

LEASES GIVE CROP HARVEST RIGHTS

Lack of Expiration Date Gives Harvest Rights.

OREGON CASES ARE CITED

If Contract Expires at Stipulated Time, Tenant Must Surrender All Property to Landlord.

BY W. B. SHIVELY

Chairman Legal Committee, Portland Realty Board.

Where a lease on farm lands is terminated, what right has the farmer tenant to enter upon the land after the termination of the lease and remove the crops growing there prior to the expiration date of the lease?

This question is discussed by the supreme court of the state of Oregon in the late case of Hostetler vs. Eccles (58 Or. 355, 194 Pac. 165).

In this case the owner of lands leased the same to another under a lease which expired on November 1, 1913. The lease provided that in case the landlord should sell the land prior to the expiration of the lease the tenant would vacate on November 1 of any year of the lease upon receipt of notice prior to the expiration of the lease.

On October 28, 1917, the landlord demanded possession on the following November 1, three days later. At this time the tenant had sown 27 acres of the land in wheat and oats which he expected to harvest the following year.

The court said: "When the termination of a lease is specified to occur at a certain date, the tenant who sows a crop which cannot mature and be harvested before the expiration of the lease, plants at his peril."

"But, pointed out the supreme court, this was not such a case, for inasmuch as the landlord had reserved the right to cancel the lease at any time upon notice, the time of the ending of the lease was uncertain and depended upon whether or not the landlord should sell the premises and make a demand for possession."

The court held that, inasmuch as the statute above recited in its effect at the time the lease was made, the landlord and tenant must be deemed to have contracted with reference to it.

DO YOU REMEMBER?



The baseball game between the fat men's team and the lean men's team played on Multnomah field in the summer of 1897...

When Gassy Charlie, who used to light the old coal oil street lamps and rods from lamp post on horseback, sold his horse to Mrs. A. H. Johnson...

When Joseph O. Stearns Jr., now district attorney at Gold Beach, Or., used to be the editor of Bonneville's magazine in Portland?

When Jim Dowd, ex-policeman, was appointed depot master and the tile floor made his feet sore?

When the Arion Singing society entertained Portlanders with their melodies in Arion hall, at Second and Oak E. N. W.

When Fenner Manufacturing Company to Ship Houses to New Zealand.

Brigetting Plant Leased. CENTRALIA, Wash., March 25.—(Special.)—E. H. Colson, receiver for the Centralia Brigetting company, announced yesterday that the company's plant had been leased by Steve Wilson of the city and associates...

GERMAN AMBASSADOR

WIEGFELDT KNOWS WORLD

Success at Washington Predicted by Harden.

Ex-Director of Krupp Said to Be Earnest Student of Economics and Exceptional Man.

BY MAXIMILIAN HARDEN. (Copyright, 1932, by The Oregonian.)

BERLIN, March 25.—(Special Cable.)—The great importance of the Washington ambassadorship has triumphed over the enormous financial sacrifice necessary and Gehlbrath Doctor Otto Wiedfeldt, first director of Krupp, has accepted the post.

Do not let his title or his previous occupation frighten you. The German love of titles has resulted in every third man past 50 being called "doctor."

Wiedfeldt has been a government official and an earnest student of politics and economic statistics. He met Lloyd George in Essen when the latter was there a year ago, studying German social legislation.

The doctor finally was lured by the offer of the chief directorship of the Krupp organization. This is one of the greatest industrial positions in Germany.

It is too bad that Germany at this time does not boldly change the standard of its diplomatic missions.

Many social democratic and centrist deputies, far less modest, offered themselves as candidates.

PROPOSED UNION HIGH SCHOOL BUILDING FOR VERNONIA.

DRAWING BY ARCHITECT SHOWS HOW BUILDING WILL LOOK. VERNONIA, Or., March 25.—(Special.)—At a special meeting of the voters of Vernonia union high district it was voted to bond the district for \$25,000 for the purpose of building a new high school.

1,000,000 MAY OUT WORK ENGLAND'S INDUSTRY OF ENGLAND FACES CRISIS.

Vote on Managerial Control Agreement 3 to 1 Against Acceptance of Employers' Terms.

BUDGET EXPERT IS NAMED

Frank Meredith Will Join Staff of State Commission.

SALISBURY, Or., March 25.—(Special.)—Frank Meredith, at one-time secretary of the state fair board, today was elected executive officer and statistician of the state budget commission.

SPRING ROLLS TO OPEN Registration at Corvallis Will Begin Tomorrow Morning.

OREGON AGRICULTURAL COLLEGE, Corvallis, March 25.—(Special.)—Registration for the spring term will begin Monday morning, and Tuesday evening.

DEER HUNTER FINED \$50 Possessor of Venison Also Assessed \$25 Penalty.

Charged with having killed deer during the closed season, William Clark of Oakridge, Ore., was fined \$50, according to advices received yesterday.

Obituary. Mrs. Martha Chance. Mrs. Martha Albina Holdridge Hanna Chance, who died in Corvallis on March 13 at the home of her daughter, Mrs. May Ford in Idaho.

Levington Sumpter. MONMOUTH, Or., March 25.—(Special.)—Levington Sumpter, who died at the home of his daughter, Mrs. M. E. Ford, in Yamhill county, Ore., 76 years old, having been born in Missouri in 1845.

Mrs. Mary Wakefield. CRESWELL, Or., March 25.—(Special.)—Mrs. Mary Wakefield died at Corvallis, yesterday of cerebral hemorrhage.

Mrs. Florence R. Martin. ALBANY COLLEGE, Albany, Or., March 25.—(Special.)—Word has reached the campus here of the death of Mrs. Florence R. Martin.

Mrs. Thomas H. Allman. CATHLAMET, Wash., March 25.—(Special.)—Mrs. Thomas H. Allman, widow of T. H. Allman, county engineer, who died in Corvallis, Ore., last month, passed away at the family residence at Cathlamet, Friday morning, March 17.

Mrs. Joseph Foxton. Mrs. Josephine Foxton died Thursday, Mrs. Foxton died last week in Corvallis, Ore.

TOO LATE TO CLASSIFY. 40 acres in King's county, on country road; good soil; 200 ft. of timber; 5 miles to road and postoffice; easy cleared; 201 Concord St. Corvallis, Ore. 987. Portland, Ore. 987.

TOO LATE TO CLASSIFY. 2 acres 1 1/2 in Clatsop county, on Bushman st., with timber; bargain; reasonable terms; contain 14 lots. Phone East 2514.

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RATES FOR CLASSIFIED ADVERTISING

In order to earn the more than one-time rate, advertising must run in consecutive issues.

One time (each issue).....10c per line Two times (each issue).....15c per line Three times (each issue).....20c per line Seven times (each issue).....30c per line One month.....\$2.00 per line Six to twelve months, per month.....\$2.25 per line

Help Wanted Notices. Personal Notices. Proposals Invited. Moving Notices. One line (each issue).....10c per line Two times (each issue).....15c per line Three times (each issue).....20c per line Seven times (each issue).....30c per line One month.....\$2.00 per line Six to twelve months, per month.....\$2.25 per line

Count five words to the line. No ad taken for less than two lines, one-time rate. All other rates charged on a weekly basis.

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