

NEW TODAY.
SUBSTANTIAL INVESTMENT
\$31,000
Monthly Rental
\$550
Net Income
14 PER CENT

A Genuine Surprise for a Bargain Hunter

This piece of property is actually making the income record claim for it, and I can prove it to anyone. The building could not be duplicated on this ground today for the price named, and anyone buying will make a further saving of five months' rent or about \$500, which would be lost while a new structure would be building. This proposition begins to pay you when you put down the price. The owner is offering it at this low price for personal reasons that do not concern the property. It is the easiest building to rent in Portland, and should be sold at this price before 8 o'clock.

Monday Morning
 For certain other reasons my office will be open at 7 o'clock.
 Any prospective investor desiring a

Big Sure Income
 Will make a mistake not to call on me early.

El Nathan Sweet
 204 Corbett Building.

Lot Bargains
 \$ 700 33-1-31st, E. Morrison, near 23d.
 \$1050 31st-10th, E. Yamhill, near 25th.
 \$1350 31st-10th, E. Yamhill, near 25th.
 \$1050 40-100, E. Yamhill, near 25th.
 \$1050 40-100, E. Taylor, near 26th.
 \$1400 33-1-31st, E. 1st and Broadway; all improved.

MT. TABOR
 Choice home sites on the west slope of Mount Tabor, facing on electric cars; large lots; easy terms.

HOUSES
 \$1600 5-room cottage on E. 11th, near Brooklyn school.
 \$2200 5-room house on E. Gilsan, near 23d. Snap.
 \$3750 Very nice 6-room house, in choice location on E. Salmon.

5 ACRES
 For sale or exchange; bearing orchard; 6-room house; adjoining Vancouver.

LADD'S ADDITION
 Most highly improved residence property in the city; asphalt streets. Special inducements to builders.

F. W. Torgler
 106 Sherlock Bldg.

Sacrifice Sale
TWENTY-ACRE SUBURBAN HOME
ONLY 19 MINUTES' RIDE

From Business Center of Portland. For a short time only, this very convenient place can be bought for \$10,000—upon terms if desired. The buildings (three) alone are worth \$500. The soil is very fertile, no rocks, no gravel, several acres in bearing fruit, the balance under cultivation. Do you know it takes 30 minutes to go to Irvington, where a single 30-foot lot sells at from \$100 to \$200. 30 minutes to Sunnyvale, 45 minutes to Rose City, Park, and so on down the line, whereas it takes only 19 minutes to get to this beautiful 20-acre home place? Note the above price. It's a snap. My office is, if interested, at once. F. BRESKE, 44 Sherlock building.

A SNAP!
Ten-Acre Home
ONLY 19 MINUTES' RIDE FROM BUSINESS CENTER OF PORTLAND

For a short time only, this beautiful home place can be bought for \$200, upon terms if desired. Large house and large barn; several acres in fruit, balance in cultivation. Note the above price. Consider the time required to reach this place and you will know it is a snapper than any East Side additions selling in lots for many times the price. Look this up; don't delay. It's a snap.

F. BRESKE
 44 Sherlock Building.

A GIFT OF \$100
 We'll actually make you a gift of \$100 if you buy a lot on Willamette Heights for \$1000, because surrounding lots are held at \$1700.

WHITING & ROUNTREE
 82 1/2 Third Street.

7-Room Bungalow
 In Vernon, thoroughly modern; wainscoted diningroom; all electric fixtures and shades; nice attic; full lot 50x133. Price, \$2300; \$100 cash, balance easy terms. Call 395 East 15th st. north. Take Alberta car. Phone Woodlawn 197. Owner.

NEW TODAY.
WHY
 DO YOU FIND SO MANY BEAUTIFUL HOMES —IN— OVERLOOK MORE THAN ELSEWHERE — THERE'S A REASON — Take the Russell-Shaver Car to the End of the Line and YOU'LL SEE — **WHY**

A. F. SWENSSON & CO.
 General Agents
 253 1/2 Washington St.

WEST SIDE HOMES
 \$7500—Modern home on Overton st.
 \$7250—Fine corner, North Portland.
 \$6500—Elegant new residence, Wilmette Heights.
 \$6000—3-room house, modern, on 24th street.
 \$6000—10-room residence, corner on 10th.
 \$6000—2 houses, Clay st., \$1000 cash.
 \$5250—7-room house on 13th, modern.
 \$5200—Jefferson st., 7-room house.
 \$5000—7-room house, Johnson st.
 \$5000—7-room house, corner on 10th.
 \$4500—5-room house, West Main.
 \$4250—Nice home, well located, on 11th st.
 \$4000—7-room house on Lincoln st., near 8th.
 \$3250—9-room house and corner.
 \$3200—7-room house, Market st.
 \$3200—3x100, 13th st.
 \$1800—3 lots Portland Heights.

