

# EAST SIDE REALTY SHOWS THE MOST ACTIVITY DURING WEEK



Residence of Miss E. Goodman at Lucretia and Everett Streets.

Comparatively speaking the past week has been a quiet one in Portland real estate circles. Realty agencies report numerous inquiries for property, but the general tendency of owners of favorably situated holdings is to hold for still higher prices, hence the chief difficulty now is for buyers to get reasonable quotations, or indeed any fixed price on local realty. In this fact lies the principal cause of the quietude of the market. With the exception of the usual amount of trading in residence sites, and a number of sales of a special nature in the east side business center, little of importance was done by local realty agents during the past week.

Several agencies ascribe the quietude to the unfavorable weather conditions, but the prevailing opinion is that the stiff attitude of the owners is alone the cause.

However, prices are continually on the increase, scarcely a sale being reported that is not accompanied with the statement that the seller made a good, substantial profit by the transaction.

The largest single transaction of the week was the sale of the Golden West hotel, at the northwest corner of Seventh and Everett streets. The property was sold to a local investor by James McNicholas for \$48,000. Mr. McNicholas purchased this lot through the agency of Bollen, Gruss & Higley about one month ago for \$41,000. It was through the same agency that the more recent sale was made.

Russell & Blyth and W. E. Thomas have purchased a half interest in the 50-foot lot on the east side of Fifth street, just south of the Haselwood Cream company's building. The consideration was \$25,500. Morris Kahn of Philadelphia was the owner. The property was purchased by him a little over one year ago for about half the sum that he received for it. Russell & Blyth and Thomas now own the entire lot, having secured a half interest in it by a previous transaction.

Charles K. Henry, the well-known realty agent, has secured the Irvington residence of Councilman John Annand, at East Twenty-first and Halsey streets. The consideration is understood to have been in the neighborhood of \$12,500. Mr. Henry will soon occupy the Annand residence, while Mr. Annand is contemplating the erection of a handsome home on Portland Heights.

The Crystal Ice & Storage company has acquired lots 5, 6, 7 and 8, block 134, Hawthorne Park Addition, from the Hawthorne estate. The price was not given. These lots comprise the remainder of the block now occupied by the plant of the Crystal Ice company and will be used by it as a site for the proposed artificial ice rink.

Ralph E. Moody has purchased through the agency of Russell & Blyth an attractive residence on Aspen street, Willamette Heights. The consideration was \$5,500.

E. L. Thompson sold to E. Wertheimer the southeast corner of Lovelady and Twenty-second streets for \$2,750. The purchaser will construct a residence on the site.

G. W. Kleiser has purchased a lot on Franklin street, on which, together with the adjoining quarter block already owned by him, he will erect a modern two-story dwelling.

A number of sales of Grand avenue

property in the vicinity of East Salmon street and Hawthorne avenue are known to have been in process of negotiation during the week, but nothing definite as to their conclusion was announced.

## MILLIONS PUT IN FILLS

Many East Side Sloughs Fast Becoming Valuable Building Sites.

It is estimated that by the time the Oregon Water Power company finishes the fill for the Inman-Poulsen company of the six or eight acres of sloughs adjoining the Inman-Poulsen mill, there will have been nearly 2,000,000 cubic yards of dirt fills made on the east side since January 1, 1906. This estimate does not include the trestle fill that the O. W. P. company is making on its line to the Oaks, but is confined to the

in that district by means of these fills. The Martin flats, opposite Ross Island and along both sides of the Oaks carline will no doubt be eventually filled and become valuable sites for industrial enterprises.

May Build Carshops. It is probable that the Portland Railway, Light & Power company may at an early date build its repair and construction shops on the Martin flats, in which case, 40 or 50 acres would have to be filled to the level of the carline. Those flats, in their present condition, are practically without value, but filled to the car level, they are worth not less than \$1,000 to \$2,000 per acre.

Among the dozen or more street fills now under way or about completed on the east side are the following: Ufon avenue fill, extending for several blocks through central East Portland; the Montgomery slough fill in Lower Albina



Residence Belonging to Hartman & Thompson at 696 Everett Street.

work now being done in the way of filling east side sloughs.

The Inman-Poulsen company has let the contract to fill the whole of the Stephens slough, from East Seventh street to East Third street, which it is thought will require not less than 1,500,000 cubic yards of material. It is proposed to deposit the dirt that is taken from that part of the Brooklyn sewer, between East Eleventh street and the river in the Stephens slough.

