need apply. X 829, Oregonian.

FRACTIONAL ACRES.

22 minutes out, East side. On carline. In front is paved level, beautiful view. Paved streets and boulevards all the way out. Phone Marshall 3149.

Terms $10 monthly.
PHILLIPS THOMPSON CO.,
405 Spalding bldg.

DO YOU WANT AN AUTOMOBILE?

We are exclusive dealers of used cars. Over 75 cars to select from, all makes, all prices. Don't fail to see us before you buy.

Every Car Guaranteed.
OREGON AUTO EXCHANGE,
21st and Washington.

A GENUINE BARGAIN.

Wilson six 7-passenger, cost $1800; will accept light same as part pay. If you are looking for a good car, at the right price, you had better look this up at once, as it will not be for sale long at this price. J. S. ADKINS.

ROOTS & LEWTHWAITE,
1206 Hawthorne ave.

A BEAUTIFUL HOME.

15 A. in high state of cultivation; good house and barn, chicken-house, etc., bath in house, hot and cold water, water piped in barn and shade; all kinds of fruit and nuts; this place is worth $400 per acre; 12 miles from Portland, 1 mile from station; $5000; terms can be made.

THOWSBRIDGE & SVETHENS,
501 Wilcox bldg.

CHOICE ACREAGE TRACTS.

Close to Portland; rich valley, fruit and garden land; only small cash payment, balance pays for itself in products now on the land, which we accept and are the only people making this liberal offer.

PERLAND TRUST COMPANY,
306 Spalding bldg.

CHICKEN and FRUIT RANCH near Portland, a NEW SUBDIVISION. Lowest prices; best soil; fine view; wood, water and roads; 6 acres, $400 per track; 10 A., $500; 20 A., $800; 40 A., $1200; 80 A., $2000; 160 A., $3000. Special terms. FRANK M. FARLAND REALTY CO., 309 Yeon bldg., Portland, Or.

FULL ACRES.

(35-Minute Ride, 5c Fare.)

$500 on the easiest kind of terms will buy a full acre in this cultivation; 10 minutes' walk to board walk from Oregon Electric station; every acre like the one and the next of sale. For appointment call at 23 6th st., near Oak. Main 5086, A 4185.

7 ACRES, 5 prune, 20 acres, Deadmile tracts, good land, well fenced, convenient to city. Prices right, easy payments, covering three to five years at 6 per cent interest.

J. G. DAVIDSON,
810 Chamber of Commerce.

PRICE $500

$50 will secure 5 acres; balance easy terms, good soil, no rock or gravel, new well, two miles to macadam road, 4 miles from rail and river transportation, 1½ miles to school, within 40 miles of Portland.

214 Lumber Exchange Bldg.

QUARTER ACRES.

3c carfare, 20 minutes' ride to business center; $250 terms, $10 per month.

T. R. PHILLIPS CO.,
403-404 McKay bldg.
Phone Marshall 4153.

1911 COLE, 5-passenger, guaranteed by us for 1912. Approved and 1910 Cadillac to exchange for Irvington or any good unincumbered lots. 1912 E. M. F., cheap for cash. Twenbell Motor Car Co., 15th and Wash. Marshall 4166.

TWO ACRES.

Jennings Lodge, on S. P. electric line; beautiful grove covering one-fourth acre, balance cleared; best of soil. $1000 less than value if sold at once. Inquire at store. Owner, Chas. Redmond.

CHICKENS, DUCKS, GOATS, FRUIT, BERRIES.

5 to 20-acre tracts on Oregon Electric, 11 miles from Portland, from $70 to $150 per acre. Fred W. German, 329 Burnside, M. or A 2778.

SEVERAL fine 10 or 20-acre tracts at $25 to $45 per acre, 25 miles from Portland, on railroad; rich soil, suitable for fruit or chickens. Owner, 506

M. FARLAND INVESTMENT CO.,
416 Corbett bldg.

FOR SALE on easy terms or trade, 3 choice five-acre tracts, all in cultivation, close to Oregon Electric, at West Woodburn; fine location. See owner, AY 972, Oregonian.

180 ACRES unexcelled fruit or grazing land, one mile from R. R. station, 35 miles from Portland, up Valley, at $37.50 per acre, one-fourth cash. Timber will pay cost of clearing. AB 822, Oregonian.

