NEW TODAY.

ABSTRACTS OF TITLE
Our records are complete and up to date. We furnish abstracts promptly.
MORTGAGE LOANS
On improved Portland Real Estate.
SECURITY ABSTRACT & TRUST CO.
314-315 Chamber of Commerce.

GEO. BLACK
PUBLIC ACCOUNTANT
318 Worcester Block
General practice. Investigations. Estate work. Special and periodical audits. Phone West 11.

Home $14,000
In most desirable part of Portland Heights. This place has just been completed, and is strictly modern in every respect, with 10 large rooms, five fireplaces, hardwood floors and elegantly finished throughout. Anyone desiring a home ready to occupy will do well to investigate. THE HART LAND CO., 109 Sherlock bldg.

Bankrupt Sale
—OF—
Pianos and Organs
Never again will you have a chance to get an instrument at a price and terms as during this sale: $400 pianos go for $275 and $250 pianos go for $145. Terms from $6 per month up. A. W. Meyer, 74 6th st., near Oak.

NEW HOME
We offer for sale the beautiful and stightly home of the late Dr. Herbert Cardwell, 25th and Johnson. There are about 2½ lots with new 11-room dwelling, built after the latest design, and will be ready for occupancy about June 1. For particulars see Grindstaff & Schalk, 246 Stark st.

California—"Bliss Lands"
Small farms for settlers, 8200 acres of irrigated land in 20-acre farms at $50 to $70 per acre—one-fourth cash. Reached by Southern Pacific or Santa Fe Overland Line, direct to Tulare City, 2 miles from Bliss Lands. Alfalfa, corn, grain, deciduous fruits, vegetables, hogs, dairy cattle thrive. Booklet free from Bliss Lands (Inc.), care Sullivan & Sullivan, Lawyers, 610 Parrott bldg., San Francisco.

FOR SALE—REAL ESTATE.

FOR SALE—
A pretty suburban home with small fruit and berries. Buy now and enjoy the fine strawberries. Price $1800 and terms that will convince you that it is better than to rent.
—AND—
A few lots still unsold at Portsmouth. Prices right. See them at once.
PORTLAND TRUST COMPANY,
109 Third Street.

GRUNDY-MELRATH CO., 245½ MORRISON st., room 12. Phone Red 2971.
$4500—Fine 5-acre home, close to car line; 5c fare; substantial buildings; fenced; fine orchard.
$4000—6 acres, well improved; good bearing orchard; 7-room house, barn, fine soil; close in; 5c fare.
$1800—Modern 5-room cottage, corner lot, Sunnyside, on East Taylor st.

19 PER CENT INCOME, WEST SIDE PROPERTY, close in, $5500.
Fine business corner, close in, $8500.
Modern house, 3 lots, $2100.
Lovely home, full lot, Ankeny, close Grand ave., $3000.
Houses exchanged for farms and vice versa.
E. FUCHS, 149½ FIRST.

THOMPSON & COTTRELL,
37 WASHINGTON BLDG.,
Have some well-located residence lots they are selling at low prices; also some acreage in 1 to 15-acre tracts, close in, on East or West Side, very cheap; also a few houses and lots in good locations. See us about city or suburban property.

SELLWOOD LOTS AT THE PRICES AND terms we are offering are the best buys ever offered in Portland; it will pay you to investigate; we are always glad to show property; you can pay $5 a month on a lot. Sellwood Townsite Co., office at Sellwood and at 222 Failing bldg.

CHOICE RESIDENCES IN DIFFERENT parts city; very desirable lot East 16th, near Yamhill; East Alder, near 18th; $ choice lots in Edendale at a bargain; nice little home; 6 rooms in good condition, lot 100x100, Midway, $1350; installments. C. W. Pollett, 304 Fenton bldg.

12 ACRES, GOOD SOIL, 2 SMALL HOUSES, barn, chicken-houses, fine well of water, fruit trees; located on good roads, 9 miles from city; price $1750; small payment down, balance on easy terms; low rate of interest. See T. J. Hammer, 616 Commercial block.

A BARGAIN—MODERN 8-ROOM COTTAGE with nice corner lot, beautiful lawn and shrubbery, in the desirable East Burnside district; price $3250, only $750 cash down, balance $25 monthly. The Healy Investment Co., 210-214 Abington, 106½ 3d st.

HOUSE AND LOT ON GRAND AVE., HOT and cold water, bathroom, pantry, toilet, fruit trees, rented $12 per month; will exchange for vacant lot near east end steel bridge or on West Side. F. D. Thomas, 335 Couch. Phone Main 4395.

FINE NEW 5-ROOM COTTAGE AND 6-room house, modern every way, full concrete basement, on Union-ave. car line, close in; cash or installments. Inquire H. E. Stemler, owner, 652 Union ave. N. Phone East 2466.

$5 PER MONTH—YOU WILL NOT MISS and you will own a lot in Sellwood, Portland's prettiest suburb. Come out and let us show you a lot. Sellwood Townsite Co., office at Sellwood and at 222 Failing bldg.