Water Flows Through. Quite a stream of water flows through this slough, which it is proposed to divert into the Brooklyn sewer. The O. W. P. company is now bringing quantities of fill material from the high bluffs along its Oaks line, and dumping it into the Stephens slough. For years to come the work of filling these low lands south of East Morrison street will be carried on. Hundreds of acres of valuable sites for manufacturing and railway shops will be created

which will take the place of the old elevated roadway on Goldsmith street; the fill on Hawthorne avenue, from East First to East Second streets; two small embankments on Belmont street; on Oak street, between East Water and East Sixth streets, two good sized embankments are under way.

Headed to Be Torn Out. The elevated roadway east of Grand avenue that spans Hawthorne slough will all, no doubt, be torn out and earth fills take their places within the next year or two. The residents of the east side have learned to appreciate the difference between an unsafe, rickety elevated roadway and a solid dirt embankment, and will soon vote out the old trestle bridges and demand dirt embankments.

The old wooden roadways are fast disappearing in all parts of the city and are being displaced with steel bridges and dirt embankments. There is no other single improvement more indicative of Portland's marvelous progress than the fact that over \$1,000,000 has been spent in the last three years in displacing these old wooden roadways with substantial bridges and embankments.

## STONE BLOCKS ON FIRST

Old Wooden Blocks Being Replaced by Several Property Owners.

The work of replacing First street by the individual property holders is under way. Jacob Kamm has let the contract for paving the east side of the street in front of his Washington street corner. The National bank is preparing to have the street in front of the bank paved. The old wooden blocks that were put down on this street some years ago are being torn out and replaced by smooth, flat, stone cubes. These stones will be laid in cement, which will make a practically indestructible pavement.

The street railway company will lay the same kind of pavement on its portion of First street, it will also tear out the old "T" rails and lay heavy groove rails from Washington to Madison streets.

The organization of the First Street Improvement association some months ago had for its object the uniting of all the property owners on that street, that it might be immediately repaved from Burnside to Madison. Regret is expressed by some of the owners of property along the street that others are acting independently in the paving matter instead of waiting for united action.

## CLAY CARTOUCH FOR ARCH

Portland Firm Turns Out Ornamental Work of High Class.

The ornamental cartouch that will surmount the center of the arch over the stage in the festival hall is being made in clay by the firm of J. J. S. The piece represents an ornamental shield, flanked on either side by a cupid, and is said to be the handsomest and most artistic piece of work of the kind ever turned out in Portland. This firm has just finished ten ornamental caps for the porch columns of Dr. Henry Waldo Coe's elegant new residence. These ornamental details are molded in staff from the clay.

Making a Choice. From the Washington Star. "You worked for my selection because you thought I was the best man, didn't you?" said the official. "None," answered Farmer Cottontail; "the loss of two evils."

# ANTI-BAKERY MEN BARRETT WASTES \$1,000,000 PLOTTING

Overthrow of Ring Dominant in Washington Their Ambitious Objective.

## INSURGENTS PROMISE AMAZE TO BOSSES

Conference Held at Tacoma Last Night. With Another Following at State Capital—Program of Monday's Preliminaries in Legislature.

(Special Dispatch to The Journal.) Tacoma, Wash., Jan. 12.—A conference of the leaders of the movement to organize the senate vote over the head of the old Ankeny ring was held at the Tacoma hotel last night. Those who were present refused to discuss the affair but rumors are rife of what transpired. Biting these rumors it appears that nothing was done beyond a count of noses and planning for the Olympia fight. Yet the "insurgents" now claim a clear majority of three in the senate and appear quite satisfied.

Among those at the conference were R. W. Condon of Kitsap, Robert Booth of King, E. C. Bratt of Spokane and W. H. Paulhanus of Pierce. Mr. Condon, Mr. Booth and Mr. Bratt went to Olympia on the early morning train. The Pierce county delegation was at the afternoon caucus of all the senators from all parts of the state who have signed the "insurgency" agreement will be held at Olympia tonight.

The rumors that Condon and Fotts and others of the insurgents had deserted to the Ankeny-Crocker camp are vigorously denied. Condon's presence here at the conference last night would certainly seem to improve the report of his desertion. Other reports can be as easily disposed of, say the insurgents. They refuse to do any boasting, but they insist that the old ring will be started Monday not only by the strength of the new organization but by its personnel. They laugh at the report that several signers of the agreement only signed it at Crocker's request, with the intention of deserting at the last minute.