Goldschmidt's Agency
 Offices 253 1/2 Washington, Cor. 3d.

STORE FOR RENT
 Corner Grand ave. and East Alder, formerly occupied by Markell & Co.; splendid opportunity for live dry-goods man. For particulars see

Healy Investment Co.
 Abington Bldg.

Acres to Subdivide
 In city limits, near car, 19 acres. Fine road through tract; good view. Snap at \$500 an acre.
 6 acres under cultivation near Montavilla car and Wilberg Lane, \$8000. Good terms on above property.

F. O. Northrup
 315 Couch Bldg. 4th, Near Wash. St.

\$12,000—Nice warehouse property; \$100 income.
\$4300—7-room house, corner lot; good buy.
 Others, \$800, \$1100, \$1700, \$1800, \$2000, \$2500, \$3000, \$3500, \$4000, \$4500, \$5000, \$5500, \$6000—good.

SWANK
 Room 8, 88 1/2 Third, Pacific 1756, A 2838.

We Have Two Blocks
 Of ground in Woodstock, 4 blocks from carline, that is very desirable. Will sell on easy terms or trade for house and lot and pay difference in cash if necessary.

DEVLIN & FIREBAUGH
 508-508 Sweetland Building.

\$3420 ANNUAL RENT
Price \$25,000

Nearly new business property on East Side, with above income, or over 12 per cent net, is one of best bargains on the market.

PORTER & FRENCH,
 507 Commercial Bldg.

\$3500
 10 acres near Council Crest carline. Snap.

L. E. THOMPSON & CO.,
 323 Third St.

\$8500
 Apartment house, steam heat, etc., near center West Side. Paying 11 per cent net.

F. O. NORTHROP
 315 Couch Bldg., 4th Near Wash.

Business Property
 80x30 feet. Price \$3500; very desirable. For terms call on or address T. T. STRUB, 288 Main street.

Northrup-Street Flats
 PRICE, \$12,000.
Income \$110 per Mo.
 4-room apartment flats, being No. 523 Northrup st. A fine investment. We can arrange for terms.

MALL & VON BORSTEL,
 104 Second st. and 202 E. Burnside st.

NEW TODAY.
11% NET, \$15,500
 Elegant new 4-flat building, Nob Hill. A 1 material and construction throughout. This is a better buy than 13 per cent net on a cheaply-constructed building.

17 LOTS
Adjoining Irvington
\$7750

Good 7-room house, electricity, Bull Run water, 500 feet cement sidewalk and newly-graveled street, included in price; 60 fruit trees, in bloom; garden. "All the delights of the country coupled with the advantages of the city."

\$3600
 25th and Northrup, cor., 50 x 65; carline, fine for flats.

E. J. DALY
 222-223-224 Failing Bldg.

INVESTMENT BUY
\$8500 60x100, Union ave., corner Eugene; new 2-story building, two fine stores and two large, modern 5-room flats, separate entrance; face Union ave.; and lot 40x60 facing on Eugene st. Income \$840 per annum, 9 per cent net. \$6500 handles it.

A. H. BIRRELL
 202 McKay Bld., Third and Stark.

ATTENTION SALOON MEN
 For Sale—One of the best located saloons in Portland; Washington-street corner, with three entrances; in the heart of retail district; very reasonable rent, long lease. This is a money-maker, and will stand the strictest investigation. For full particulars call

C. P. WELLS
 331 Worcester Bldg.

THIRD STREET
 25x100 feet on Third st., between Flanders and Gilsan sts. Must be sold.

WAKEFIELD, FRIES & CO.
 229 Stark Street.

CASH TALKS
\$500—Three choice lots Sciofield between Peninsula ave. and Burrage street. A buy we strongly recommend.