CHEAP LANDS.

Close to transportation to mill and water, near Shelton, large or small tracts 10 acre, price $15 per acre, $2 per acre cash. C. F. SMITH & SON, 270 E. Ilsc. Bldg.

FOR SALE—20 ACRES

of part of it with new buildings, 7 miles out on good road; close to Oregon Electric line and railroad station. Chr. Richardson, Beaverton, R. 1. No agents.

FOR SALE—160 acres two miles from R. R., 7 acres cleared, 2500 cords wood, consider part trade or sale of equal interest; large lake on place. Tuna County, Idaho; price $1500. AL 862, Oregonian.

WHAT!!

2 acres all cleared, on county road, 1 mile from Beaverton, Washington Co., Ida fine; $1000 cash, balance easy terms from owner. N 819, Oregonian.

320 ACRES, Tillamook County, for sale cheap; E½ NW¼ SW¼ and S½ of SW¼, section 18, Tp. 1 S., R. 9 West. Make offer. Address 101 East 28th st. South.

$225 BUYS 2 acres choice fruit and vegetable land, unimproved, near railroad town, 1 mile from Portland, easy terms.

312 Couch Bldg. 109 4th St.

PARKROSE 5 ACRE.

1 block from Sandy Road and carline; high ground, dainty view east and north; snap for cash or terms. X 808, Oregonian.

1, 2 AND 3-acre tracts, close to Portland, 1 to 4 blocks from electric carline. From $100 to $400 per acre, easy terms. J. W. Harris Realty Co., 615 Corbett bldg.

ACREAGE FOR SALE.

Half mile east of Beaver station, Oregon City carline. Address W. L. Starkweather, Milwaukie, Or., route 1.

60 ACRES, Yamhill County, for sale cheap. N½ of SE¼ and N½ of NW¼ of SW¼, Section 2, Tp. 3 S., R. 3 West. Make offer. Address 101 East 28th st. South.

FOR $2250 in real money, I will sell 10 acres of fine level truck and fruit land, near Portland, worth $450 per acre. Nothing but cash will buy. AK 870, Oregonian.

ACREAGE and farms, large and small tracts. Call Kinney & Stampfer, 521-2 Lumber Exchange bldg.

$250—10 ACRES, logged off land near railroad; easy payments. 509 Railway Exchange.

400 ACRES, close in, sale or trade. Robert A. Miller, 232 Worcester bldg.

20 ACRES $1 DOWN, near Oregon Electric. Hilton St. White, 308 Henry bldg.

MORGAN'S run, meadow, orchard, near Tualatin Sta., Or. L'Inc. Terms suitable.

REAL ESTATE.

For Sale—Acreage.

WE WILL PAY YOUR EXPENSES TO SEE THE FOLLOWING:

20 acres of fine number one land, all in cultivation, prairie almost level; slopes enough for draining; no rock or gravel; good, rich loam; on good gravel; main public road, ¼ mile from railroad station, 11 southeast of Portland; fair house, good new barn, woodhouse, chicken house and yard; good well of water, family orchard; fenced and cross-fenced, but a stump on this land; every inch under cultivation; 10 acres of clover, 10 acres plowed and ready to plant to potatoes. You may get possession of this place at once. Price $2850; $1500 cash. This is worth $3000.

2½ acres, all in cultivation, fine garden land, in Spitzenberg apple trees will bear this year; just outside the city limits Vancouver; 5-cent car fare; price $2000; $1000 cash, balance easy terms.

10 acres, easy to clear, ½ mile from railroad station; fine garden land; only $1200; $700 cash.

5 acres of fine garden land, 2 blocks from electric station, 15-cent fare, small house and chicken house; $1500; $750 cash.

We have 5 and 10-acre garden tracts. Let us show you at once; also have other bargains in farms.

ATKINSON & GILBERT,
VANCOUVER, WASHINGTON.
Opposite Postoffice, 401 Washington st.

TUALATIN ACREAGE.

THE CREAM OF OREGON SOIL.

12½ acres, near station, good 4-room house, barn, good water, all in crop, strawberries, fruit, barley, etc.; an ideal suburban home, about 3 blocks from high school; 28 trains daily; price $350 per acre; with improvements and location it's a rare buy for a home or speculation and will pay to investigate.