Senator Ralph Metcalf, chairman of the Pierce county delegation, said before going to Olympia today: "There is no great mystery and no secrecy about the so-called combination of insurgents. It is only another instance of the movement for cleaner politics and better government that is agitating the nation."

## IN LEGISLATURE MONDAY

Summer Slated for President Pro Tem and Falconer for Speaker.

(Special Dispatch to The Journal.) Olympia, Wash., Jan. 12.—The tenth legislature of the state of Washington will convene at noon Monday.

In the senate, Lieutenant-Governor Charles E. Coon will call to order. Rev. F. A. Laviolette, a local minister, will deliver the prayer. After roll call by W. J. Lyson, secretary of the last session, Charles Justice Hines, E. T. Bailey of the supreme court will administer the oath to the senators. A resolution will probably be offered on the death of S. E. Russell of Vancouver and Carey Stewart of Fuyallup, senators who have died since the last session. T. Sumner of Snohomish will probably be elected president pro tem. Employees of the senate will be selected and after the appointment of the usual committees, the senate will adjourn till Tuesday.

In the house, Story Buck, chief clerk of the last session, will call to order and J. A. Falconer of Everett will be elected speaker. Charles Hines will be appointed and a message will probably be received from Secretary of State Nichols that Governor Mead, after the close of the last session, vetoed house bill No. 11, the National bank, which will be submitted for action. The governor's message will not be presented before Tuesday and possibly not until Wednesday.

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# OREGON STATESMAN ASSUMES THE DUTIES OF DIRECTOR OF BUREAU OF REPUBLICS.

MUST CHOOSE SITE OF PROPOSED BUILDING

Will Probably Make Structure of Spanish Style of Architecture—Wickersham's Case Under Consideration by Bonaparte.

(Washington Bureau of The Journal.) Washington, D. C., Jan. 12.—John Barrett, director of the bureau of American republics, who assumed the duties of his office yesterday, has confronting him the task of the expenditure of \$1,000,000 for the new building for his bureau. Of this sum \$250,000 was appropriated by congress and by various South American states, with the intention of expending \$75,000 for the site and the remainder for the building. The recent visit of Secretary Root to South America and the consequent growth of interest in reciprocal trade between this country and the South American states drew the attention of Andrew Carnegie to the importance of the matter and led to his recent gift of \$500,000 to add to the building fund of the bureau.

Director Barrett is now actively engaged in having the preliminary plans prepared and is discussing with real estate men the question of selecting a site. The building will be placed in an advantageous part of the city and probably will be of the Spanish style of architecture, as typifying the joint interest in it of the Spanish-speaking countries.

Barrett will push the matter with energy and will have the new building erected at the earliest possible date.

## FIGHT OVER WICKERSHAM

Believed Judge's Enemies Have Won and That He Will Be Dropped.

(Washington Bureau of The Journal.) Washington, D. C., Jan. 12.—It is stated today that early action may be looked for on the part of President Roosevelt in the case of Judge Wickersham of Alaska. Attorney-General Bonaparte has not passed finally on the report made upon Wickersham by District Attorney Henry K. Hoyt of Nome, but it is considered doubtful if Wickersham will receive another appointment, even though Hoyt's report should not be adverse to him.

Wickersham has received no less than eight nominations and recess appointments, one of them having been given by President McKinley and seven by President Roosevelt. The senate has failed to vote on the question of confirmation, except on the occasion of Wickersham's nomination for his first term, in 1900.

The president still believes Wickersham is a good judge, but the advisability of continuing to send his nomination to the senate is a serious question with him. It is believed the opponents of the judge will not send his name in again.

## TO PAY INDIANS

Dubois Would Settle for Colville Reservation.

(Washington Bureau of The Journal.) Washington, D. C., Jan. 12.—Senator Dubois of Idaho today offered an amendment to the Indian appropriation bill providing for the payment of \$1,500,000 to Indians on the Colville reservation in payment for 1,500,000 acres of land offered by them to the government under the agreement made May 9, 1891, the reservation having been opened to settlement by the act of July 1, 1892, and the terms of payment provided in the act of June 21, 1898.

Civil service examinations for government departmental service are announced for March 13 and April 19 at Astoria, Eugene, Portland and Baker City; on April 11 at Portland, and on April 13 at Pendleton.

## HITCHCOCK LETS CONTRACT.

(Washington Bureau of The Journal.) Washington, D. C., Jan. 12.—The secretary of the interior today awarded a contract to the Expanded Metal and Corrugated Bar Company of St. Louis for furnishing 1,800,000 feet of steel bars for reinforcing the concrete in the Teton project in Washington. The bid was \$23,512.

