FOR SALE—FARMS 17

Oregon and Washington FARMS

$1760—160 acres 1 mile from R. R. station, in Clarke Co., 24 miles from Vancouver, 100 acres lays fine, vine maple swale, easily cleared, some good saw timber, 5 acres slashed, lumber on ground for house, 14x28, on county road, very best of soil, no rocks or gravel, a snap.

$2000—4 acres, new 6 room house, on electric car, good soil, fare from Portland 25c.

$800—40 acres, 12½ miles from Vancouver, 2½ miles from good country town; land gentle slope, all can be cultivated; very best of soil; main county road, near school; some timber, mostly all easily cleared.

80 acres, 12 miles from Vancouver; all lays nicely; some timber; creek and spring; very best of soil; on county road, near school, 2½ miles from town; a snap, only $15 per acre.

$2500—90 acres, 3 miles from good town on main line of N. P., ¾ mile from boat landing, on Cowlitz river, 25 acres in cultivation, 10 acres bearing orchard, 400 apples, 400 prunes, cherries, pears plums; good 1½ story 7 room house and barn, spring near house; very best of soil, ½ mile to school, gravel road; give terms.

$2500—40 acres, 3 miles from Castlerock, on N. P., ½ mile from boat landing, 15 acres in cultivation, 1 acre bearing orchard, small creek, new 5 room house, fair barn, on main county road, ¼ mile from school; very best of soil; team, 2 cows, farm implements; all crops.

$3500—60 acres on the Cowlitz river, ½ mile from boat landing, 3 miles from good town on the main line of N. P. R. R., 20 acres in fine state of cultivation, 20 acres very easily cleared, all level, all fenced, some timber, small creek, family orchard, on main county road, 40 acres of ash, alder and vine maple, no better soil, fair 6 room house and barn, 4 acres of fine spuds, 8 acres oats, balance in hay, 3 cows, 11 hogs, 2 dozen chickens, mower, rake, other farm implements; all crops. Give good terms. R. F. D., telephone in house, near school, fine location. A snap.

$2000—160 acres in Clarke county, Washington; 10 acres cleared, small box house, 1 mile to railroad station, 1,000,000 feet of saw timber, very best of black soil; give good terms.

640 acres 1 mile from R. R. station in Clarke county, Wash., 24 miles from Vancouver; 2,000,000 feet good saw timber, several acres cleared, small house, good soil; price only $13.50 per acre; good terms; a snap.

J. H. Shields

205 Gerlinger Bldg., Cor. Second and Alder. Office, Main 8430; residence, Woodlawn 2169. Portland.

80 Acres

Near Columbia river; 25 acres cultivated, 15 acres easily cleared, balance pasture and timber, 2 acres of fine potatoes, a good family orchard, elegant spring by house, other springs, stream across place, good 5 room house, pantry and closets, 2 small barns, smokehouse and other outbuildings, 500 rods of nearly new wire fence, fine team worth $400, 2 wagons, harness, mower, horse rake, plows, harrows, cultivators, farm tools, 6 milk cows, graded Jersey, 1 heifer and 4 yearlings, 75 chickens, 10 tons of hay, 1 cream separator, part of household goods, land splendid for fruit; price of farm alone $2200; farm, stock and implements $3000. A No. 1 bargain.

160 Acres

Unimproved; enough shingle timber on place to pay for it, near shingle mill, in Washington, close to Columbia; good fruit soil, stream across land, only $1600.

Another similar tract of 71 acres, for $12.50 per acre, or the whole tract of 231 acres at $10 per acre.

82 Acres

Near Sherwood, on bank of Tualatin river, 30 acres plowed, 25 acres meadow, 10 acres pasture, 25 acres woodland, practically all can be made tillable, 3 miles to town and railroad, house of 5 rooms, barn 36x48, outbuildings, 600 rods of fence, spring water; will exchange; price $5500; half down, the other half long time at 6 per cent.

Alfred A. Baker

212 Abington bldg.
106½ 3d st., Portland, Or.

ELECTRIC LINE BARGAINS.

On the extension of the Vancouver Traction company's line in Clarke county, a little over one hour's ride from Portland and adjoining the company's townsite. These properties will double in value within the next 60 days.

12 7-100 acres on track, all in cultivation, orchard, vegetable garden, 7 room nice house, large barn, several outbuildings, a beautiful home, $4000.

66 38-100 acres, all in cultivation, 30 acres finest beaverdam, balance rich loam; will cut up nicely in small tracts, $250 per acre.

83 acres, all highly improved, nice home, fine barn, numerous other buildings, 30 acres finest beaverdam, no finer farm in Clarke county; will cut up nicely in small tracts, $250 per acre.

4 6-10 acres on track, all in cultivation, $1000.

Terms on any of the above.
The above properties are right at the railway company's townsite.
MURPHY & CASWELL,
230 Stark st.
Vancouver office
712 Main st.