J. E. HALL,
No. 417 Abington bldg.

WOULD YOU LIKE

10 acres with comfortable six-room house, fair barn and other buildings, running water, good well, family orchard, level, fenced, all in cultivation, very best of soil, on a county road, near to school and church, in the

TUALATIN VALLEY,

close to railroad and electric line, 12 MILES FROM THE CENTER OF PORTLAND FOR $1250.

$200 cash, balance in 2 years at 7 per cent? If so, let us tell you how you may get it.

ALVORD-CARR-HUNTER CO.,
219-221 Board of Trade.

ACREAGE

ABUTTING ON THE

NEW FOURTH STREET ELECTRIC.

Only 30 minutes out with the new cars, monthly car fare $1.35. No rock or gravel, fine water at 25 feet, all improvements in sight, completed roads along each tract, some cleared, some timber, some with running water, all very fertile. Any sized tract you may desire from one-half acre up at $250 to $600 per acre, upon easy monthly payments. See us. Office open until 9 P. M.

THE SHAW-FEAR COMPANY,
Main 39. 102 Fourth St. A 3500.

SOME CHOICE

BARGAINS.

$60 an acre for 40 acres of A-1 land, within 15 miles of Portland.

$85 an acre for 58 acres in same locality as above, partly under cultivation and no waste land.

$125 an acre for one of the best improved farms in Oregon, within 15 miles of Portland and on good automobile road into the city.

WE HAVE some choice 10-acre tracts in the Clatskanie, Hazelwood lots, overlooking the Columbia River. These tracts are selling for $150 an acre and will easily double in price within this present year, when the electric line is in operation.

J. M. FRENCH & CO.,
412-413 Abington Bldg., 106½ Third St.

10 AND 20-acre tracts near Eugene, $50 per acre, from 209 Railway Exchange.

For Sale—Homesteads.

FOUR homesteads in Coos Co., joining, close down and county road, very good locations. Two homesteads in Douglas Co., about 2,000,000 feet of fir and cedar on each, some good farming land, plenty of water, two miles from town and school. Nimmo, Ehrke & Co., 424 Hamilton bldg.

HOMESEEKERS—Land laws allow you 640 acres rich farming land, near railroad now building, in Central Oregon; 320-acre location for $100. 131 4th st. Main 8774, A 1227.

FOR SALE—Homestead relinquishment, 80 acres, river bottom land, fine for orchard; Pacific Highway 2½ miles from town of Yoncalla, Douglas County; cheap. Address T 871, Oregonian.

HOMESTEADS.

2 locations, orchard land, 2 miles from transportation in pioneer fruit district. Will T. Wood, 429 Chamber of Commerce.

HOMESTEAD RELINQUISHMENT.

160 acres, 12 miles from Carlton, Or., adjoining Meadow Lake Club property. For particulars call East 448.

HOMESTEAD relinquishment, 160 acres, 9 miles from Vale, county seat Malheur Co., Or. For particulars address Mr. Bowman, janitor, at Courthouse, Vale, Or.

RELINQUISHMENT, 5 miles from rail; considerable improvements. 232 7th st. Marshall 1854.

20 HOMESTEADS, timber claims and relinquishments. 822 Chamber of Commerce.

For Sale—Fruit Lands.

ROSEBURG ORCHARD SNAP.

25-acre orchard, 1½ miles from Roseburg; 12 acres in full bearing, 1000 apples; 3 acres peaches, 8 acres apples Spitzenberg, Kings and Newtowns; two acres of English walnuts, 12 acres of young peach trees. This place is located on the Umpqua River and adjoins other orchards which have sold from $700 to $1000 an acre. Price of this orchard $6000; $2000 cash, balance terms, or will take in a $1500 unincumbered bungalow.

GRUSSI & BOLDS,
218 Board of Trade bldg., 4th and Oak.

20 ACRES choice fruit land, near Lyle, Wash., $50 per acre. R. R. Haines, 251 State st. Main 274, A 2291.

FOR SALE—80 acres excellent fruit land; 33 acres apples just coming into bearing. N 841, Oregonian.

For Sale—Farms.