## CROCKER SUES DOCTOR FOR RETURN OF FEE

(Heart News by Longest Leased Wire.) Paris, Jan. 12.—The suit of George Crocker of New York and San Francisco against Dr. Doyen to recover \$10,000 paid to the specialist to cure Mrs. Crocker of cancer, was begun in the civil tribunal this morning. Crocker became dissatisfied with the treatment accorded his wife and brought Mrs. Crocker back to America, where she died. Mr. Crocker claims the serum used by Professor Doyen was ineffective, and demands the return of the money paid in advance.

# AUCTIONS

On Tuesday Next at Baker's Auction House  
Cor. Alder & Park Sts.

We shall offer some good, substantial furniture in quartered oak, iron beds, Brussels carpets, rugs, steel range, heaters, etc. Goods can be viewed tomorrow (Monday). Sale Tuesday at 10 o'clock.

On Thursday  
Regular sale of furniture, carpets, etc. Sale at 10 o'clock.  
BAKER & SON, Auctioneers.

January Bargains in Our Retail Department  
Last week we advertised \$212 rugs. They were all gone by Thursday evening. But another shipment is now due. This week it's linoleum. Note the prices—50c yard for 85c quality, and 75c yard for the kind that the "TRUST" in this city sells for \$1.10.  
GEO. BAKER & SON,  
332-4 Alder Street.

# Special!

Until February 1 I will make a snap price on a strictly modern 5-room cottage; very attractive and desirable; located within two blocks Mount Scott carline; will pay you to investigate. Address R 113 Care Journal

# RESIDENCE PROPERTY Are You Interested in Irvington or Holladay's Addition?

We have a few of the best homes in these two fine districts for sale at prices that will interest you. Modern, desirable locations, and liberal terms if you want it. Don't fail to look these up.  
**H. W. LEMCKE CO.**  
SIXTH AND WASHINGTON STS.  
REYNOLDS RECORD FLOOR.

# Business Corner

Three-story brick building, income nearly 10 per cent and worth \$40,000. If sold at once will take  
**\$32,000**  
**Bollam, Gruss & Higley**  
128 THIRD STREET.

# IF YOU ARE LOOKING FOR A GOOD BUY ON THE

# MOUNT SCOTT LINE

Be sure and see us; we have a few of the choicest bargains you ever heard of. Buy now and save money. Don't wait until the spring sets in; then prices will be much higher and less choice properties to pick from. We have at the present time some that are genuine bargains. Owners a little short of money.  
For sale exclusively by  
**H. W. LEMCKE CO.**  
SIXTH AND WASHINGTON STS.

# GOOD INVESTMENT

\$10,000—Nice corner, 1 block from city hall, bringing 11 per cent net—half cash, balance 6 per cent.  
\$25,000—High corner block, well improved, 6 blocks from courthouse, bringing 8 1/2 per cent net.  
F. FUOER, 221 1/2 Morrison St.

# Auction Sales

By J. T. WILSON Auctioneer

Monday, Wednesday and Friday  
At Salesroom, 208 First Street at 10 A. M.

The sales for the days mentioned afford large leather platform rocker, fine oak chiffonier, fumed oak library desk and chair, leather library table, student's chair, a fine assortment of dressers, iron beds, mantel beds, mattresses, couch bedding, rockers, chairs, dining-room chairs, Brussels carpets, art squares, rugs, matings, new and second-hand linoleum, new glassware and glassware, cooking sets, utensils, Eclipse steel range, Peninsula steel range, cook stoves, four new trunks and other valuable household effects.  
NOTE—In addition to furniture, etc., we will offer for sale men's and boys' suits, coats, pants and vests, underwear, shirts, caps and furnishing goods.

# Special Sale Tuesday

At 384 Washington Street In the Selling & Hirsch Block, at 2 P. M.

# Announcement Extraordinary—A Carload Lot

Of solid leather Davenport, hall seats, sofas, McKinley chairs, weathered oak rockers, golden oak easy chairs, utility seats, fumed oak parlor, dining-room and library furniture, etc. The upholstery is in solid leather. The finish and design perfect. All elegant and up-to-date furnishings, price ranging from \$10 to \$150. This entire carload lot to be closed out on day mentioned at public auction sale.

NOTE—In addition to the furniture we will sell 150 pictures from renowned artists. Sale by instruction from Mr. A. M. Seattle of Vancouver, B. C.  
J. T. WILSON, Auctioneer.