NICE 5-ROOM COTTAGE, FINE LAWN, flowers and fruit trees, cement sidewalk, new improved street; best location in Sunnyside, $1000. Owner phone East 2318, or V 19, Oregonian.

PARK ST. BUSINESS PROPERTY—CLOSE in to Washington st.; store, dwelling and lodging-house; returns 12 per cent on the price; $11,000. L. W. Whiting & Co., 408 Abington bldg.

EIGHT-ROOM HOUSE, LARGE BARN, half acre young, bearing orchard, at Clackamas, Or.; low price to cash buyer. Menemia Evans, owner, Headquarters bldg., Tacoma, Wash.

4-ROOM HOUSE, WITH CLOSETS AND pantry, lot 66 2-3x110, on Portsmouth ave.; $1100, $450 cash, rest terms. Call or write owner, 1469 Portsmouth ave., Portland, Or.

FOR SALE OR TRADE—CHOICE BUILDING lot on E. Burnside near 29th, or will trade as part payment on house and lot or for fractional lot closer in. V 11, Oregonian.

FOR SALE—A NEW FIVE-ROOM MODERN cottage at Woodlawn, half block from car line, key at Grenger's grocery store. Inquire H. J. Jaeger, 290 Morrison st.

TWO BEAUTIFUL LOTS, SOUTHWEST CORNER East Taylor and 22d sts., for sale at a bargain; $1750. Knapp & Mackey, room 2, Chamber of Commerce.

BLOCK OF LAND, FRONT OF FAILING School, at South Portland, in lots or as purchaser may want. Call at 182 Hooker. Phone Main 5663.

FOR SALE—BY OWNER, LOT 50X100 AND two houses, income $40 per month, east front, 3 blocks from City Hall; no agents. 369 7th st.

BEAUTIFUL HOME, LOT FACING NORTH on East Davis, between 29th and 30th; fruit and shade trees. Phone Main 3645.

EIGHT-ROOM HOUSE FOR SALE ON JOHNson st., cheap and on easy terms. Moore Bros., 736 Johnson st. Main 5816.

FOR SALE BY OWNER—NEAT 5-ROOM cottage, bath, gas, lot 50x106; terms; South Portland. Y 15, Oregonian.

FOUR-ROOM HOUSE IN NORTH IRVINGton, snap; easy payments. Sellwood Townsite Co. Union 1491.

FOR SALE—CHEAP, GOOD SUBURBAN place, choice fruit and berries, by owner. W 12, Oregonian.

WEST SIDE HOME OF 5 ROOMS ON MARket st., $2400 takes it. Goldschmidt, 245½ Washington.

SELLWOOD TOWNSITE CO.—LOTS, $5 PER month. Office at Sellwood and at 222 Failing bldg.

ACREAGE, CHOICE, CHEAP, CLOSE IN, 20 minutes service; cash or terms. Owner, 328 Park st.

25 FT. ON COLLEGE ST.; ALSO COTTAGE, West Side; great bargain; easy terms. Apply 433 12th.

FOR SALE—6-ROOM COTTAGE, 2 NICE IMproved lots, 50x100. 912 East 7th North.

DO YOU WANT TO BUY A HOME? SEE Berry & Alexander, No. 4 North 6th.

FOR SALE—REAL ESTATE.

FOR SALE.
$1475—New 5-room cottage, full lot.
$1275—New 6-room cottage, large cement basement; bath; lot 50x100.
$2750—New modern 6-room house, all modern, porcelain plumbing, nice reception hall and sewing-room; lot 50x100.
$2500—6-room modern house.
$4600—New modern 8-room house; best of plumbing; full cement basement, cement floor; furnace, hardwood floors; walls nicely tinted; large reception hall, strictly modern in every respect.
All the above houses for sale on terms to suit purchaser. I am the owner of 20 other houses in Portland, ranging in price from $1275 to $7000, and can suit most any person's wants, both as to price and terms. If I have nothing to suit, will build for you. Require small cash payment down, balance monthly.
O. M. SMITH, 750 CHAMBER OF COM.

VAN W. ANDERSON,
Portland Heights.
Four-fifths acre on car line; a beautiful building site offered cheap.
Quarter block on 17th and Elizabeth, $3000.
Quarter block on 17th and Elm.
Other quarter blocks for $2500 and
Single lots from $500 up.
OTHER PROPERTIES.
9-room house, Montgomery, bet. 3d and 4th; $5500.
7-room house, East 28th and Flanders; $3200.
5-room house, East 30th and Everett; $1800.
5-room house, Lower Albina; $1100.
Acreage on the Peninsula.
VAN W. ANDERSON,
201 McKay Bldg., 3d and Stark.