106 ACRES, small amount cleared, house, barn and well, only ¼ mile from station on new Fourth street electric, 8½ miles from Portland Courthouse, part heavy timber, very best of soil and only $30 per acre. Good terms. A 852, Oregonian.

4½ ACRES, $500 CASH.

Near city, ¼ mile train station; high-class, cultivated garden land; young orchard; small fruits, cozy new 4-room bungalow; one block west. Main 814.

$2900; $500 cash, balance 2 years. Oregon Farms Co., 410 Lumber Exchange.

LOOKING FOR A FARM?

See us for dependable bargains.

DORR E. KEASEY & CO.,
20 Floor, Chamber of Commerce.

EXTRAORDINARY exchange; eighty acres 15 miles Portland; $65000; water, timber, buildings, excellent soil. Also 80-acres Willamette ranch, $3000; improvements, stream; same exchange Portland unincumbered; investigate immediately. Owner, 1020 Lovejoy North.

TAMHILL COUNTY FARMS FOR SALE.

Large and small tracts, suitable for general farming, grain, hay, fruit, hops, dairying, etc., about 40 miles southwest of Portland. Call or write for price list. W. R. Ridder, Carlton, Or.

HEADQUARTERS for wheat, hops, fruit land, stock ranches and diversified farms; state trades in the district where you are forced to succeed.

JOHNSTON-BOTHEUR & CO.,
808 Chamber of Commerce Bldg.

FOR SALE—40 acres, 25 miles from Salem, fine level land, owner will sell at a big bargain. See W. Taylor & Co., 328 Chamber of Commerce.

FARM—160 acres, $12.50 per acre; 25 acres cleared; 30 miles of Portland. Hilton B. White, 308 Henry bldg.

135 ACRES near Eugene, improved, $40 per acre; terms. 209 Railway Exchange.

REAL ESTATE.

For Sale—Farms.

DRY YEAR COMING.
YOU CAN MAKE BIG MONEY HERE.

All signs point to one of the dryest years California has ever seen for 1912. No matter how long or severe the drought you will have all the water you need here.

Our supply has never failed—cannot fail. The snow that gives our river the most steady flow of any stream in California is already on the mountain crest; safer and surer than if it were in a reservoir.

While crops here will be as large or larger than usual, non-irrigated farmers will have a failure. Districts where the water supply is short will have part failure.

Hay will be worth $20 or $25 a ton. The farmer here, who grows 8 or 10 tons per acre, will pay for his land in one crop.

Everything else will be correspondingly high.

The great boom of irrigation will be demonstrated as never before.

Los Molinos is one among the three or four irrigation projects in California where the water supply is absolutely and abundantly sufficient for the dryest season.

You can still plant alfalfa and can get a good crop this year.

But you must hurry.

Come at once and bring your livestock and equipments. Wild pasture plentiful.

Only $120 to $400 needed to get possession of 10 or 20-acre tract—richest sediment loam soil plow never stirred.

Grows everything you ever saw grow anywhere.

More fruit, better fruit, earlier fruit than Southern California.

Big money in dairying, hogs, poultry, vegetables, bees.

Creamery furnishes all the cows you want, taking one-half of your monthly cream check in payment.

Acre alfalfa supports two head.

Choice tracts going fast.

Big rush of Eastern homeseekers starting with low rates this month.

Don't let them beat you to the best thing in the state.

Those living in Portland and vicinity, call today on H. G. Terry, 1209 Yeon building. Others write at once to

LOS MOLINOS LAND COMPANY,
Los Molinos, California.

FINE DAIRY RANCH.

300 acres, 18 miles from Portland, ¼ mile from town on O.-W. R. & N. Ry., 45 acres highly cultivated, 25 acres ready for plow in Spring, 20 acres heavy fir timber, all Columbia River bottom land, large 7-room house, 30x60-foot barn with sheds on three sides, 1 separator-house, 1 5-horsepower engine, $125 cream separator, 21 cows, 4 horses, 19 chickens and other poultry, family orchard, well stocked with farm and garden tools, ship cream to Portland. This can be bought at bargain and on easy terms. For details call at 709-10 Rothchild bldg. Marshall 3625; Sunday, Main 3602.

