

Expert Gives Advice to Home Owners on How to Make Their Houses Safer.

DANGER IN THAWING PIPES

C. Stanley Taylor, in Article, in Realty Magazine, Makes Plain How Ounce of Simple Prevention Is Best Cure.

BY C. STANLEY TAYLOR. From an Article in Realty Magazine. Eighty-three thousand homes constitutes a conservative estimate of the sacrifice to fire made annually by the homeowners of America! Many times that number are partially damaged every year.

The first natural 'hought in regard The first hatural 'hought in regard to a first loss concerns insurance; and if the destroyed property has been covered by insurance to the extent of the loss, those of us to whom the loss has not struck directly home little realize its far-reaching effect. In oth-er words, unless the lesson has at some time been burned in, we do not appreciate the results of the indirect

Naturally, when lives are lost or bodies burned and crippled we sense the significance of one factor in the indirect loss, but apparently experience only will teach the entire lesson. A fire in the home disrupts everyday life; causes the loss of articles of an unreplaceable mature, dear to us through association or as family heir-looms; objects of art and vertu which cannot ever he replaced; documents and other valuables. Pathetic indeed is the thought of attempting to re-es-tablish the home which has been per-haps the culmination of a lifelong am-bilion. Naturally, when lives are lost or

Fire Hazards Too Many.

When we realise that fully 70 per cent of home fires are the result of carelessness, improper construction, improper installation of heating desupervises and in many cases directly caused by ignorance which allows the ex-latence of dangerous conditions, we know that now is the time for the home to look to his own house, to go owner to topa to ha dwn nate, to aver over it carefully and eliminate the many erdinary fire hamrds which we over-look because of familiarity. Overheating of stovez. Smukers' carelesaness.

Smakers' carelessness. Sparks from nearby fires. The matter of defective flues and methods of safeguarding aginst fire loases from this cause has been given careful consideration in recent issues of Realty. Under this general subject might also be considered the hazard of sparks flying from chimneys and ig-uising shingfor conf.

might also be considered in the haad of the second of the

Fireplace Screens Important.

Poorly constructed open fireplaces and gas grates are dangerous. Open fires should not be left unattended, nor should they be built close to the front

HOUSE IN OLD ENGLISH STYLE BUILT ON PORTLAND HEIGHTS.

MODERN RESIDENCE CONSTRUCTED BY F. F. BOWMAN & CO. AT COST OF \$12,500

MODERN RESIDENCE CONSTRUCTED BY F. F. BOWMAN & CO. AT COST OF \$12,500. This new Old English style home has just been completed by F. E. Bowman & Co. at a cost of \$12,500. It is located on a view lot on the corner of Seventeenth and Laurel streets. Portland Heights The exterior of the house is of white stucco trimmed with brow n-stained woodwork, with an attractive imitation thatch roof of shingles. The entrance has a very attractive canopy and large mahogany door. There are view porches opening from the living-room and main bedroom, with French doors affording a magnificent view of the river and city. The house con-tains eight rooms, exclusive of servants' quarters and attic. The interior finish is mahogany and white enamel, with the walks beautifully papered and electric fixtures harmonizing with the whole. Besides the main hall on the first floor, are living-room, dining-room, breakfast or sunroom, klichen and pantry. From the rear porch the garage is entered. The second floor has four bedrooms and two bathrooms. There are beautifully tiled fireplaces in the living-room and main bedroom. There are hardwood floors and plate-glass windows throughout the house. The basement has heating plant, laur y and storerooms.

and Fall Canning Should Be

Grown in City, Officials

Are Convinced.

be handled in the same room with an open light or fire or where a draft can possibly carry the fumes to a fire. Inflammable curtains and ornaments often cause a serious fire. Lace cur-tains before an open window may be blown across a lighted gas jet, Christ-mas candles may set fire to ornaments or they may be ignited in some other manner. Care should be taken that all ornamental hangings and decorations ernamental hangings and decorations to Come Together. be kept distant from open flame

Look After Heating Pipes.