LOANS WANTED.
 A client erecting warehouse building for long lease wants \$25,000; term years; 8 per cent; good security.
 Another wants \$12,000; term years; choice property; worth \$30,000.

Jackson & Deering
 Phone Main 245. 246 Stark St.

EAST FIRST
\$1600
 Suitable for flats. This is the best buy in the district.

DEVLIN & FIREBAUGH
 508-508 Sweetland Building.

\$756 ANNUAL RENT
Price \$6200

4 new flats, well located for good renting on West Side, with above income and price is hard to beat. Owner is compelled to sell or lose money.

PORTER & FRENCH,
 507 Commercial Bldg.

Help me to find my little black gelding pony, white nose, white hind foot, lots of white in eyes, head on shoulder, heavy mane and tail. Give nearly three weeks. Suitable reward. Phone Main 1226. McKenna.

Take St. John car, get off at Chautauque Boulevard, where you will find my office.

Francis L. McKenna
 606 Commercial Block, Portland, Oregon.

NEW TODAY.
Let Me Show You

Let me show you which way the wind blows.

Let me show you that the weather vane never points to the Northeast. Let me show you that the stockyards and packing-houses are located northeast of University Park, a direction from whence the winds never blow. A hint to the wise is sufficient.

Let me show you that the Oregon & Washington Railroad Co. is building a railroad directly from McKenna Junction at the center of the north line of University Park, to the stockyards.

Let me show you that University Park will have, through McKenna Junction, the only direct railroad connection between the great Harriman System and the stockyards.

Let me show you that all the railroads at McKenna Junction are on the same grade level, consequently, under our State Laws, every train must stop. Keep this in mind.

Let me show you the location of the lands purchased by the Oregon & Washington Railway Co. around McKenna Junction for yards, roundhouses and repair shops. This alone means a great future for University Park.

Let me show you the location of Columbia University, the coming great educational institution of the Pacific Northwest; the location of the sawmills, the drydock, the railroads and navigable rivers all with reference to University Park.

Best of All

Let me show you where you can buy on the installment plan, a few lots that will grow to enormous values within a few years.

Let me show you that this is your last opportunity to buy lots on the Peninsula on easy monthly installments, because all these lots will soon have passed to new owners who will be likely to demand cash for them.

Prices and Terms
 Prices \$10 per front foot for residence lots up to \$20 per front foot for choice business lots. Ten per cent cash, balance \$10 monthly on one residence lot and \$5 additional for each additional residence lot, \$10 monthly on each business lot. No interest if each installment be paid when or before due.

AN ELEGANT RESIDENCE
 For sale in Mount Tabor; 8 rooms, 50x200; fruit trees, cement driveway, cement basement, furnace, porcelain washbasin, plate glass windows, electric lights, double doors; strictly modern; was not built to sell; \$2000 down, balance on easy terms. 1501 E. Morrison, near Pretyman Station. Apply to owner next door, Take Sunny-side and Mount Tabor car.

12 1/2 % NET
 On an investment of **\$14,000**
 Quarter block, close in, on East Side.

DEVLIN & FIREBAUGH
 508-508 Sweetland Bldg.

If You Want to Buy
 Or Sell Anything See
H. W. GARLAND & CO., 191 Fourth St.

NEW TODAY.
220 ACRES With the Salem streetcar line crossing it; all good, rich black soil, well watered by never-falling stream; on good public road; small orchard, all fenced, and one of the best places on that carline for cutting up into five and ten-acre tracts; price \$6 per acre; must be sold within the next 30 days.

40 ACRES 1 1/2 miles from Beaverton; on good public road, with good stream of water; price only \$75 per acre; terms easy.

37 1/2 ACRES 2 miles from Beaverton; all good, rich soil; part public land; balance good timber; on good public road; price \$60 per acre; terms easy.

35 ACRES 2 miles from Beaverton; on good public road, with good stream of water; price only \$60 per acre; terms easy.

40 ACRES 1 1/2 mile from Beaverton; on good public road; 1/2 cleared; balance stump pasture, never-falling stream of water; good orchard; price only \$60 per acre.

100 ACRES Within 10 miles of Portland; all cleared and in a very high state of cultivation; all well watered by good well; never-falling stream; good orchard; large new house, large new barn all stabled off for horses and cows; good outbuildings; all buildings cost over \$20,000 to build during the last 2 years; one of the best farms in the vicinity of Portland, with buildings suitable and adapted for dairy business, and on good public road direct to Portland.