20 ACRES with fine 8-room modern house, cement basement, tiled fireplace, porcelain bath, ample porches, nice fences, ground all cleared, family table, some good young orchard, only 10 miles from Portland Courthouse, and a bargain at $5500. Office open until 9 P. M.

THE SHAW-FEAR COMPANY,
Main 39. 102 Fourth St. A 3500.

3½-ACRE SUBURBAN HOME.

RIGHT ON CARLINE.

Known as the "Springwater Poultry Ranch," right opposite Wichita Station on Estacada carline, just outside city limits of Portland; new 6-room modern house, hardwood floors, system, sanitary poultry-houses, running creek on south line, bearing fruit trees, etc.; a model little place. If interested call for particulars; ask for Mr. Crossley.

J. O. Elrod, 319 Corbett building.

RANCH—60 acres, with buildings, 18 miles from Portland, near electric line; bargain for all cash, by owner. 182 Morrison st.

WANTED—REAL ESTATE.

WE have a buyer for a flat building, modern, close in, not over $10,000, that nets 10 per cent.

R. N. TUFFORD & CO.,
Mar. 4347. 407 Spalding Bldg.

WANTED—A 5 or 6-room bungalow in Rose City Park or Irvington; don't answer unless you have a snap. No agents. Give full description and terms in letter. AO 838, Oregonian.

6-ROOM house, price $2000 to $2500; $500 cash, balance on terms. West Side preferred, walking distance to 15th and Washington; state full particulars.

402 Swetland Bldg.

WOULD buy for spot cash up to $20,000 piece of inside real estate if unquestioned big bargain. Address with full particulars AJ 836, Oregonian.

APARTMENT house wanted, $30,000 to $45,000; will give value, $20,000 trade, bal. mortgage and some money. D 874, Oregonian.

WANTED—7 or 8-room house with sleeping porch; Irvington or central East Side. Must be snap for cash. Give street and number. X 873, Oregonian.

WANTED — Acreage in Multnomah and Washington Counties; price must be right; will deal only with owners direct. AM 824, Oregonian.

WANTED—Residence or building of 18 to 24 rooms, close in and suitable for hospital purposes. AL 831, Oregonian.

WANT a good house in Irvington or some first-class district for acreage close to Portland. D 875, Oregonian.

WANT acreage in Willamette Valley to about $10,000 for my nice residence. D 876, Oregonian.

WANTED—Acreage, 10 or more, for platting, on Fourth st. line, Shattuck station or this side. W 852, Oregonian.

I WANT a cheap lot on Rose City carline, west of East 40th st, from owner, for cash. A 811, Oregonian.

5 OR 6-room modern home, Mt. Tabor carline. Owners only. AO 836, Oregonian.

WANTED—Lot very near city limits, direct from owner. V 862, Oregonian.

FOR SALE—TIMBER LANDS.

TIMBER LANDS
BOUGHT AND SOLD.
C. J. McCRACKEN, 764 McKay bldg.

PINE timber, Wheeler Co.; large or small bodies; give location and price. AB 861.

12,000,000 FEET fir, Lincoln Co., Or. J. L. Keith, Kalamazoo, Mich., route 4.

FOR RENT—FARMS.

160-ACRE farm for rent in Clackamas County, within 20 miles of Portland; 6-room house, between 60 and 70 acres in cultivation. Address 969 E. Clinton st. Phone Sellwood 691.

WANTED—Farm; price reasonable; $500 first payment; balance mortgage on farm. By reliable, experienced farmer. AB 860, Oregonian.

HIGHLY improved 22-acre ranch, some beaverdam, near Tualatin; 4 blocks from station. Main 1409.

WANTED TO RENT—FARMS.

WANTED—To rent, at once, with privilege of buying later, small improved farm near cream route and school; have cash to pay rent and buy later if suited. T 869, Oregonian.

FARMS WANTED.

FARM WANTED.

To owners only: I have 1 whole block, 5 lots, on which are two good residences in fine location in Portland; worth $14,000; no debts against same. I want a good farm of from 80 to 160 acres; any good location, for the above. Owners only will call or write J. E. Smith, 515 Chamber of Commerce.

TO EXCHANGE.

$1500 MORTGAGE on 160-acre farm drawing 8 per cent interest; will trade for clear lots or acreage. Jordan, 610 Lumbermens bldg.