Look After Heating Pipes. Fires often originate where heating pipes are installed too close to wooden structural members. The home owner should investigate the installation of heating devices, making sure that pro-tection is afforded where pipes run through walls or along unfinished cellings. REALTY BOARD INTERESTED cettings.

The carlessness of smokers is pro-verbial. Many fires originate from dis-carded cigarette and cigar ends, thrown carelessly into light shafts or in cor-ners of the basement. Smoking in bed Garden Produce for Summer Table

The home owner will undoubtedly profit by giving careful consideration to the ordinary fire hazards and in-specting his home in a critical manner to discover and remedy those which ex-it.

ist. In every home one or more port-able fire extinguishers should be kept. These, usually of the hand type, may be purchased for a few dollars at the nearest hardware store and are in-failible in case of incipient blazes. Betapoeted to place the greater part of Portland's 100,000 vacant lots under cultivation this Spring, the Portland Realty Board has thrown the full

nearest hardware store and are in-fallible in case of incipient blazes. Bet-ier than protection, however, is pre-wontion and the application of com-been asked by Faul C. Murphy, presi-mon-sense methods, together with a realization of the seriousness of the home, will result in a vast saving for the home-owning interests of America. Weight of its organization. Members of the training the seriousness of the home, will result in a vast saving for the home-owning interests of America. Weight of its organization. Members of the seriousness of the home, will result in a vast saving for the home-owning interests of America. Weight of its organization. Members of the seriousness of the home, will result in a vast saving for the home-owning interests of America. Weight of its organization. Members of the seriousness of the home, will result in a vast saving for the home-owning interests of America. Weight of its organization. Members of the seriousness of the the home of the seriousness of the seriousness of the plans of the the home of the seriousness of the plans of the seriousness of the series the series of the series the series of W. B. Ayer, Federal Food Adminis-

is for the purpose of connecting land-hungry city residents with tillable lots, thus creating an abundant surply of garden produce for Spring and Summer

Company Being Built.

ALEANY, Or. Feb. 2.-(Special.)-Rapid progress is being made in the erection of buildings for the factory of the Far West Manufacturing Com



Secretary Portland Realty Board.

APPRAISALS GIVE

PROPERTY VALUES

Secretary of Portland Realty

Board Discusses Growing

Valuation Demand.

EXPERTS ON COMMITTEE

Many Reasons Cited as to Need for

Secretary Portland Realty Board. There always has been, is now, and probably will be a demand for the ap-praisal of real estate by individuals, but there is a growing demand for group appraisals, which is being met in a splendid way by real estate boards throughout the country, through their valuation committees. These commit-tees are always composed of the best informed members in the boards and are men who give very careful study to each appraisal, and the result of their findings is the best valuation that can be secured.

throughout the country, through their throughout the country, through their valuation committees. These commit-tees are always composed of the best informed members in the boards and ure men who give very careful study to each appraisal, and the result of their findings is the best valuation that can be secured. Many individuals, firms and corpora-tions now feel that, in justice to their business, they should have an ap-praisal of all their real estate at least cities. This is necessary in figuring the income of their business, for real estate has an advancing or a declin-ing value, reflecting conditions in a locality or community. ocality or community.

Reasons for Appraisal.

has appointed district directors for every locality in the city. These will list vacant lots in their districts and take applications for war garden plots. General information may be produred from the Patriotic Conservation League, Northwestern Bank building, Main Some of the valuations made by com-mittees in various cities recently have been for the following reasons: A real estate holding company, wish-

sext: an owner, withing to lease tor a starmer withing to rease tor a starmer to its bank; an out of the county. The tract lis on an elevation adoter to avalue of property wished a starmer to a starmer to be used in a pros-wine improved, making it one of the most beautiful places in the west end of the space, wanted to know what a starmer to a starmer to a starmer to be used in a pros-miston home tract a 13-acre place ad-iolning. The price paid was \$3900. Mr. Hinkle owned a well-improved tract is on an elevation adoter to arrange to reappraisal in connection with a ground lease; a holder of ground tease to a the space is building, wishing to subdivide and rent for; many trust and insurance companies, where the Skinner lands lying a mile easi of town. Mr. Hanby owns an improved tract is on an elevation above to the space should rent for; many furst and insurance companies, where the Skinner lands lying a mile easi of town. Mr. Hanby owns an improved tract is on an elevation above to the space should rent for; many trust and insurance companies, where to the Skinner lands lying a mile easi of town. Mr. Hanby owns an improved to the space insurance company, before issuing a statement, asked for value in a same and in same and is a more index for value in a same insurance. The programme for the Pacific Coast, a country-wide investigation into the insurance companies, where insurance is and insurance in a mere index for value in a same insurance. The programme for the Pacific Coast, a country-wide investigation into the insurance is and many in the rease of town and in a mere index for value in a same insurance. The programme for the Pacific Coast, a country-wide investigation into the incommission.