For 1.5 and 18-acre tracts, all cleared and in a very high state of cultivation, we are now prepared to show within 10 miles of Portland at prices ranging from \$100 to \$200 per acre.

The Shaw-Fear Company
 26 1/2 Stark st.

MOST DIGNIFIED
Apartment-House Site
 Only 130 Feet North of Wash. St.

On 22d Street
 Consisting of a Corner Over Quarter Block, With a \$12,000 Residence.

Price \$21,000
GOLDSMITH & CO.
 442 Sherlock Bldg., Third and Oak Sts.

Wanted
 Merchants National Time Certificates
 Any amounts, best cash prices paid.

Ames Mercantile Agency
 204 Abington Building.

SEE
Lambert-Whitmer Co.
 404 East Alder.

For Outside Acreage
 9 acres on carline, \$1300.00
 5 acres Newhurst Park, 750.00
 10 acres Hazelwood, 1500.00
 15 acres Willamette Park, 2500.00
 EASY TERMS.

A HOME
 Full lot, facing south, on Weidler street; modern 7-room house. Owner is non-resident and desires to sell.

Price \$5000
 TERMS.

GEO. D. SCHALK
 264 Stark St.
 Main 392, A 2392.

\$8000
AN ELEGANT RESIDENCE
 For sale in Mount Tabor; 8 rooms, 50x200; fruit trees, cement driveway, cement basement, furnace, porcelain washbasin, plate glass windows, electric lights, double doors; strictly modern; was not built to sell; \$2000 down, balance on easy terms. 1501 E. Morrison, near Pretyman Station. Apply to owner next door, Take Sunny-side and Mount Tabor car.

12 1/2 % NET
 On an investment of **\$14,000**
 Quarter block, close in, on East Side.

DEVLIN & FIREBAUGH
 508-508 Sweetland Bldg.

If You Want to Buy
 Or Sell Anything See
H. W. GARLAND & CO., 191 Fourth St.

NEW TODAY.
Bollam, Grussi & Higley
 128 Third St.

INVESTMENTS
\$10 000—1/4 block, 2 flats, room for 4 more; on 1st st., South.
\$12 500—New Hotel, West Side, leased for 15 years; income, \$1500 in 18 years.
\$15 000—Fine piece of business property, leased 3 years, \$115 per month.
\$21 000—1/4 block, 4 modern 3-room houses; close in, West Side; income, \$125.50 per month.
\$45 000—1/2 block, 4 modern 3-room houses; close in, West Side; income, \$125.50 per month.
\$50 000—1/2 block, 4 modern 3-room houses; close in, West Side; income, \$125.50 per month.

Residence Property
\$750—4-room house, on Front st., South Portland. This week only, \$250 cash, bal. \$15 per mo.
\$950—Nice 4-room cottage, E. 16th, near Belmont; \$500 cash, balance \$15 per month.
\$1400—Nice 5-room cottage, full lot, on 14th, near Rhine.
\$1700—7-room house and lot on Tabor ave., W. W. car. Snap.
\$2100—Nice 6-room cottage, near Children's Home, South Portland; half cash.
\$2100—Brand-new 6-room house at Highland; \$1000 cash.
\$2200—Good 6-room house, corner lot, on Minnesota ave., near Overlook; \$1000 cash.
\$2500—New 6-room house on E. 27th and Clinton; \$200 cash, 4 rooms, 100x100, on East Taylor; nice place, \$1900 cash.
\$3000—1/2 acre, fine house, or 1 acre all in fruit; \$4000, close in, East Side; half cash.
\$3300—Modern new 6-room house, Broadway and Grand ave.; part cash; five location.
\$3300—Well new house, 6 rooms, Overlook; \$700 cash.
\$3500—New modern, 6 rooms; on East Main; \$1000 cash, full lot; half cash.
\$4000—Modern, well, new 7-room house, 15x100 st., half cash.
\$4300—Modern 6-room house, East 14th and Taylor sts.
\$4750—Well new 7-room house, on East Main; \$1000 cash. Add. Key at our office.
\$5000—Well 8-room house, East Washington, near 15th; well.