MODERN 5-room bungalow; also half acre cleared; St. Johns. Box 820, St. Johns, Or.

TIMBER claims to exchange for auto or equity in house. Main 1054. 501 Railway Exchange.

10 ACRES improved Umpqua Valley fruit land part payment for modern home. Hall & Roark, 131 Chamb. Com.

DIAMOND jewelers and heavy silver purse for lot clear of incumbrance or acre close in. Address AH 864, Oregonian.

6-ROOM house, in the Hawthorne district, trade equity for acreage; will assume some. Jordan, 610 Lumbermen's bldg.

WANTED—First mortgages, city only, in payment for acreage or income property. See F. B. Miller, 925 Yeon bldg. Mar. 630.

5 ROOMS, lot 100x136; nothing like it; 6-room bungalow, first-class every way; for acreage. 214 Selling bldg. Main 6841.

WANTED—To trade $1400 residence property on East Side for runabout. V 863, Oregonian.

REAL ESTATE exchanged, rooming-houses, anything. Ask for Burrows.
317 HAMILTON BLDG.

HOTEL, Forest Grove, $15,000; store, 3721 Foster road, $3000. 1013 Board Trade.

TO EXCHANGE.

WILL exchange my stock and grain ranch in Southern Oregon, close to R. R., contains 300 acres; will exchange for Portland property either vacant or improved, or will sell on easy terms; my price is $12,000; will assume up to $10,000 on cash basis. Y 811, Oregonian.

FINE modern 5-room house, in University Park, 2 blocks from car; 100x100 lot; fruit trees and strawberries and chickens; will consider part trade; house or acreage up to $2000, on A or 10c carline. Price $2500. W. R. Munro, Gowen Ide Trust Co.

I OWN an excellent 7-room and sleeping porch, 2-story residence, Irvington dist.; every modern convenience, easy terms; price $4250. Let me show you this property. J. H. Tipton, 1108 Spalding bldg.

TO EXCHANGE for good commingbouse, 160 acres with house, barn, spring; 15 acres in clover; 20 more cleared; balance good timber and creek; 1 mile to town. AP 863, Oregonian.

EXCHANGE new small modern bungalow, completely furnished, on corner lot one block from carline in Portland, for lumber at market price on board cars. W. W. Wilson, Lewiston, Idaho. Box 343.

80 ACRES, 10 rooms, to trade for close-in acreage, without buildings.

Several city residences, clear; trade for small farms.

437 Chamber of Commerce.

NICE, new, modern, five-room and bath bungalow on 41st st., south of Hawthorne ave.; $2200; will take building lot or lot equity as first payment on this. A. E. Poulsen, 418 Railway Exchange.

WILL trade 5 acres A No. 1 land, close to Portland, for hogs up to $2000; South Portland preferred; must be within 25 minutes' walk to Courthouse. 616 Henry bldg.

10 ACRES of good land, easy to clear, 12 miles from Portland; price $2000; will exchange for a house and lot equal value. E. J. Geiser, 429 Chamber of Commerce.

IF YOU really want acreage close in, any size or price, cash or exchange or a large farm at snap prices, then see F. E. Miller, 925 Yeon bldg. Marshall 630.

WHAT have you to exchange for a good rooming-house that is clearing over $300 per month? Will stand strict investigation. Address AO 806, Oregonian.

EXCHANGE practically new furniture with every room rented in 14-room house, for good acreage, 15 or more improved. AY 862, Oregonian.

7-ROOM house, 1 block of Montavilla carline, to trade for a smaller house nearer city; will assume some indebtedness. Owners only. Room 10, Washington bldg.

WILL exchange city lot or acreage for roominghouse. 412 Cham. of Com.

FOR SALE.

Horses, Vehicles, Etc.

HORSES, MARES, HARNESS, WAGONS—BUYERS NOTICE.

If you are looking for a delivery horse or a driving horse or a pair mares or a complete farm outfit or cheap horse or ranch team or horse of any kind or a farm wagon or harness or buggy or, in fact, anything in that line, don't buy till you call and look our stock over; we do a strict cash commission business and have largest stock in the city; have 40 head on hand and we allow two weeks' trial, with all our horses; we hold all money for 15 days. Farmers' Commission Stable, 440 E. Morrison. Tel. E 1072.