Clackamas County Farm

40 acres, 22 acres under cultivation, 4 acres slashed and seeded, balance timber and brush; new 5 room house, barn and other outbuildings; all kinds of small fruit; a few apple trees; all fenced; watered by spring; 1 team of horses, 5 cows, wagon and all farm implements; 5 acres oats, 7 acres potatoes, household goods; all go with the place. Price, $4500, reasonable terms can be had.

Chittenden, Otto & Neill

268 Stark st. Rooms 17-18.

35 acres of excellent land, 7 miles from Vancouver, Wash.; 12 acres cleared, balance pasture; bearing orchard of assorted fruit and berries; 6 room house, large barn, spring water and plenty of water for irrigation. Price, $2800.
N. W. MERRIFIELD,
202 West 8th st., Vancouver, Wash.
Real estate and insurance.

10 ACRES, 6 acres in cultivation, 3 acres potatoes, 2 acres hay, new 6 room house, good barn, 1 horse, 1 cow, 2 dozen chickens, 1 wagon, harness, all kinds of small tools, 1 mile to carline, ¼ mile to steam line. Price $2500, terms. If pays to see us.
CHAPIN & HERLOW,
332 Chamber of Commerce.
Phone Main 1652.

5 ACRES, all in orchard, 1 mile to carline, on main county road, 1 mile to good town, $300 fruit on place this year, $1000, ½ cash. If pays to see us.
CHAPIN & HERLOW,
332 Chamber of Commerce.
Phone Main 1652.

FRUIT farm, 50 acres, all in cultivation, near Newberg; over 1000 apple trees, choice varieties; 1000 Royal Ann cherries and pears; lots of other fruit; good house, barn, implements, etc.; price $12,000. Lang-Hill Land Co., 414 Abington bldg.

FRUIT farms, 5 miles from Salem on macadam roads, from 5 acres up, $20 acres, 2½ miles from Amity; 90 under cultivation; will sell or trade. 602 Board of Trade bldg.

FOR SALE—FARMS 17

WE CAN SELL

The Canadian Pacific Wheat Lands in Southern

Alberta

On the crop payment plan, or on 10 years' time, and this land will yield large wheat crops, and is subject to diversified farming, it will grow all kinds of grass, vegetables, fruit and berries, and we can sell you this land and give you 10 years to pay for it at from $12 to $18 per acre, or you can get it on the crop payment plan.

With good farming this land always yields 25 to 60 bushels of wheat per acre. Here is a chance to get a first class farm near the railroad for little money down and a long time to pay the balance.

We would like to explain to you about our crop payment plan, but can not do it in this advertisement. Don't fail to write for our illustrated circular, which will give you all the particulars.

We expect to take a party of prospective land buyers to the Alberta country, leaving Portland in a special car on the 14th of this month, (August) and if you want land and would like to see this country, you had better get ready and go at this time. The rates will be reasonable.

For further information, write
MOORE INVESTMENT COMPANY,
5 Lafayette bldg., Portland, Or.

READ THIS ONCE—If looking for a farm or home, then don't write, but buy a round trip ticket for one fare, now in force via Albany, to address below, and see one of the best furnished and equipped places on the coast; 2 houses, 1 completely furnished, piano, range, hot and cold water, bathroom, water from 2-inch pipe from magnificent spring, all farm tools, launch and rowboats and scows, large assorted orchard, plenty of strawberries, loganberries, etc., roses and flowers, plenty cultivated land, oyster, clam and fishing grounds, fine hunting, one-half mile from store and postoffice; can be divided into 2 places or more, 240 acres in all, fine climate, no failure of crops from dry weather, a home for both pleasure and business; a chance to move right in and be at home; full description on request, but better come and see. O. Middlekauff, Yaquina, Or.

Dairy and Stock Farm

640 acres 25 miles from Portland; well stocked, well fenced, water on every 40 acres. Fine large modern house, 2 cottages and other buildings; telephone and daily mail; ideal dairy and stock farm; delightful place to live; great opportunities as an income producer; fine hunting and fishing; electric line surveyed through the place. Price $32,500 includes all stock, implements, etc. Photos and full information.
LANG-HILL LAND CO.,
414 Abington bldg. 106½ Third st.

Something Good

66 2-3 acres, 4½ miles from R. R. station; on main county road; daily R. F. D.; fair house, barn and outbuildings, small orchard, 10 acres cleared, balance timber except about 3 acres slashed; about half of the place is fine creek bottom, which is level and does not overflow; creek runs about center of place; ½ mile to school, store and church; a fine buy for $2200. Terms can be arranged.

Chittenden, Otto & Neill

Rooms 17-18, 268 Stark st.

WE are headquarters for Clarke county, Washington, farms. Our list is too long to advertise them separately. We have them large and small, improved and partly improved, unimproved and stumpland. We will take you out to see any of them. Buy now and get benefit of increased values when electric line is built right to some of them and close to others within 60 days.
MURPHY & CASWELL,
230 Stark st. Vancouver office 712 Main.