rchard tract in the edge of town and djoining the survey of the Columbia lighway.

abould they be built close to the front of the fireplace, Fireplace acreens abould be used constantly in order to avoid the datager of burning eithers thrown out by log fires. Flues should be ample and metal flues from gas grates abould be avoided. The fective insulation constitutes and a patent stepladder and accent of the manufactures a patent stepladder and accent of the stepladder accent of the steplader accent of the stepladder accent of the

POVERTY DECLARED TO KILL MORE PEOPLE THAN WAR DOES Life Insurance Big Factor Not Only in Reducing Poverty Itself, but in

Decreasing Mortality From Poverty.

Portensing nortality from roterty. Powers in the United States kills more people than are killed in the great war, is the startling state-ment of Government experts. Surgeon General Blue, of the Public Health Service, declares that 50 per cent of the death from certain diseases can be prevented, while the Committee of In-dustrial Relations asserts that 250,000 men, women and children are killed at 760,000 wounded "because our states-men remain silent in the face of diality structures withe the tool each year of 100,000 balse killed by poverty before they. The preventable mortality caused by reach their first birthday. The preventable mortality caused by the chief cause of disease is poverty before the chief cause of disease is poverty to greater than the mortality caused by the chief cause of disease is poverty before the chief cause of disease is poverty to greater than the mortality caused by the chief cause of disease is poverty before the chief cause of disease is poverty to greater than the mortality caused by the chief cause of disease is poverty before the the people work the hardest base die at the trate of 252 per thou-sourd. The produce the wealth that has the sourd before the sealed workers, whose brawn and the trate of 252 per thou-sourd. The bables die the fastest. Forery

so long as people work the hardest poorly and close together." Statistics show that there are 1,250,-000 dependent aged wagecarners cost-ing this country \$220,000,000 a year for their babies die the fastest. Poverty their babies die the fastest. Poverty thills them. It is fair to say that the net result of the American steel in-dustry is killing babies and making millionaires. "East Orange, N. J., is another wealthy subruban town, where no one

lamete Valley, the salmon fishing in COAST DEFENSES URGED the Columbia, the Columbia River Highway, and ended with views of Portland and the Rose Festival as the climax of his lecture.

Motion pictures of the Rose Festival PORTLAND WILL SEEK AVIATION AND SUBMARINE BASE. mmercial Bodies Ask Congress to Con

By adopting a resolution at its last meeting urging Congress to act imme-diately on the recommendations of the Shipments for Farmers.

a county and municipal appraisals, both for the purchase and sale of real estate.
a manalysis of these calls on committee of the boards throughout the part of real estate boards.
The Portland Realty Board is especially fortunate in the personnel of its appraisal committee. All the members
At Portland, Or.—Development of possibilities for a submarine base.
At Astoria, Or.—Development of the boards throughout the base.
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At Astoria, Or.—Development of the boards throughout the base to cost \$36,307,000.
At Bremerton and Seattle. Wash.
(Puget sound district).—Development of sub-base to cost \$36,307,000.
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(Puget sound district).—Development of sub-base for sub-base to cost \$36,307,000.
At Mare Island Cost to cost

At Redwood City, Cal.—Aviation base, At San Diego, Cal.—Aviation base. The idea of stimulating Congress In REDMOND, Or., Feb. 2.-(Special.)-The report of the first Central Oregon Cow Testing Association just received by County Agent Ward shows that for the matter of coast defenses by reso-lutions from all the Chambers of Com-