OTTO A. CROCKETT,
245½ WASHINGTON—PHONE BLACK 2871.
We offer for sale several nice farms in Clackamas, Washington, Marion and Lane Counties on good terms. Also in State of Washington. Suburban homes from 2 to 10 acres, well improved.
6-room cottage, modern, pleasant surroundings, good furniture; a snap for $2500.
5-room cottage, modern, full basement, 24x40; price $1850; terms, $500 down, $10 or more per month, 7 per cent.
5-room cottage, bath, 6 full lots, fruit of all kinds, $2200; terms. Also other good residence property. Vacant lots from $50 up. $6000 to loan on good real estate security.

10 ACRES—$3000.
Grapes, vegetables, cherries, apples, on Willamette River, between Portland and Oregon City; good boat and car service close.
AMERICAN INVESTMENT CO.,
Phone Main 5383. 222 Failing bldg.

FOR SALE—$250—
Lot 50x100, in Sellwood, convenient to car and near new ferry; good surroundings.
PORTLAND TRUST COMPANY,
109 Third Street.

ON THE WEST SIDE.
100x100, well located on a prominent corner; 5 good houses; yearly rental $1080. Price, $10,500.
25x100—Nice 5-room cottage; yearly rents $180; a nice little home or for income. $1800.
50x75—A corner, with 2 good 7-room houses; yearly rent, $468. $4680.
50x75—2 good 7-room houses; yearly rent, $420. $4200.
These properties are all rented at reasonable figures and are worthy of investigation.
DAVID S. STEARNS,
249 Washington St.

FOR SALE—
In the finest part of Mt. Tabor district, a lovely home with nearly a half-acre of ground, fine stable, beautiful lawn, choice fruit, cool and comfortable veranda, vines cover front of house. Price and terms see
PORTLAND TRUST COMPANY,
109 Third Street. Phone Main 453.

$10,000—TWO MODERN, HANDSOME 6-room flats; also an 8-room house, equally as fine, just completed, on 22d st., close in; good neighborhood; applications for rent of these guarantee 13 per cent on the investment of above sum. We have nothing on our books to beat this. L. W. Whiting & Co., 408 Abington bldg.

NOTICE TO LABORING MEN—$300, $75 cash, will buy you a lot on 7th st., Holladay's Add.; it lays low, but is close in, and handy to walk. We will build you a small house on it and sell on terms same as rent. Look this up if you are a rent victim. Boston Bldg. Co., 740 Chamber of Commerce.

IF YOU ARE WANTING TO BUY A HOME, either of these will suit you:
$4500—8 rooms, new, 22d st.
$5000—8 rooms, new, Johnson, near 23d.
$5000—8 rooms, new, 21st, near Irving.
All are modern and in good neighborhoods. L. W. Whiting & Co., 408 Abington bldg.

BEAUTIFUL RESIDENCE IN GOOD LOCATION, with 2½ lots, all well improved; lots in King's 2d addition, $2000 to $3500; house and lot on Belmont st., near East 16th st.; various other properties. Call and see us. Clayton, King & Co., 253½ Washington st.

RARE BARGAIN—LARGE HOUSE AND 100x100 feet ground; Portland, East Side; slightly convenient, healthy, most desirable; less than cost; must be sold; terms. Johnson & Van Zante, attorneys, 505 Commercial bldg. Phone Main 3652.

IRVINGTON.
Lots $800. See F. J. Raley, resident agent, corner E. 21st and Schuyler sts., who will show you the property. Phone East 544, or C. H. Prescott, Tr., 212-213 Chamber of Commerce bldg. Phone Main 1293.

FOR SALE—FINE NEW 5-ROOM COTTAGE, full concrete basement, modern every way, lawn and roses, on Union-ave. car line; installments or cash; owner going away. Inquire H. E. Stemler, 652 Union ave. N. East 2466.

$14,000—4-STORY BRICK, ON 1ST ST., CLOSE in to Washington; always rented and as choice a piece of business property as we ever offered. L. W. Whiting & Co., 408 Abington bldg.

NICE 6-ROOM HOUSE, WITH MODERN conveniences, in McMillen's Add.; half block from car line. Will sell very reasonable for cash or terms; no agents. Q 10, Oregonian.

$1150—COSY 5-ROOM COTTAGE AT SUNnyside, lot 50x100, fruit trees, street improved; owner non-resident, anxious to sell. See T. J. Hammer, 616 Commercial blk.

ONE OF THE SIGHTLIEST LOTS IN HAWthorne Park cheap by owner. C. R. Borquist, 5th and Flanders. Phone Main 2424. Residence phone East 955.

$250—FOR SALE; A SACRIFICE—NEW 5-room modern cottage, built for owner; full lot and cellar; East Side, close in; car lines. D 11, Oregonian.

$800—5-ROOM COTTAGE, PAYING 12 PER cent on price; water, fruit; near car line, Montavilla. 197 Blandena st., Upper Albina.

FOR SALE—FULL LOT, CLOSE IN, WEST Side, suitable for residence or flats; reasonable. Owner, 508 Marquam. Phone Main 969.

2, 4 OR 6-ACRE TRACT WITHIN CITY limits; no gravel; on car line; price right. B. S. Cook & Co., 251 Alder. Open evenings.