# Portland Auction Rooms

A. SCHUBACH, Prop.

# Auction Sales

Housefurnishings, at 211 First Street.

Special Notice  
Our sales this week will begin at 1:30 instead of the usual 2 P. M. We make the change in order to give our patrons a chance to secure some of the bargains in the NEW AND PERFECT Haviland china, Austrian china, silverware, glassware, graniteware, etc., etc. These goods are from the WHOLESALE HOUSE OF FRANK, HEGELLE & CO. and must be sold. So come early, as we sell THESE GOODS from half-past 1 until 7 o'clock, when we begin on the furniture, of which you will always find a good assortment, such as stoves, ranges, carpets, dressers, extension tables, chairs, rockers, pictures, bamboo furniture—in fact, a full line of all kinds of furniture. Don't forget. Be here at 1:30 sharp. Monday, Wednesday and Friday.  
G. L. FORD, Auctioneer.

# SAY! Can't You See Prices Going Up? Buy Now

\$5,000—One of those swell west slope strictly modern, colonial dwellings, with beautiful grounds, on west slope Mount Tabor. Don't fail to see it.

\$3,700—One of those grand, stylish, up-to-date, colonial residences, with beautiful grounds in Piedmont. Please do come and see it.

\$2,500—Nice acre place on Courtney ave., stylish 5-room cottage, grounds decorated to a queen's taste. All kinds of fruit and shrubbery.

\$2,200—Quarter block, with stylish new, up-to-date 5-room cottage; it's a bungalow and a beauty; grounds beautifully decorated; on Clinton st., fronting on carline.

\$1,800—\$4200 feet of ground, East Clinton st., near Clinton Kelly school, beautiful 5-room cottage; a very charming place.

\$1,500—Nice 5-room cottage, 1 full lot, fine garden, choice fruit, good poultry-house and yard.

\$700—Full lot, 4-room house, Tenino avenue, Sellwood.

\$250 for two nice lots near Peninsula station.

# The Dunn-Lawrence Company

# CLARKE COUNTY REAL ESTATE

\$9,000—Half block, close to business district; desirable for business property.

\$1,500—21 acres, 10 acres under plow, 4 miles from railroad station.

\$3,000—80 acres, 40 acres under plow, 8 miles from Vancouver.

\$6,000—113 acres, 50 acres under plow, 40 acres of beaver dam; running water.

\$4,500—82 acres, 25 acres under plow, well improved place, good buildings.

\$4,500—120 acres, 40 acres cleared, balance heavily timbered; good buildings.

\$3,000—48 acres, 25 acres under plow, balance easily cleared; right at small town, containing church, school, store and creamery; fine soil, running water. Terms, \$1,000 down. Will also exchange for city property.

# Pearce & Mebus

618 1/2 Washington St., Vancouver, Wash.

# \$12,000

Will buy a 16-room modern house, full basement, furnace, gas, electric light, etc., on a corner lot in the best residence district on the west side. House furnished completely.

# A SPECIAL BARGAIN

This house, lot and furniture cost \$15,000, but now can be bought at this special BARGAIN PRICE for reasons we don't care to state—\$7,000 cash, \$5,000 can stand. See us at once.

# LIND & CO.

322 Lumber Exchange Bldg.

# Alder Street

Full inside lot; close in and being surrounded by high-class improvements. If improved by substantial business block apartments, can be made a big dividend payer.

# \$20,000.00

PORTLAND REALTY & TRUST CO.  
106 Second St., Main 2139.

# Plattling Opportunities!

20 acres near carline, as a whole or in part to investors. Details on application to—  
**GAGE-HENPHILL CO.**  
INVESTMENTS  
507 Shellock Bldg., Pacific 3495.

# This Is Only a Sample There Are Others

16-room modern house, full basement, 5 lots, 60x100, good barn and chicken-house, lots of fruit; near carline; \$3,200. All kinds of property and business chances. List your property with the

# Metropolitan Realty Co.

221 1/2 Alder St., Room 12.

# McMILLEN'S ADDITION

Modern 5-room house on McMullen st., near steel bridge; walking distance, and a snap at the price.

# \$3,500

# Bollam, Gruss & Higley

128 THIRD ST.

# Bungalow—\$2800

New, modern, half block from city full lot, 16-foot alley; terraced and graded. This will go quick.

# REAL ESTATE INVESTMENTS

GAGE-HENPHILL CO.  
507 Shellock Building.



The New Norton, a 200-room family hotel to be built for Mrs. S. A. Norton by R. B. Lamson at Eleventh and Stark streets.