Vacant Lot and Landless Man to Come Together.

has appointed district directors fo

Into the war garden drive, which is of town. Mr. Hanby owns an improved adjoining the survey of the Columbia

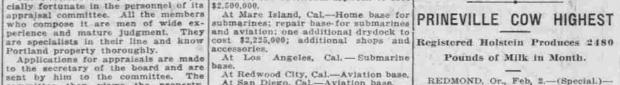
Highway. J. H. Young has sold his residen property in town to Dr. E. W. Barnes for \$1700. Mr. Young has under con-struction a new modern bungalow, which he will move into within a few

trator for Oregon, has given the plan Indersement. Briefly, the garden drive FARM LABOR SURVEY PLAN

Agricultural Council to Assist

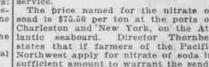
County Agent in Work.

days. George Strohm bought 10 acres ad-joining his hog ranch, two miles east of town, from W. H. Skinner. He will seed the land to alfalfa next month. Seed the land to alfalfa next month.



sent by him to the committee. The committee then views the property, calling in any members of the board

as laid down by the Heim commission. Governit appointed by Congress in 1916 to make to advi a country-wide investigation into the Thornbe needs for coast defenses, is as follows: service. At Portland, Or.-Development of pos-



WASHINGTON STATE COLLEGE,

COUNTY AGENTS TO ORDER

The second sector is a part of the second sector of the second sector is a part of building department game owner is protected in many communi-tiles by systematic imspection on the part of building departments and in-surance organizations, but he will do well, particularly in isolated communi-ties, to have his equiption goes over occasionally by a good electrician. Another hazard which should not be overiced to the minhanding of electrical apparaits such as elec-tric irons, heating and cooking devices. Many fires are caused through leaving the current turned on in the electric Defective insulation constitutes an-

the current turned on in the electririatiron, causing it to overheat and se

firs to the paper or cloth on which it may be resting. So with cooking and heating devices care must be taken to

turn them off when leaving the house Care of Oil Lamps.

Carelessness with fire is but human, and is the result of the familiarity of daily contact and a lack of realization fire harards and consequent en Oil lamps should never be of 20 losses. Oil jamps should never de placed near woodwork or where the heat given off at the top of the chimney may set fire to hang-ings above. Where lamp holders are provided, tin heat deflectors should

he hung above, and nearby woodwork should be protected. Lamps should never be set where they may be knocked over, nor should they be turned low when leaving the house be came of the danger of explosion. Gi fires should never be attacked with water. Flour, sand or similar materia OB will smother such fires where water Immediate Bullding of Bungalows

tends to spread them. Accumulations of waste paper and rubbish are dangerous potential basarda Metal or metal covered conards. Mein) or metal covered con-tainers can easily be purchased or made at home, and in these waste mat-ter should be placed. In pless of oily rags and various waste materials epuntaneous combustion (a chemical reaction causing heat sufficient to start's fire) may start at any time. Waste accomputing are both insun-Waste accumulations are both insanitary and dangerous.

Bunfires Source of Danger.

Dangerous bonfires, started by children or for the purpose of disposing of waste paper, dry leaves and rakings, cause many homes to be destroyed. Fires should never be built near a building nor on a windy day when sparks and embers may be carried for undreds of feet. Many fires originate in the base

coming the organized in the result of carelessness. The pling of waste paper near the furnace, searching for gas lesks with an open fiame, or trying to thaw water pipes with a torch, exteires disposition of hot ashes ashes should never be stored in woodan boxes or hins-these are some of of avoidable basement fires. of the causes

of avoidable basement fires. The handling of matches, gasoline, horosene, slochol, naphtha and similar sasily inflammable materials consti-tutes a well-recognized fire hazard. Nevertheless we find fires occurring every day as a direct result of careleas-

rease with matches, cleaning with gaso-line or nnphtha in a room where there is an exposed flame, or through explo-tions of spirit stoves and lamps. Vola-tile and explosive liquids should nover glans.

what varieties of beans are best dispited to city gardening, H. B. Davis, manager of the W. W. Cotton farm, at Gresham, has furnished the league with Compared with