Bought a Bargain Want a Partner

Have you $8000 to invest, balance to suit, for one third interest into 300 acre tract of the best walnut, fruit and onion land near Portland; land all clear, plenty of water for irrigation, railroad building through place. We can double our money in a year. I am a doctor—want a manager. Phone Main 1454.

10 Miles From Portland

40 acres; 26 acres cultivated, good water, 3 acres orchard, 5 room house, barn 36x50, prune fryer and other buildings, team, wagon, hack, harness, 2 head cattle, 4 hogs, chickens, incubator; $4500. Terms.

Schooley & Cadell

606 Main, Oregon City, Or.

16 acres, 9 acres cleared, 7 acres beaver dam, 85 fruit trees, 1½ acres potatoes, ½ acre strawberries, 3 cows, horse, wagon, harness, plow, cultivator, etc.; good house, cost $1200, good new barn and other buildings; R. F. D., telephone, ¼ mile from R. R. and store, 10 miles from Portland. Price $3600, will take lot or automobile as part payment.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

Farm Worth $3000 More

Than asked; 139 acres, 16 miles from Portland, half mile from proposed electric line; 80 acres under cultivation, oats run from 80 to 100 bushels to acre; nice 8 room house, tankhouse, gasoline water plant, concrete fruit and milkhouse, large barn; price $100 per acre; worth $125.
POULSEN-RATCLIFFE REALTY CO.,
320 Lumbermen's, 5th and Stark.

15 ACRES, in high state of cultivation, 6 acres assorted fruit, will pay $1000 within 90 days; good 5 room house, barn, well, 12 miles from Portland, 1 mile to electric line, 1 mile from steam line, on main county road. This is a beautiful place. Price $3000, good terms. It pays to see us.
CHAPIN & HERLOW,
332 Chamber of Commerce.
Phone Main 1652.

BROADMEAD.
SELLING FOR $200 PER ACRE.
But the same land in same vicinity through us for $70 per acre, on easy terms. It pays to see us.
CHAPIN & HERLOW,
332 Chamber of Commerce.
Phone Main 1652.

Land Bargain

40 acres nice lying land, 15 acres cultivated, 1,000,000 feet good saw timber, fine trout stream, 25 miles from Portland, $2200.
POULSEN-RATCLIFFE REALTY CO.,
320 Lumbermen's 5th and Stark.

FARMERS AND HOMESEEKERS.
We pay $10 a day and expenses if not found as represented. We have all kinds and sizes of farms throughout the northwest. If you want good value for your money and a square deal, see
F. FUCHS,
221½ Morrison st.

SMALL prune ranch in Clarke county, Wash., 12 miles from Portland, on North Bank railroad; price $2200; cash, $1200, balance to suit; purchaser will get this year's crop, which will considerably reduce the price of the property. Good reasons for selling. Y-143, Journal.

40 ACRES good soil, nearly all level and fenced, 3 acres in cultivation and a lot more easily cleared; plenty of wood and water; ¼ mile to 9 months' school; 2 miles to R. R. and town of Castlerock, Wash. Address owner, evenings, 395 E. 11th st.

FOR SALE—160 acre farm in Nehalem valley, 3½ miles from Clatskanie railroad station, near school, postoffice and store. 15 acres in cultivation, some timber; all good and mostly level land. Write to L. Magnusen, Mist, Or.

$4000—For 10 days only will sell 20 acres near Dundee, Or., with good 7 room house, barn, 17 acres in bearing fruit; crop worth $1000. G. W. Byers, Jr., Dundee, Or.

FARMERS, look here if you want a good farm and a cheap one, I can show you some for I have them. Call and see if it is not so. 402 Corbett bldg.

32 acres, quarter mile to station on S. P., all in cultivation; crop this year worth $1000; $87.50 per acre; $1250 will handle. P-149, Journal.

FARM near Eugene, $10,000, and house and lot in Eugene, $2500, for Portland property. P-146, Journal.

FOR SALE—FARMS 17

Look, Read, Think, Then Act Farm Buyers

Here is your chance to secure one of the best stock, dairy and fruit farms in the state of Oregon, 410 acres, all fine land, 50 acres in crops, grain, hay, garden, etc., 4 acres fine mixed orchard, all trees bearing, good buildings, with good water at house and barn, 20 head cattle, 5 horses, 200 sheep, some hogs and chickens, hay, feed, etc., to winter all stock, full set wagons, farm implements and tools, this farm will provide feed for more than 100 head of cattle or horses, and 100 head of sheep or goats, as there is an abundance of outside range; this farm is located in Lincoln Co., 20 miles from Newport, the most famous summer resort on the Pacific coast, 1½ mile to good town and R. R. station, 2 trains daily, also good county road and Yaquina runs through this place, it is also fed by an abundance of fine springs, so that all stock can get water at all times, now I have secured a 10 day's option on this fine farm, and this farm cannot be bought for less than $10,000 after August 15; my price $8750, everything goes. Call on C. G. North, agent.