FOR SALE OR LEASE—100 FEET SQUARE, Thurman st., between 27th and 28th, near Exposition grounds. Apply 88 3d st.

STORE WANTED, CENTRAL LOCATION, by responsible party; state particulars. Address P 4, care Oregonian.

FOR SALE CHEAP—LOT 72X150, HOUSE, good barn; located North Mt. Tabor. O. R. Hiatt, Phone Union 3013.

LOTS, 50X100, NEAR HAWTHORNE AVE. and 40th st.; $200. B. S. Cook & Co., 251 Alder st. Open evenings.

$1650—NEW 5-ROOM COTTAGE AND 2 large lots on cor. Grand ave. and Shaver st. See owner, 394 Shaver st.

FOR SALE—HOUSE AND LOT; BARN 50x100; Carson Heights. Apply August Stober, N 10, Oregonian.

FINE, LARGE, MODERN RESIDENCE, Holladay's Addition; owner must sell. V 8, Oregonian.

INCOME PROPERTY ST. JOHNS, VALUE $2800, takes $2400, ½ cash; must sell. B 7, Oregonian.

FOR SALE—6-ROOM MODERN COTTAGE, basement and nice lawn; owner. Phone Main 5679.

ACREAGE NEAR CAR LINE, 6 MILES FROM Morrison st. bridge. C. K. Ballard, Milwaukie, Or.

FOR SALE—2½ ACRES NORTH ALBINA, near St. Johns' line. Owner, 360 Benton st.

$200 DOWN, $10 PER MONTH, BUYS MODern 4-room cottage at E. 26th and Clinton.

FOR SALE—EASY TERMS, 6 AND 7-ROOM modern houses. Phone East 678.

FOR SALE—NEW, MODERN, 8-ROOM residence. Phone Union 5195.

FOR SALE—REAL ESTATE.

FOR SALE.
A beautiful 5-acre suburban home in the highest state of cultivation, all kinds of fruit, splendid house and barn, fine lawn. This is one of the finest places in Oregon. Price $4500.
We have one of the best business propositions in the country, paying interest on a $40,000 investment; will be sold for $20,000; $6000 will handle it. This will bear the closest investigation.
A good 7-room house and lot 100x112 at Woodstock. This property commands a fine view and is very cheap at the price asked; only $2150.
Come in and see our list of farm lands. We have some bargains.
20 acres near Lents, 15 acres in cultivation, balance easily cleared; small house, good barn, some fruit; an ideal place for a chicken ranch. This will be sold very cheap and it will pay you to investigate.
If you want to sell your property it will pay you to list it with us, as we are expecting a number of buyers from the East in a short time.
SCOTT & WATT,
Room 56, Washington Bldg.
PHONE MAIN 4675.

6 ACRES—$1800.
Fruit, vegetables, grain, some beaver dam, spring water, A1 land, close car line, on good road, 8 miles from center of city.
AMERICAN INVESTMENT CO.,
Phone Main 5383. 222 Failing bldg.

FOR SALE—$1275—
Choice lot on Willamette Heights; water, sewer, gas, improved street, cement sidewalk, fine view.
PORTLAND TRUST COMPANY,
109 Third Street.

GET INTO THE REAL ESTATE BUSINESS and make big money easy; buy that block of 28 lots between University Park and St. Johns for $90 each, $100 cash, balance on easy terms; with release privileges; open an office and sell them out for surrounding prices, $120 to $150 each; on installments and your $700 will bring you back $2100 inside of two years. Francis I. McKenna, room 606, Commercial block.

FOR SALE—$550—
Fine level lot on Richmond car line; corner 50x100; a good buy for building two cottages to rent.
PORTLAND TRUST COMPANY,
109 Third Street.

ACRE TRACTS—WE HANDLE ACREAGE as a specialty, within city limits or outside. Some acres with terms as low as $10 per month with water. A. C. Churchill & Co., "Inc.," 110 2d st.

$3500 — 12-ROOM HOUSE, QUARTER block, fine condition; beautiful lawn, shrubbery and finest fruit in city; cheap at $4000; $250 new furniture goes in if taken this week; good terms. It will pay to see this. Call at 1224 E. Main st., 2 blocks north of O. W. P. car line, east of E. 41st.

FOR SALE CHEAP—NICE COTTAGE JUST completed; 4 rooms, besides large wood and storeroom; lot 50x100; improved street; Bull Run water; price, $875; $100 down, balance $12 monthly; interest 7 per cent. 1120 Division street. Take Richmond car to 38th st., one block north. Phone Union 165 or Main 2173.

SERENE PARK, EAST 12TH, ON VERNON car line; just being completed, 5 modern houses, 24x40, lots 50x85; sold on easy payments, $1100 up; street graded and sidewalked; Bull Run water; close to school. M. Olsen, owner, 102 Sherlock bldg. Main 1446.

RIVER FRONT PROPERTY—LARGE WAREhouse on east side of Front st., bet. Morrison and Madison sts., for sale; 50x190 feet; two floors; property paying good interest on amount asked for it. Inquire of owners, 783 Northrup st.