Gresham, has furnished the league with information. The Lady Washington is a better variety than the navy, says Mr. Davis, as it develops and matures in superior fashion. It is a bush bean. He advo-cates the Oregon-grown Lima bean over the Eastern variety and urges that local seed be bought. For pole beans Mr. Davis advises the planting of Kentucky Wonder and Asparague of Kentucky Wonder and Asparagus True, two splendid producers. Concerning general points in garden-

ing, Mr. Davis says: "Such plants as are desired to pro-

That New Money Is Coming. That there is a steady influx of Eastners into Portland and that they are

buying homes is now substantiated, ac-cording to the J. L. Hartman Company Of the 20-odd houses and bungalows sold in the last two months a satisfac-tory proportion of them were to new-comers, who have "come to stay," as

Farmers to Attend Meeting. ne wide-awake Pennsylvania lumber man put it.

CASTLE ROCK, Wash., Feb. 2.—(Spe-cial.)—County Agent Keyes has ar-ranged for open meetings of the granges of Silver Lake, Sandy Bend and Pleasant Hill Saturday. February 5 N.

Centralia to Have \$50,000 Modern
Structure Soon.
CENTRALIA. Wash, Feb. 2.—(Special.)—It was announced last week that excavating will begin this week on a meeting as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and for corn, borries, turnips, onions. Land plaster sets free nitro plants as are to produce filled-out fruits and base ontain potent filles and base of 18 lots in the will be three stories in height, or about Rose City Park, all of which was defined.
Mr. Davis will be arranged for between now and March 15, and will also make arranged for between now and March 15, and will also make arranged for between now and seedmen to speak at war garten drive, and which the farmers are invited to confer with him on the local plant disease problems. The old hospital that occupies the tigs.
Ferdinand E. Reed has been named director of the war garden drive, and the farmers are standed for the war garden drive, and the drive, and which was used as a Sapitat seminary in the war sarden drive, and which was a used as a Sapitat seminary in the set or the war garden drive, and which was a disk with the seminary in the war sarden drive.

REDMOND, Or., Feb. 2.—(Special.)— The labor situation on the farms of The labor situation on the farms of Crook and Deschutes counties at the present time is rather acute with the prospects of growing worse instead of better as the season advances. The Federal Government for some time has been considering methods of relieving this difficulty. In order to get accurate information concerning the needs of the United States and the available lobor sumply. L. Hartman Company Reports anys ended January to produced year pounds of milk, which yielded 96.7 pounds of butterfat. The merit of the dairy animal in Central Oregon is fast becoming known throughout the North-western states and many inquiries con-

RAIN HINDERS MINE WORK

cerning this country as a dairy sec-tion are received by the county agri-Delivery of Equipment for Gold Hill cultural agent.

Delayed by Storm. FARMERS TO GET WATER

GOLD HILL, Or., Feb. 2 .- (Special.)-The extra heavy rainfall the pas month has curtailed the delivery of much equipment to the several mines and the shipping of ore from mines the past

with wagon hauls in this region. Twohy Bros., who have been engaged in hauling copper ore from the Queen of Bronze mine at Takilma to a ship-ping point at Waters Creek with wagons, have withdrawn 30 head of horses and shipped them to Shaniko in Eastern Oregon, for work on a wagons, have withdrawn so head of horses and shipped them to Shaniko in Eastern Oregon, for work on a grading contract. The shipment of the aerial tramway from the Greenback mine for the state

imestone plant at Gold Hill, which has been delayed, arrived today, and with it came the crew of 15 honor men, who will join the crew now here in

SALEM, Or., Feb. 2.--(Spegial.)--Charles F. Ferguson, of Klamath Falls, has submitted to State Engineer Lewis data as to the Horsefly irrigation proj

Horsefly Irrigation Project Will Be

Bonded for Improvements.

for approximately \$6.50 an acre and will be pumped from Lost River. The district will bond itself for the purchase of the pumping equipment, while the farmers will construct their own ditches.