Pine Tree Land Co.

Toledo, Or.
Remember 10 days only. A fine ranch in God's country, where grass grows green the year round, and sell and climate cannot be beat.

TEN acres, 12 miles from Portland, 4 blocks from a station on an electric line; large 7 room house, nicely painted; good well on the back porch; large, red barn, best of soil and level; all fenced; on macadamized road; 7 acres of full bearing fruit trees, apples, pears, prunes and cherries. This year's crop goes with place, is worth $500. The balance of the land is in berries and garden. This is a good little farm and nice country home, close to and suitable for old couple. Price $3000, ½ cash, balance to suit purchaser.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

A Chance of a Lifetime.

160 acres, splendid soil; 25 acres in crop, balance good pasture; 8 room house and good furniture; water piped in house and yard; large barn and outbuildings; 2 cows, 2 heifers, 4 horses and harness, buggy and wagons, 50 hens and all kinds of tools, 2 bearing orchards; well watered, beautifully located. This is an ideal place, and will soon go. Price $6500, ½ cash.
A. A. CLARK,
419 Board of Trade.

WHEAT FARM—ONLY 10 PER CENT DOWN.
920 acres, Sherman county, Oregon, 4½ miles from railway station; all level and all tillable; 80 acres pasture, remainder wheat land, good improvements. It only requires a cash payment of 10 per cent to secure this place; only 6 per cent interest on unpaid balance, and all except 10 per cent can be paid from crop returns. This is a rare opportunity for a thrifty farmer, if he will work.
OVERLAND INVESTMENT CO.,
401-402 Board of Trade bldg.

20 acres, 14 miles from Portland, on Linnton road; 17 acres under cultivation; lays fine, no rock or gravel; good family orchard in full bearing, all fenced; 3 room house, barn, 3 cows, 2 heifers, 2 horses, 5 dozen chickens, 2 pigs, plow, cultivator, harrow, wagon, buggy, single and double harness, 2 wells on the place, 1 mile from electric R. R. when finished. Price $3800, $2500 down, 3 years on balance at 6 per cent.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

70 ACRES within 8 miles of the postoffice of the city of Portland; 20 acres clear, all level, 2 springs, nice first growth timber, best of soil, beautiful elevation; only 1 mile east of the Oregon City carline, fine roads to city. Will take $250 per acre if taken as a whole, or $300 per acre for the clear part. Will never be offered again at that price, and will bring a fortune in a few years. C. F. Pfluger, room 6, Mulkey bldg., 2d and Morrison sts.

27½ Acres for $1700

5 acres in cultivation, small house, barn and outbuildings, 1½ miles from Canby, all good bottom river land, good well, all fenced, some fruit; $1000 cash, balance time. Call and look this over.

Gorbett & Co.

Postoffice bldg., Oregon City, Or.

10 Acre Farm

All choice land, fronts on electric carline and near the station, fronts on county road, all nice, clean soil, running brook of water, house, barn, all outbuildings, orchard, short ride out of the city; sell cheap or might trade.
HENKLE & HARRISON,
511 Gerlinger bldg.

OWNER will sell 40 acre dairy farm; feed on place, 3 horses, 8 cows, 5 heifers, 7 hogs, all farm implements, worth $1500; place is 3 miles south of Cornelius, Or., ¾ mile from school, on telephone, mail and milk route. Price $5000; would consider Portland property as part payment; no agents. Address box 31, Cornelius, Or., route 2.

Must Be Sold

ON ACCOUNT OF MORTGAGE.
80 acres, fine level land, 18 acres cleared, good springhouse and barn. $1750 cash.

Good acreage close in.
7 BOARD OF TRADE.

FOR SALE—Improved farm, 320 acres, 2 miles from R. R. station in Klickitat county, Wash., $30 per acre, $5400 cash, balance deferred payments. 220 acres unimproved, on Deschutes river, Wasco county, Or., $10 per acre. 1250 acres in Warner valley, Lake county, Or., $6 per acre. Room 11, 221½ Morrison st.

DAIRY farm for sale, 600 acres, 150 acres in grain and hay; west of Newberg; 14 flying springs; price $40 per acre; 100 acre tracts, $45 per acre. Come quick and catch a bargain. Jerry O'Brien, Newberg.

$2000—Big bargain, 21 acres, 8 in cultivation; new 6 room modern house, large barn, good orchard; other outbuildings; not far from Portland. Let us show you this. Dement & Krider, 242 Madison st.

FOR SALE—FARMS 17

Cheap Farms

160 acres; all fenced and cross fenced; good buildings; large creek; young orchard in bearing; 15 acres in crop; considerable more easily cleared; 14 head of cattle; some young horses; hogs and chickens; all farm machinery and tools; 4 miles from site of new power plant. $3500.

80 acres, ½ mile from George P. O.; 2½ acres in crop; orchard; new house and barn, 10 head of cattle, good team of young horses, harness, mower, plows, etc. $4000; ½ cash.