THIS IS A BARGAIN—NEW 8-ROOM MODern house, cost owner more than expected; must be sold; built for a home and not to sell; cor. E. 11th; 81x100; $2200. B. S. Cook & Co., 251 Alder. Open evenings.

THAT BEAUTIFUL LOT AT MT. TABOR, end of C. & S. car line, ½ acre ground, 13 large shade trees, maple and fir, small house and barn, beautiful view. Inquire of owner on premises; no agents.

FOR SALE BY OWNER—5-ROOM COTtage and full lot, nicely improved, in good location West Side; a bargain if taken within 10 days. Address Owner, S 9, Oregonian.

$275 POULTRY RANCH, 22 ACRES, CHICKens, incubator, brooder, garden, cook stove, tools, etc.; where poultry does well; one mile from Yoncalla, Or. A. Applegate, Yoncalla, Or.

$3000—16TH ST., NEAR MARSHALL, WITH 9-room house, rented for $30; lot alone worth the money, so that the house costs you nothing. L. W. Whiting & Co., 408 Abington bldg.

$2100—FRACTIONAL LOT ON 14TH; NEIGHborhood Hobart-Curtis; just the place to build flats, for everything there brings high rent. L. W. Whiting & Co., 408 Abington bldg.

$550—$100 CASH BUYS ONE ACRE AT MT. Tabor; if you wish, we will build you a small house on same and sell on terms. Boston Bldg. Co., 740 Chamber of Commerce.

HERMOSA PARK, SEASIDE—IMPROVED lots for sale; graded streets, sewers and water main; finest residence property on Clatsop Beach. A. Gilbert, Jr., Seaside, Or.

WILLAMETTE HEIGHTS.
$5000—10-room modern house and full lot, 349 29th st., near Savier; easy terms. For full particulars phone Main 316.

1½ ACRES NICELY LOCATED, 10 BLOCKS from car line; will soon have car within two blocks; price $600. See T. J. Hammer, 616 Commercial block.

13 ACRES, ON CAR LINE, 7½ MILES FROM Portland, for half the price of land adjoining; fine soil for berries and onions. Address Box 73, Beaverton, Or.

FOR SALE—NICE HOME IN OAK GROVE; new house of 7 rooms and bathroom, with hot and cold water; lot 115x265 feet. Inquire at Lilly Pond Nursery.

$5500—FOR SALE—WELL-FURNISHED 11-room house, in good condition; convenient to car line. Call after today, 504 Albina avenue. Telephone East 612.

$40,000—100x100 GOOD BUSINESS PROperty, brick, improvements, rented $375 per month, chance to increase, no agents. Address Box 2005, city.

MUST SELL—9-ROOM MODERN FLAT, elegantly furnished; can be arranged to sleep 30 persons. 227½ Washington st., room 38.

$3750—HANDSOMEST 1½-STORY HOUSE ON Everett st., near 20th; fashionable neighborhood. L. W. Whiting & Co., 408 Abington bldg.

320-ACRE FARM ON TUALATIN RIVER, 16 miles from Portland; must sell; $20 per acre; accept part trade. 245½ Washington st., room 3.

FOR SALE—75x100 LOT AT ST. JOHNS; close to all the factories; fine view of river; price $350. Address J. Campbell, Sara, Wash.

FOR SALE — MODERN HOUSE OF 10 rooms, 215 22d st. Price low. Owner, Mrs. W. A. Daly, The Brown, 271½ Grand ave.

WILLIAMS-AVE. BUSINESS LOT, NEAR Hancock, cheap, or might trade for house and lot. M. Walton, 270 Washington st.

SIX-ROOM NEARLY NEW HOUSE, FULL lot, rents $10; nice suburban property; $900. Hatfield & Smith, 165½ 4th st., room 32.

200 FARMS, SMALL TRACTS AND LOTS—Bargains on O. W. P. electric line. O. R. Addition, Lents, Or. Take Mt. Scott car, 5c.

7-ROOM MODERN HOUSE, 18 FRUIT trees, 1 block from car, cash or terms. Dahlgren, 724 East 13th. Phone East 5311.

NEW, MODERN 5-ROOM COTTAGE, FOR sale or rent, South ave. and Milwaukie st. Inquire at 326 E. 2d st., cor Market.

6 ROOMS AND BATH, 35x100 FT. ON CORbett st., $1800; $500 cash; balance, $20 per month, 6 per cent. 419 McKay bldg.

SPLENDID NEW 5-ROOM HOUSE, CORner lot 100x100; $1000; $100 down, $15 a month. Inquire 380 E. Washington.

$875—FINE LEVEL LOT NEAR STEEL bridge, Holladay's Addition, $875; here's a snap. Pittenger, 245½ Morrison.

FOR SALE—ONE-HALF BLOCK IMPROVED, St. Johns Heights, price $650. Address St. Johns, Box 4.

DO YOU WANT TO BUY A HOME? SEE Berry & Alexander, No. 4 North 6th. Phone Red 1728.