constructing the plant. As soon as quarters can be made for them at the nt the crew will be increased to honor men from the penitentiary. Directory of Prominent Life Insurance Agencies BEAN GROWERS TO MEET Members of Life Underwriters Association of Oregon Lane County Farmers Will Discus Wm. Goldman, General Manager. NATIONAL LIFE OF VERMONT. Oregonian Bidg. Adoption of Mexican Bean. EUGENE, Or., Feb. 2 .- (Special.) H. G. Colton, Manager. MASSACHUSETTS MUTUAL LIFE. Chamber of Commerce Bidg. Bean growers will hold a meeting in Eugene tomorrow for the purpose of discussing plans for procuring the Harmon & Cummings, Goneral Agents, PENN MUTUAL LIFE, Northwestern Bank Bidg. discussing plans for procuring the adoption of the Mexican tree bean as the standard variety for Lane County, Horace Mecklem, Manager, ENGLAND MUTUAL LIFE, Northwestern Bank Bidg. according to an announcement made recently by County Agricultural Agent NEW MOBTGAGE LOANS Very flexible centract NEW WORLD LIFE INSURANCE CO., 202 Stevens Bidg. Lane County produced more beans Last year than ever before, notwith-standing the unprecedented drouth which fairly caused bushes to shrivel up in the field. A total of 3300 acres was planted and to date 12 cars have Albee & Amssbury, General Agenta, NORTHWESTERN MUTUAL LIFE INS. CO. NorthWestern Bank Bidg. T. H. McAllis, State Mgr., UNION MUTUAL LIFE INS. CO., Board of Trade Bldg, been shipped, as compared to a tota of six cars last year. Edgar W. Smith, Manager, EQUITABLE LIFE ASSURANCE SOCIETY, 306 Oregonian Bldg. EASTERNERS LIKE OREGON Films of Portland and Columbia ASSOCIATE MEMBERS River Highway Applauded. Representative Really Operators of the States of Oregon, Washington, Who Are Non-Resident Members of Portland Realty Board Oregon is receiving the highest kind of advertising in all the important cities of the East through the Newman se men can be depended upor or exchange your property, represent you in any way. "Traveltalks," according to word re-ceived here from Jacob Patterson, a OREGON. d-J. A. Easter

Mr. Newman, speaking upon the gener-al subject of "The Pacific Coast," started with California, worked his way up to Klamath Lake, of which motion pictures and slides were shown, then showed a series of pictures of the Wil-

former Portlander, who sitended the lecture in Pittsburg, Pa. According to Mr. Patterson's account, Bend-J. A. Lastes. Marshfield-Title Guarantee & Abstract Co. Stanfield-James M. Kyle.

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LAURELHURST RESIDENCE BRINGS \$12,500.

NEW HOME OF F. N. AVERILL AT 1067 EAST ANKENY STREET, OPPOSITE LAURELHURST PARK, PURCHASED FROM D. J. MAHONY.

ARERDEEN SHORT OF HOUSES for Workingmen Urged. ABERDEEN, Wash., Feb. 2 .- (Spe

cial)-A serious shortage of homes was disclosed yesterday at the noon weakly luncheon of the Grays Harbor Realty Board, when 10 realty firms reported that altogether they had but eight vacant homes on their lists. Many of the firms had no vacant homes. One agent reported 15 inquiries on Satur-day for homes to rent and another said he had nearly a score of calls for

early days of the city, will be torn down.

houses daily. An investigation has shown rooming-houses filled to capacity. The imme-diate building of bungalows for workingmen and of one or more large roes for single men was declared a necessity.

ROGUE RIVER TRACT IS SOLD

Commercial Traveler Buys 50 Acres of Bottom Land From John Hair.

GOLD HILL, Or., Feb. 1 .- (Special.)-John B. Hair has sold his 50-acre tract of Rogue River bottom land to A. R. Brashsar, of Walla Walla, Wash. This farm is locataed six miles west of Gold Hill with a full river frontage and on

the Pacific Highway, and is one of the most beautiful country homes in the valley. The new owner, who is a com-mercial traveler, has rented the premises for the present year, after which he expects to make it his home.

Twickenham, England, has five butcheries, owing to the influx of Bel-