80 acres; 20 acres in cultivation; 200 fruit trees; 4 room house; small barn; ½ mile to George P. O. $2500.

80 acres; some good timber; 1½ miles to site of new power plant; 6 room frame house; 2 small barns; fruit trees; well and creek; $2000. Trade for house and lots and pay cash difference.

13 acres, 10 miles from Portland; station at the corner of the property; good creek; small house and barn. Trade for house and lots and pay cash difference.

We have a large list of 5 and 10 acre tracts and farms with and without stock. Some are for trade.

O. W. P. Land Co.

First and Alder sts.

Farms and Dairy Ranches

One of the best, and close to the city, with 80 acres upland covered with large oak, 460 acres of overflow land that is covered with natural grass, assuring two crops, and the best of pasture when others are dry, fenced with boards and wire; short distance to the city; 2 creameries close, and quick service to the city, getting the best price for sweet cream, makes this one of the best places for a first class dairy. You can secure this place on easy terms, and at a very low price—$37 per acre, and you will have no time to loose; secure this and you will become independent.

160 acres in a prosperous community, 8 miles to a good town, store 3 miles, milk and mail route, well fenced, new buildings, 30 acres in cultivation, 14 in oats, balance in potatoes, etc.; 3,000,000 feet merchantable timber. Price, $5000—one half cash.

Farms of all sizes, city property and investments to suit your cash.

J. M. Waggener,

210-212 Abington Bldg.

Farmer or Speculator

Dear sir: I am a fine farm of 150 acres; over ½ in cultivation, balance very easily cleared; level; the best of soil, all tillable; am well fenced; have 2 large barns and good 7 room house, fine orchard; am well watered with 2 creeks and 2 wells and located on main county road, 17 miles from center of Portland, 2½ miles from R. R., on telephone line and R. F. D.; school adjoining; 2½ miles from new electric line and land this is selling for $250 per acre right now, when electric line is completed will easily sell for that much myself and am well worth right now $125 per acre of anybody's money. Present owner does not appreciate me at anywhere near my worth and will give me away for $75 per acre and good terms. If you would be my next lucky owner get busy and see the
OREGON ADJUSTMENT CO.,
54½ Sixth st.

WASHINGTON PRUNE ORCHARD.
40 acres, 10 miles from Portland, 20 acres in Italian prunes (this soil grows them to perfection and they are always bought by the packers for "facers"); 4 acres bearing apples, 2 acres bearing English walnuts (see our samples); 3 acres second germ English walnuts, 3 acres bearing filberts, interset with almonds, 3 acres pears, peaches, quinces, cherries, grapes and small fruits, 6 room dwelling with cement basement, windmill and tank, 15,000 gallon cistern capacity, good barn, fine prune evaporator, all up to date; large storage and complete equipment. The prune crop goes with the place, and is estimated at $5000; is contracted at highest price; pickers engaged; all other crops and barn full of hay; price $20,000; terms, half cash, balance at 7 per cent.
OVERLAND INVESTMENT CO.,
401-402 Board of Trade bldg.

160 Acre Farm

IN
YAMHILL COUNTY.
No better farm in Oregon, 140 acres cultivated, balance good timber, has river frontage, 15 minutes' walk to railroad station; R. F. D., 2 phones, 9 room house, bathroom, stationary washtubs, windmill, 600 gallon tank; barn 40x60 feet, with sheds; all outbuildings; orchard, good terms.
HENKLE & HARRISON,
511 Gerlinger bldg.

TEN acres, 12 miles from Portland, all in cultivation; 7 room house, good 6 ton dryer, cost $1400, good barn and other buildings, windmill and all farm implements, 150 apple trees, 700 prune trees, 40 trees assorted fruit, 120 grape vines, 12 blackberries, 900 raspberries, 100 currants, 50 gooseberries, 300 strawberries, 1 acre in vegetables, good cow, ½ dozen chickens; close to school and store. Price $4250, terms.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

$25 PER ACRE.
23 MILES FROM PORTLAND.
Best soil for fruit, dairying and poultry raising, R. R. through property; for sale in 40 acre tracts for $25 per acre; on easy terms. It pays to see us.
CHAPIN & HERLOW,
332 Chamber of Commerce.
Phone Main 1652.

Exchange—80 Acres Hood River Apple Land

All choice apple and some improvements; will trade into Portland property or a farm.

Henkle & Harrison

511 Gerlinger bldg.

Farmers, Attention!

PLEASANT VIEW FARM.
50 acres, 40 acres cleared; good buildings. Call 1276 E. Stark. Phone Tabor 161.

$200 per acre, 5 and 10 acre tracts at Hillsboro, all under cultivation, on electric line, very easy terms. Dement & Krider, 242 Madison st.

20 ACRES good level land, ¼ in cultivation and fenced, balance easily cleared, on O. W. P. Ry., 20 miles out. P-140, Journal.