GUARANTEED HORSES.

25 head of mares and geldings; in the lot are well-matched teams from $150 to $500 per span, according to weight and age; farm wagons, delivery wagons, surreys, buggies, pony and cart, and small mules; harness of all kinds, both single and double, second hand and new; in fact, everything in the horse line; all stock sold with a written guarantee to be as represented or your money refunded; bank and business references furnished.

PORTLAND STABLES,
E. W. Hagvard and R. L. Evans, Props.,
16th and Couch Sts.

HORSES, MULES AND WAGONS FOR SALE.

30 head horses, ranging in weight from 1000 to 1400 lbs., age from 4 to 10 yrs. old; 3 span of young mules, good workers, weight 1000 lbs. each; all of these will be sold very reasonable, as we are somewhat overstocked. We guarantee our stock to be as we represent them or money refunded.

HAWTHORNE STABLES,
420 Hawthorne Ave.

FOR SALE—At Star Stables, 208 Front st., one span of sorrel mares, 4 years old, weight 2200; one horse, 4 years old, weight 1200; one black horse, broke single or double, weight 1400 lbs., price $100; two span of geldings, weight about 1200 lbs. each, price $300 a span; one span of 5 and 6 years old, one span 4 years old.

FOR SALE—One fine gray mare, kind and gentle, weight about 1100; an ideal mare for light farming; will work in all harnesses and farming implements; she was bred to one of Oregon's best Percheron stallions and should have a fine colt late in the Fall; price $225. Kramer Riding School, 166 and Jefferson st., city.

JUST arrived, another carload of Eastern Oregon horses; in this lot are 4 mares with foal, 2 imported horses; 5 delivery horses, 11 draft horses weighing from 1400 to 1800 pounds; all guaranteed, at Howitt's Stables, 80th and Burnside, Montavilla.

WANTED—For field artillery, 15 hay horses, weight 1150 to 1250; apply State Rifle Range, Clackamas, Oregon, Sunday, March 10, 1912; subject to approval. For particulars see Adjutant-General W. E. Finzer, Gerlinger bldg., Portland, Or.

8-YEAR-OLD bay gelding, combination saddle and driving horse, singlefooter and pacer, guaranteed sound and kind; also rubber-tired runabout, harness and saddle. Phone Tabor 1862 or call at 54 E. 63d st.

$85 TAKES a handsome bay Welsh pony with a fine saddle and bridle; this pony is kind and gentle. Ask for Mrs. Rogers' pony. Farmer Commission Stable, 440 E. Morrison, or Tel. East 1072.

FOR SALE—Good farm team, well-mated, good workers and place; harness and farm wagon; all for $150. Take Sellwood car to Insley ave., walk six blocks east. 781 Insley ave.

$165 BUYS a team weighing 2600 lbs., true to pull single or double, harness and farm wagon; also $45 buys a 1100-lb. horse, works single or double. Phone Sellwood 3758.

FOR SALE—1 team of well-matched mares, 9 years old, absolutely sound, true and without a blemish, weighing 2900. 226 Russell st.

6 HEAD of horses and mares, several set of harness, 4 farm wagons. These horses are all gentle and good workers. 247 East 12th, cor. Madison.

GO to Rose City Park Sales Stable at 52d and Sandy Road to buy good guaranteed horses at low prices. Take Rose City Park car. Adams & Campbell, props.

3 TEAMS of good work horses, all sound, gentle, work any place, well mated, from 1200 to 1500 lbs., from $200 to $275 per team. 534 Front st.

WANTED—Light team of horses or one heavy horse for city work; must be cheap for cash. Call 270 Ivy st., between 4 and 6 P. M.

DELIVERY horse, double work harness, low-down express wagon. Call Root, Main 6129.

TEAM mares, true to work, weight about 2500; going away, must sell them. Ritter, 351 2d st.

WANTED—To buy for cash, a good, sound city broke horse, about 1200 lbs. Phone Main 4040 or A 6015.

TWO nearly new 3¼ wagons; one a No. 1 camel back; will exchange for horses. 14 Union ave.

FOR SALE—1 team of horses and light furniture wagon, at a bargain; will sell separate. 226 Russell st.

$1000 BUYS a black Percheron stallion, imported by J. Couch &