FOR SALE—REAL ESTATE.

SNAPS THAT BEAT THEM ALL.
$4800—55 acres, all fenced and in high state of cultivation; beautiful 7-room residence, fine barns and other buildings, choicest variety fruit in abundance; a very handsome country home, half mile Base Line road, convenient to city.
$4000—Modern 8-room residence, a grand, palatial home on 3d st., grandest place in Holladay's Addition.
$3750—Grand 10-acre home on Mt. Tabor, good residence and other buildings, choice fruit.
$3000—140-acre farm fronting on Lewis River, the very richest of soil, comfortable buildings, place well fenced, stocked and equipped, good crops; steamers can land at the place, railway station 2 miles.
$2700—Very handsome, strictly modern 5-room cottage, beautifully situated, Corbett st., South Portland.
$1800—15-acre place, all fenced and in cultivation, comfortable buildings; quarter to station, convenient to city; a big snap.
$1600—Beautiful lot, conveniently situated, close in, East Side; elegant 6-room house; an immense bargain.
$1100 for a neat and cozy cottage, modern conveniences, E. 22d st., near Ankeny.
$1000—A drop from $1800, 2 full lots fronting on Howe st., with an 8-room residence. The biggest bargain you ever saw.
$500—5-room cottage, 4 lots, Peninsular. See this, make an offer.
You'll never get the bargains until you see
THE DUNN-LAWRENCE COMPANY,
149½ First Street.

$500—50x100, COR. LOT, ON HOOD ST.
$ 850—50x100, 5-room cottage.
900—50x90, on Kearney st.
1300—25x100 and cottage on Kearney st.
1300—Fractional lot on Flanders st.
1575—50x100 on Kearney st.
2000—100x100, beautiful suburban home.
2650—6-room modern cottage, 23d st.
2750—8-room house, full corner lot, South Portland.
4000—9-room house, on 23d st; new.
12,500—3-story building, rent $155 per mo.
C. BEN RIESLAND, 602 Commercial bldg.

FINE LITTLE COTTAGE NEAR CAR LINE, fruit trees, garden, fenced, nice well, woodshed; $450; half down, balance easy terms, or discount for cash. 190 3d st.

FOR SALE—6-ROOM HOUSE AND LOT FOR less than cost if sold this week. 1080 Denver ave.

HOUSE AND LOT, 211 12TH ST. APPLY TO J. P. Bronaugh, 144 4th st.

FOR SALE—HOUSE AND LOT. 1 E. 16TH st. Inquire at premises.

FOR SALE—FARMS.

FARMS, FARMS.
Investigate our list. We have personally inspected every one on our books and can give you a correct plat of every one before going out.
80 ACRES—One-half in cultivation, near Hillsboro, all first-class land, good house, barn and outbuildings, plenty of very best of fruit, 1 cows, good team, harness, wagons, hack and buggy; all necessary tools for running farm. Price only $3000.
628 ACRES—Good house, barns and outbuildings, 200 acres in high state of cultivation and in crop, 100 acres more ready for plow, only 1 mile from R. R. station, near school, daily mail, in every respect a high-class farm. Price $16.50 per acre, easy terms.
39 ACRES—New 7-room house, new barn, 2 acres hops and 12 acres more just set out; plenty of fruit, all in cultivation. Price only $3000.
138 ACRES—45 acres in cultivation, 20 more slashed and cleared; lots of choice fruit, good 6-room house, 2 barns, new; good milkhouse, plenty of water, well stocked, lots of tools for farm, 37 head of goats, 9 head of cattle; everything goes at $3500.
We have several other good buys. Call and see our list.
TAFT & CO.,
122-3-5-6 Abington bldg., 106½ 3d st.

HERE IS YOUR CHANCE.
A 5500-acre stock ranch; 5000 acres all fenced with wire, mostly woven; pastures, fields, gardens and orchard, fenced with woven wire; green feed all the year; stock always fat; ranch will feed 1200 head of cattle, sheep or goats in proportion; two sets new buildings; about 400 head of well-bred Shorthorn cattle, about 250 hogs, 5 horses, wagons, machinery, tools, etc.; plenty of good plow land, abundance of water to irrigate. Wish to stock ranch to full capacity, therefore will sell one-third interest for $15,000, two-thirds for $29,000, or all for $42,000; half cash on full amount, balance on time to suit purchaser. Will consider $10,000 in trade if two-thirds is sold, $15,000 in trade if all is sold; one and one-half miles to good school, two miles to postoffice, about twenty miles to railroad and county seat; everything to make good ranch; plenty of good feed and water, and well fenced. Write at once; no agents.
W. G. HUMASON,
Hunters, Tehama Co., California.