ALL GOOD ONES—SEE US.
COLUMBIA TRUST COMPANY,
Board of Trade Bldg.

FIRST-CLASS dairy farm and stock, and worth the price asked. L-143, Journal.

FOR SALE—FARMS 17

Stites & Co.,

520 Union ave., N. Phone East 4385.
Headquarters for farm, fruit, walnut and timber land.

If you want to sell give us a contract. We will do the rest.

$2500 cash for 10 acres in Carlton, Or., all in cultivation, level, good soil, can be sold in lots.

$2000 for 12 acres, in Willamette, on carline, ½ down.

$2200 for 78½ acres, 7 miles from North Yamhill; 25 acres in cultivation; family orchard, fenced and cross fenced; good house and barn. $1200 down, balance 3 to 5 years.

$7000 for 120 acres near North Yamhill, 80 acres in cultivation, balance pasture and oak timber, 3 horses, 1 cow, 40 goats, 3 hogs, 8 chickens, 4 geese, good buildings, 2 acre apple orchard, 5 acres in walnuts, $4500 down, balance 3 years at 6 per cent.

$7000 for 60 acres, 35 acres in cultivation, 18 acres fine timber, good family orchard, good well of water, good pasture, fair buildings, 1½ miles from Oregon Electric, 18 miles from Portland, with all the stock, crop, machinery and tools; terms, $4000 down, balance 5 years 6 per cent.

$1500 for 5 acres on Troutdale carline, 1-3 down, bal. 6 per cent.

$1200 for 10 acres of fine apple land near Hood River; $300 cash, balance 2 years at 6 per cent.

$5600 for 122 acres, 7 miles from Oregon City; 20 acres in cultivation, good soil, balance timber and pasture, the timber will pay for the place; small house and barn, 2 horses, 4 cows, 2 pigs, 4 chickens, 2 plows, 1 harrow, 1 wagon, 1 hack, buggy and harness, also double harness, all of the crop; ½ down, balance 5 years 6 per cent.

We have all kinds of bargains in farm and fruit lands all over the country, for sale or trade. We can suit you. Call for our printed list.

CLOSE IN FARM BARGAINS.
Fine country home of 20 acres, 2½ miles of city limits; 18 acres in cultivation, 5 acres bearing grapes, 3 acres apples, creek through place; modern 11 room house, 2 greenhouses, new barn, on good gravel road. Price $10,000; terms. This place rents for $600 per year. Consider some trade in Portland property.

41 acres 6 miles of Newberg, 30 acres in cultivation; house, barn, fenced, fine orchard; 3 springs, creek; 5 cows, 4 yearling heifers, team, wagon, all impements; good hop house, 6 acres hops; crops and all, $4500; terms.

26 acres, 10 miles of Portland, 1 mile of car, on Foster road; house, barn, big orchard, ¾ acre strawberries, ½ acre raspberries; all in cultivation but 3 acres of timber; good creek; A-1 place; $350 per acre.

60 acres 3 miles of Sherwood; house, barn, creek, telephone, mail route, 40 acres in cultivation; a bargain, $4000; terms.

THE JOHN W. JOHNSTON CO.,
301 Buchanan Bldg. 286½ Wash. St.

ONE acre river front, good yacht landing, 5 room house, good barn and cow barn, chicken-house and garden, all fenced, cherry and plum trees, quite near car station; price $3600, $2600 cash, assume mortgage.

One acre river front, good yacht landing, 4 room rustic house, cellar, fruit and fir trees, all fenced, quite near electric car station; price $2600, $1600 cash, assume mortgage.

1 1-5 acres beaverdam, 3 blocks from car station, nice building site; price $500, terms $100 cash, balance $10 per month at 7 per cent.

Four room bungalow, partly finished, lot 82x137½ feet, quite near electric line; $525 cash, $575 on terms.

SELLWOOD TOWNSITE CO.,
R. V. Belford, Prop.
Phone Sellwood 161. 1665 E. 13th st.

TIP TOP FARM BARGAINS
30 acres, one half in cultivation, fine water, good buildings, 1½ miles from town; $1700, terms.

108 acres, 80 in cultivation, fine large buildings, water piped to house and barn, close to school, good orchard, stock and implements go with place, 5 miles from town; price $5000, easy terms.

161 acres, 80 in cultivation, 40 in open pasture, balance fir timber; fine buildings and good large orchard, 2 wells and running water; $35 per acre, on easy terms.

These bargains are in the Willamette valley, about 40 miles south of Portland. Call and look over our list and let us give you full particulars. Room 205 Wells Fargo bldg.