Cheap Lots
\$250—Lot 40x115, 1 block from Overlook; \$100 cash.
\$250—Corner lot, Weststock; \$25 cash, bal. \$10 per month.
\$350—Nice lot in Sellwood; \$100 cash, balance \$10 per month.
\$450—2 lots, 22 1/2 x 77 each, on East 47th and Main. Part cash.
\$500—Full lot, E. 23d and Clinton; easy terms; streets improved.
\$600—Nice lot on E. 33d st., bet. 2 good houses; easy terms.
\$1000—Corner lot, 50x100, 24th and Pacific; cement sidewalk, improved street; \$400 cash.
\$1700—Lot 42x110, on Kelly st.; overlooks river; fine view.
\$2000—1/4 block, East 28th and Hoyt; cheapest quarter in city.
\$2000—Lot 50x100, on 1st st., near Meade. A real snap.

Another Good One
40 ACRES 14 acres in orchard, and Spitzbergen, with pollensers between; 2 1/2 trees, tall bearing; 100 trees 5 years old, 200 trees 2 and 4 years old. This place is 2 1/2 miles from town, right in the heart of the valley; the land lays well, there being no water rocks, and the soil is of the very best; a good 2-story house and outbuildings. Place is in first-class condition. Price \$15,000 cash and the balance 6 years at 7 per cent. This goes for \$20,250 per acre. Unimproved land no better than this in the same district has sold for \$330 per acre.

DEVLIN & FIREBAUGH
 508-508 Sweetland Bldg.

WAREHOUSE
 PROPERTY
 Quarter block on Fifth street. This property is only a few blocks from the freight sheds, and we are offering it at a bargain price.
 Can furnish good tenant who will take 20-year lease.
 This can be made to pay 10 per cent on the investment.

LUCAS & HOOVER
 Room 310 Sweetland Bldg.

IRVINGTON RESIDENCES
 All of them modern, new and up to date.
\$5000 40x100 on Broadway; 6-room house.
\$5750 7x100 on Schuyler st.; 7-room house.
\$5750 30x100 on 11th st.; 8-room house.
\$6000 2x100 on Broadway; 7-room house.

SEVEN-ROOM HOUSE
\$6500 52x100 on 15th st., 6-room house.

Whiting & Rountree
 82 1/2 Third Street.

FOR SALE OR TRADE
1500-ACRE STOCK RANCH; \$10 PER ACRE.
 All fenced; all tillable; substantial improvements; in Douglas County, or will exchange for Portland property or close-in acreage, paying difference.
JACKSON & DEERING,
 Phone Main 345. 246 Stark st.

NEW TODAY.
Jonesmore

The improvements in this tract are not visionary; they are actually being accomplished.

JONESMORE
 Is the direct path of the growth of the best city in the Northwest. There is no mystery about the growth of

JONESMORE
 We do not claim this tract is the best in the city, but we do claim that no other addition is better, for the person who wishes to build a home.

JONESMORE
 You are in the city limits, on an established carline, with 10-minute service, and the lots are 50x100 feet.

Take Montavilla car at Third and Yamhill sts. The price you pay is all you pay. Agent at tract every day.

\$350 to \$500

Geo. D. Schalk
 Agent at tract every day.
 264 Stark Street.
 Main 392 A 2392

BEAUTIFUL
Riverdale
LOTS
BLOCKS
ACREAGE
 In Portland's Choicest Suburb
 PRICES ARE RIGHT.

It Pays to See Us.

CHAPIN & HERLOW
 332 Chamber of Commerce.
 Phone Main 1652.

"APARTMENT" HOUSE SITE
STONE'S THROW FROM PARK AND JEFFERSON
CORNER 50x100
FACES PLAZA BLOCKS
 Never before on market.
 Don't delay. Won't last. Half cash.
LAMONT & HARRIS
 303-4 SWEETLAND BLDG.

ACREAGE
 We have just secured some additional acreage on Johnson Creek, O. W. P. car line. EXCELLENT SOIL. NO GRAVEL, and are prepared to sell in tracts to suit purchaser, from one to ten acres, at very reasonable prices and easy terms. G. T. Parry, agent on the ground. Take Estacada car and get off at Wichita Station, or call on

Knapp & Mackey
 Room 7, Chamber of Commerce.

A Beautiful Home
 Broadway, between 19th and 21st; one of Holladay Park's splendid modern homes; every convenience; full lot; beautiful yard. We have a large list of homes and vacant lots in