$7500 WILL BUY 320 ACRES OF LAND 33 miles from Portland, mostly bottom, 200 acres under plow, 95 in grain, well fenced and cross fenced, good large house and barns, all other necessary buildings, fine water at house, fine stream whole year through place; 2 good span horses, 1 colt, 110 goats, 37 head cattle, 35 hogs, 3 dozen chickens, 15 turkeys, 2 new wagons, 1 self-binder, 1 new mower, 1 new hay rake, 1 spring-tooth harrow, 2 plows, garden tools, forks, shovels, rakes, axes and other things; 14 cows will drop calves soon; part can stand at 6 per cent. W. W. Espey, room 1, Hamilton bldg.

WARRANTED AS REPRESENTED.
Only 2 miles from R. R. station, 148-acre farm, 40 acres under cultivation; crop all in; balance seeded to pasture; bearing orchard; splendid water; soil fertile; land lays well; 7-room house; 2 large barns, mowing machine and all farm implements; 50 head of cattle. Price, $5000; terms.
40-acre farm; good house and barn; rich soil; good water; 7 acres under cultivation; bearing orchard; 2 miles from R. R. station and boat landing; land lays nice. A bargain, $750.
COWLITZ COUNTY LAND CO.,
Kelso, Wash.

150 ACRES OF CHOICE FRUIT LAND IN the famous White Salmon Valley, which can all be irrigated and the brush land easily cleared; 6 miles from Columbia River; 40 acres in cultivation; 425 fruit trees, partly bearing; rest in clover, alfalfa and some oats; 18 acres in bottom land, several springs; buildings, partly old and new; close to school, store, postoffice and the falls; on the stage and telephone line; daily mail delivery; consideration $5500. Inquire of owner, C. Michelson, Husum, Wash.

200 ACRES RIVER BOTTOM, 100 ACRES IN alfalfa, balance pasture and tillable land; 4 miles from county seat; all under irrigation; good house and barn; all fenced; free rural mail delivery; climate and soil adapted to grain, hay, vegetables and fruit; one-third of crop last year netted owner $2000; will pay annually 40 per cent on investment; price $10,000; one-fourth down, balance terms to suit. If you mean business, call or address A. C. Palmer, 315 Oregonian bldg.

FOR SALE—955 ACRES, NEARLY ALL fenced; fair improvements; located 8 miles from Oregon City and 20 miles from Portland; cruises over 20,000,000 feet of good saw timber, cedar and fir; a fine location for a sawmill; this is a bargain at $16 per acre; will take some desirable Portland property in exchange. For further information address owner, J. J. Kuntz, Oregon City, Oregon, Route 3.

THOMPSON & COTTRESS,
37 WASHINGTON BLDG.
Offer some good bargains in farms, both improved and unimproved, in the best counties in Oregon and Washington. We have some garden land and chicken farms that are actually cheap; also large tracts of timber and wheat lands and a few good homestead relinquishments. Now is the time to buy land.

NEAR WHITE SALMON.
20 acres of choice fruit and berry land, adjoining the town of White Salmon; orchard of 390 fruit trees, all kinds; this land lies well, rich soil, plenty of water and a bargain at $3000. No more lovely location for a home can be found. We have others. Send for our book.
WHITE SALMON LAND CO.,
White Salmon, Wash.

FARMERS, ATTENTION.
For sale—722 acres of land, all cleared, of which 500 acres are in Summer fallow. This land will raise from 40 to 50 bushels of wheat to the acre; good house, barns, etc., and located close to transportation. We offer here one of the best farms in Eastern Washington. Price, $40 per acre; terms if wanted.
WESTERN LAND COMPANY,
248½ Stark st.

STOCK AND DAIRY FARM, 1560 ACRES, 200 in cultivation, 45 in alfalfa, 120 good timber, fine pasture and unexcelled outrange; last year's crop worth over $4000; mild Winters, good climate, title perfect; $12.50 an acre; one-fifth down, balance on terms to suit; this is a bargain. A. C. Palmer, 315 Oregonian bldg.

SMALL FARM FOR SALE—
16 acres, close to car line; has house, barn, chicken houses, assorted orchard and all cleared but 1½ acres; best of soil and cheap for $3350.
WESTERN LAND COMPANY,
248½ Stark st.

26 ACRES ON BASE LINE ROAD, NEAR car, all in crop; 6-room house, new, modern barn, other outbuildings; fruit and berries; fine water; no gravel; all farm machinery, team and stock; easy terms; would take house in trade. Owner, room 21, 43½ 1st st.

23 ACRES, 8 MILES FROM PORTLAND; school, postoffice, newly fenced, all under cultivation, all brain-ditch, rich soil, good house, barn, sheds etc.; two living streams, farming implements, fruit trees, berries, bees and good water; price $2500. G 15, Oregonian.

FOR SALE—FARMS.