Big Stock Ranch

1550 acres, 5 miles from Corvallis, Benton Co., has swell house of 9 rooms, 7 large barns, and couple small houses, about 350 acres cultivated, balance fine open pasture with some good timber about 30,000,000 feet saw timber, and about 20,000 cords of wood which finds ready sale on place, sawmill on place, ½ mile to school and 300 goats, 270 sheep, 4 horses high grade, 1 colt, 6 cows, 1 bull, blacksmith shop and tools, 3 wagons, 2 buggies, binders, mower, 50 thoroughbred chickens and 15 turkeys, all go at $40 per acre, part cash and long time on balance, would consider some Portland property at cash value. Lincoln Investment Co., room 301, 286 Wash. st.

Near Clackamas Southern Railroad

320 acres, 160 acres in cultivation, balance slashed and in good pasture, farm nice and level, situated on the Molalla prairie near the site of the proposed Clackamas Southern R. R.; Molalla river skirts this place, county road on three sides, crop, stock and all implements go; price $60 per acre; terms; will sell 50 or more acres from place if desired.

E. P. Elliott & Co

Stratton bldg., Oregon City, Or.

13 acres, 3 miles from Salem, all cleared; 5 room house, barn, etc.; young orchard, berries, etc.; good fence, fine creek, cow, calf, horse, and all farm implements. Price, $2400, $500 down, time to suit purchaser on balance.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

A GOOD SMALL FARM.
32½ acres close to good town in Washington county; ½ in cultivation, A-1 soil, on milk route, R. F. D. and phone; small house, no other buildings. Price $3000. Take small home as part payment. Neal Brown, 709 Swetland bldg.

1000 ACRES IN DOUGLAS CO., 800 in cultivation, balance can be, good buildings, between 2 county roads, close to R. R., fine farm to cut in smaller tracts; nice and level, $45 per acre. The John W. Johnston Co., 301 Buchanan bldg., 286½ Washington st.

5, 10, 15 and 20 acre tracts, all in crop, good 7 room house and outbuildings, 2000 gallon water tank, gasoline engine, 75 bearing fruit trees, 4 acres in berries, all fenced, a grand place, on Section Line road, 1½ miles from city limits. Loucks & Rabb, 90 5th st.

SALE OR EXCHANGE—Wheat ranch of 334 acres in Sherman county, Or., 6 miles from railroad town; 230 acres in crop this year; house, barn, fenced, good water. Price $30 an acre. Realty Brokerage Co., 803 Board of Trade Bldg.

FOR SALE—2½ acres, with 5 room house, barn and chicken houses, 1-3 mile from Mt. Scott carline; cash or terms. Sunnyside Fuel Co., 36th and Hawthorne ave.

RANCHER attention, big bargain river front bottom land, 53 acres, 20 plowed, house, etc., also faces county road on upland; $3750; is very cheap. Inquire 242 5th and Main.

FOR SALE—Fruit ranch, 5 acres; 113 trees, apple, pear, cherry, small fruits; fine soil; 1½ miles from streetcar and 2 railroad stations; very easy terms. C. A. Littler, Forest Grove, Or.

SNAP in Crook county lands; 1000 acres, will divide; new railroad survey goes through the land; sacrifice sale, $10 per acre; ½ down, balance 6 per cent. 605 Commercial block.

$790 for 30 acres logged off land, splendid soil, lies almost level, handy to Portland and car. Dement & Krider, 242 Madison st.

FARMS and fruit lands; come and see us or write and let us know what you want. We have it. Lang-Hill Land Co., 414 Abington bldg.

FOR SALE—FARMS 17

A Few of Our Bargains

A fine acre of ground in fine state of cultivation; good 7 room house and all kinds of fruits. A fine well and large tank for all water purposes; nicely fenced and fronting a fine car service, 5c fare; $3800.

$2500—20 acres of fine level land, close to Portland and the electric railroad; 2400 cords of fine, large fir wood. Land is selling for $125 per acre with wood off.

$70 per acre for one of the best producing farms in the valley; ½ mile from a fine valley town of 3500 inhabitants; soil is rich river bottom and sandy loam; nearly all plow land and in crop. Owner lives in town and farms the land. 110 acres.

$70 per acre for a farm of 391 acres, all highly improved and every bit fine soil. Buildings cost $4500. 3 miles from the same town as the above farm.

$70 takes another fine farm of 70 acres, all improved and fine land, and fronts to a fine road. Close to town.

$65 per acre for 217 acres of fine land and close to Portland. This is a fine dairy proposition, and while the improvements are poor, the land is good and is a cheap buy.

$40 per acre for a farm close to a fine town and not far from Portland; 140 acres improved and 120 acres in crop. Good buildings and plenty of fine water. This is all fine land.

$50 per acre for a fine farm, with good improvements and 75 acres plow land; 4 miles from town, and lots of water and fruits. All farm land except 30 acres. Free delivery and telephone. This farm is for exchange, if you have city property; 160 acres.

Some large tracts of good farm lands, suitable for colonizing. One very fine proposition of 1800 acres, close to railroad and in a fine country, and only $12.50 per acre. A large portion of this tract is in cultivation and it is fine bottom land.

We have city property to exchange for outside property, and if you have a small place to trade for a nice city home, come in.

We are not advertising anything that is not a good bargain.

Don't forget the place, for we have the good bargains.

Everett & McCleod,

Room 206, Rothchild bldg.,
4th and Washington sts.

SELL OR TRADE
40 ACRE FARM.
All fenced and cross fenced, 29 acres in crop, 11 acres stump pasture land, nice orchard, room house, good porches, all well finished and in good condition; well with nice tower and tank, all well painted; fine dairy house, 2 good barns and other outbuildings, nice picket fences, painted; nice lawn and flowers; 1 team, 4 cows, 1 heifer, 1 sow with 8 pigs, some fowls, 1 new wagon, 1 top buggy, 1 open buggy, 1 set double harness, 1 set single harness, 1 new mower, 1 new rake, 1 new harrow, cultivator, 2 plows, 1 new roller, ½ interest in new seed drill, all small tools; 1 new cream separator, R. F. D., telephone, cream route, near new electric R. R. and short drive from Vancouver, Wash. A beautiful little farm, very pleasantly situated. Will take Portland suburban house or improved acreage as part pay.
HENKLE & HARRISON,
511 Gerlinger bldg.

46.7 acres, all in cultivation but two acres, which is in timber—fir and oak—suitable for wood; creek and well on the place; also windmill and tank and 1000 feet of water pipe; new house, cost $2000; new barn, cost $800; 15 acres of commercial apples, 10 acres of cherries, 6 acres of prunes, 2 acres of strawberries, 1 acre of gooseberries, ½ acre of blackberries, 2 acres of corn, 2 acres of potatoes, 7 acres of vetch and oats; fine fruit land, 4 miles from Salem; orchard is 4 years old. Price, $9000, $5000 cash, 2 to 5 years on the balance.
COLUMBIA TRUST COMPANY,
84 Fourth st. Board of Trade bldg.

COLONIZATION.
5980 acres, Grant county, Oregon, in a rich valley, to which a railroad is now building; includes 12 farms, with buildings and orchards. This year a large acreage is in wheat, oats, barley, rye, hay crops, roots and vegetables. The stand will compare favorably with farm lands anywhere; about three fourths tillable, balance bunch grass pasture, with running water and some timber; the roads are good, tract has convenient schools, church, store and postoffice; price averages $13 per acre, easy terms.
OVERLAND INVESTMENT CO.,
401-402 Board of Trade bldg.

Opportunities for Everyone

Once in a life time; this is one of them; 5 1-2 acres of the best soil in Oregon; new 5 room bungalow; plastered concrete foundation; cement cellar; porch on three sides; 45 chickens, fine cow, 12 young fruit trees, good garden, right at electric depot, free fare for 1 year to city; enough wood cut and split for a year; all for the small sum of $2750. If you mean business see
OREGON ADJUSTMENT CO.,
54½ Sixth st.

FORCED TO SELL.
40 acres of as fine apple land as is to be found in the
HOOD RIVER-MOSIER
districts, only 4½ miles from the depot; the owner is in a tight place and is forced to sell quick; the price is $350 per acre; if you have $1200 in cash this is your opportunity, time on balance; actually worth $100 per acre; will sell to the first man seeing it.
DEVLIN & FIREBAUGH,
510-511-512 Swetland Bldg.

POLK COUNTY FRUIT FARM.
54½ acres, 5 miles from Independence. Over 20 acres in standard variety full bearing fruits, being principally apples. The balance of the place, which is in pasture, is partly cleared, all of which is good fruit land. The entire place is fenced. Improvements consist of a good house and barn. Price $8500. Terms can be arranged, or will trade for city property at cash basis.
DEVLIN & FIREBAUGH,
510-511-512 Swetland Bldg.

76 acres, 2½ miles west of St. Johns, 1½ miles southeast of United Railway; 15 acres cleared; 10 acres good timber, balance light brush, easily cleared; never failing stream of water; soil rich, land lays well, convenient to school and church. Price only $125 per acre; terms.
THE SHAW-FEAR COMPANY,
245½ Stark st.

1100 acre wheat ranch, good house, barn, fine springs, on the place, 7 miles from market, 900 acres in cultivation will take Portland property for 1-3 its value, balance in crop payments. Horses, implements, $25 per acre. Also will rent.
SQUARE DEAL REALTY CO.,
218 Board of Trade Bldg.

FRUIT FARM.
Do you want a fine fruit farm of 15 acres, close to the city, for $600 per Acre; good as others are asking $1000 per acre for; if so come and get particulars. I defy you to find its equal at the price. Would take modern home in Portland as part pay. Neal Brown, 709 Swetland bldg.

A PIE FOR AN INVESTOR.
Large and well improved farm not far out on line of United Railways; lies well to divide. It's a large proposition, but can be handled with $20,000, and make a cleanup of $20,000 inside of 90 days. See this and be convinced. Neal Brown, 709 Swetland bldg.

FOUR miles from Beaverton on county road, 150 acres, 45 cle