GUARANTEED AS ADVERTISED—28 ACRES with 3 acres under plow, land lays good, soil rich, good water, family orchard, 7-room house and barn, joins the town of Carrollton. Price, $550, with terms on part.
40 acres, with 20 under plow, 5 acres fine timber, balance pasture; land lays nicely, soil very rich; live water; 400 bearing fruit trees, fenced and crossed fenced; new 6-room dwelling; barn, team, wagon, harness and farming implements; close to church; ½ mile to two-room graded school, and ¼ mile to Woodmen Hall, and on good county road, only 2½ miles from Carrollton, a town on Columbia River & N. P. Ry. Price, $1800, with terms on part.
$15,000, with one-half down, buys the "Famous River Mound Farm" of 346 acres, divided as follows: 60 acres of upland covered with merchantable fir timber; close to logging stream, balance high bottom land, with 125 acres under plow and in grain, and 161 acres in pasture; large family orchard; two houses, one a 7-room modern dwelling, other 3-room tenant house, both have water piped in; 2-story creamery building, with stone walls and cement floors; two large dairy barns; included in purchase price are 62 head cattle, of which 30 are milk cows (Ayreshire), 5 head horses, 25 hogs, 21 sheep, all kinds of farming implements, such as plows, harrows, cultivators, wagons, mower, hayrake, corn planter, 22-inch Aultman-Taylor threshing machine with 6-horse engine, Blizzard silo cutter, Baby Delevalve separator and IXL windmill, besides various other implements and dairying utensils. This property is within 15-minutes drive to Kalama, county seat of Cowlitz County, and is one of the finest farms on the Columbia River or in the state. Write for full particulars. Imus & Willoughby, Kalama, Washington.

40 ACRES—26 CLEARED AND IN CULTIVAtion, including 7 acres of orchard; good 7-room house and barn; near Oswego.
24 acres, of which 7½ acres are cleared and 3½ seeded to pasture; 6-room house, barn, fruit trees; near Oswego; price, $2600.
30 acres, of which 20 are cleared and in cultivation, including 3 acres strawberries, 1-acre orchard of various mixed fruits; good house and barn, chicken-house, etc.; also necessary farm implements for place. 2 horses, cow, wagons, etc.; 2½ miles from Oswego; a bargain at $3750. Don't miss this opportunity to acquire a very desirable home place.
A. H. BIRRELL,
202 McKay Bldg., Third and Stark.

80 ACRES, 25 CULTIVATED, FAIR BUILDings, 32 sheep, 2 cows, 2 yearlings, all farming implements, a good team, 10 miles east of Oregon City, family orchard, living water; price $2500. C. N. Plowman, owner, Oregon City, Or.

SMALL FARM, 7 MILES FROM PORTLAND, 15 acres all in cultivation; fine orchard; good house; large barn; some beaver dam land; a fine chicken ranch in full running order. Inquire owner, 353 East 1st, near Weidler.

FOR SALE—24-ACRE FARM; SOME BOTtom; good orchard, spring water, good barns, span of mules, supplies; 10 minutes' walk from the Eagle Creek station. Charles Wagner, 533 R. R. st., Albina, Or.

FREE LAND IN OREGON—UNDER THE "Carey Irrigation Act." Deed direct from state; write or call today; booklets and map free. B. S. Cook & Co., 251 Alder st., Portland, Or. Open evenings.

40 ACRES, ¾ MILE FROM GRESHAM, 20 IN crop; good 8-room house, 2 barns, fine orchard; buildings cost over $2000. This can be had for $6000 on easy terms. Roberts & Wirtz, Gresham, Or.

FREE GOVERNMENT FARM LANDS JUST opened to settlement; level valley land; no stone or timber; water and soil first class. Room 66, Labbe bldg., cor. 2d and Washington sts.

160-ACRE HOMESTEAD RANCH, 30 MILES from Portland, near Buxton, Washington County, Oregon. Particulars 418 Duncan st., San Francisco, Cal.

$3400—86 ACRES, 40 CULTIVATION, 7-room house, barn, 11 head cattle, 13 hogs; improved farming implements, 1¾ miles electric line. 468 E. 9th.

FOR SALE—330-ACRE FARM; WELL IMproved; bottom; on Columbia River. Will feed 75 cows. M. P. Whalen, Woodland, Wash.

WE HAVE 130 FARMS—ONE HUNDRED and thirty—on our new list. Write for list or call Berry & Alexander, No. 4 North 6th.

FARMS—FARMS—FARMS—130 OF THEM, new list; lowest prices. Call for printed list. Berry & Alexander.

26 ACRES, GOOD HOME; EXCELLENT APple orchard and variety fruits. Address Owner, V 9, Oregonian.

35 ACRES, 6 CLEARED; HOUSE AND tools; 2 miles from Glencoe, $350. 504 Goldsmith, Albina.

OYSTER BEDS AND FARM LANDS FOR sale. Frank Katzer, Nahcotta, Wash.

TO EXCHANGE.

EXCHANGE—A 37-ACRE FRUIT FARM containing about 3000 bearing trees, assorted. This property is situated 22 miles up the Columbia River, beautifully located, will exchange for improved residence property; cost owner $6000; fruit alone will pay for place in 3 years; there is about 8 acres suitable for raising onions and other vegetables; school, postoffice and store near by; both river and rail transportation. Address Y 17, care Oregonian.

TO EXCHANGE FOR STOCK OF HARDware or general merchandise, 1½ lots, corner, 8-room house, close