

# MARKET LISTLESS PENDING OUTCOME OF THE ELECTION

People With Money to Invest  
Are Holding Aloof—\$500,000  
Represented in Transfers  
for Last Week.

"Listlessness" aptly describes the present condition of the Portland real estate market. The weather was hot last week for a part of the time and it was such an unusual heat and so unusual in Portland that it took the starch out of most people. Then, too, the Rose Festival is at hand and this gala event is always the occasion of the temporary abandonment of the more serious affairs of business. But the cause of this "listlessness" that is, more the cause than anything else, is the approaching municipal election. People with money to invest in real estate are holding aloof to see which way the political cat is going to jump, but men, from excess of caution, are long accustomed to grip tightly their wealth when it is up to the people to change their rulers and to cause these rulers to change their policies.

**Last Week's Transfers.**  
Yet in spite of all this, a lot of people bought property last week in Portland. Transfers of title to the value of more than \$500,000 were filed for record while selling agents for the numerous residence additions reported a fair amount of contract trading. Some large transactions in state acreage and in suburban acreage tracts came to light and a lot of improved and unimproved city residence property found new owners.

One of the largest residence property deals noted was the sale of six lots in the small addition adjoining Irvington Park on the east for \$12,750. This property was sold by James C. Hagar to E. H. Leach.

Morgan, Fieldner & Boyce deeded to the Fordham Investment company 100x195 feet on the east side of Ford street, 200 feet south of Washington street, for a consideration of \$25,000.

A new house and lot on the north side of Salmon street, near East Twenty-third was purchased by J. M. Thomas from George Roobe for \$6000.

**Lewis Buys Dwelling.**  
W. H. Lewis bought the handsome building site in Westover Terrace from the Lewis-Wiley Hydraulic company, and paid \$5000 for it.

Deeds were filed for record conveying to Robert J. Calk nine acres located east of Irvington Park and five blocks in Trautman's addition, which is in the same vicinity. The total consideration involved in this transaction was \$15,000.

Mr. Tate, the new owner, in a new corner to Oregon. He has platted the nine acres and will put that, together with the portion of the Trautman's addition purchased by him, on the market. The property is high and slightly.

F. W. Pezoldt has purchased from A. G. Eschman the east half of lot 14, block 6, Boscher's addition, for which he paid \$25,000.

A quick turn and a \$1500 profit was

made last week in the piece of property on East Twelfth street, between Sherman and Caruthers. This parcel has a frontage of 40 feet on the west side of East Twelfth. It was first purchased by L. M. Tipton from F. W. Goldatt for \$5000 and was immediately resold by the purchaser to Frank F. Fisher for \$6500.

**Other Sales.**  
The Laurelhurst company sold two building sites, one was described as lot 23, in block 37, which was purchased by H. E. Burke for \$4000, and the other as lots 1 and 2, block 46, which was sold to L. H. Maxwell for \$3200. Both purchasers are home builders, which means that two handsome new residences will go up in Laurelhurst right away.

A. J. Lee has sold to William A. Burdick a new house and 40-foot lot in Rose City Park for \$4000.

Another Rose City Park deal reported last week was the sale by Lina Peterson to W. H. Gray of a house and lot described at lot 15, block 29. The consideration was \$1500.

John G. Hibbard has sold to Morita Jacobowsky a house and lot located on East Everett street, near East Thirty-first, for \$4000.

F. M. Lockwood has sold to Mathias Beck lots 10 and 11, in block 2, Southeast Sunnyside, for \$1800. This property faces on East Thirty-first street, near East Grant.

## STEELE TO BUILD FINE RESIDENCE

\$11,000 Home to Be Erected  
Near Head of Johnson  
Street.

Frank A. Steele, who some weeks ago purchased a finely located residence site located near the head of Johnson street, has taken out a permit for a three story frame residence which he will at once erect on the property. The site of Mr. Steele's new home is located on the south side of Johnson street, between Twenty-sixth street and Cornell Road. He paid \$14,600 and his projected new home will probably cost an additional \$11,000. A permit authorizing the erection of the house was issued last Friday.

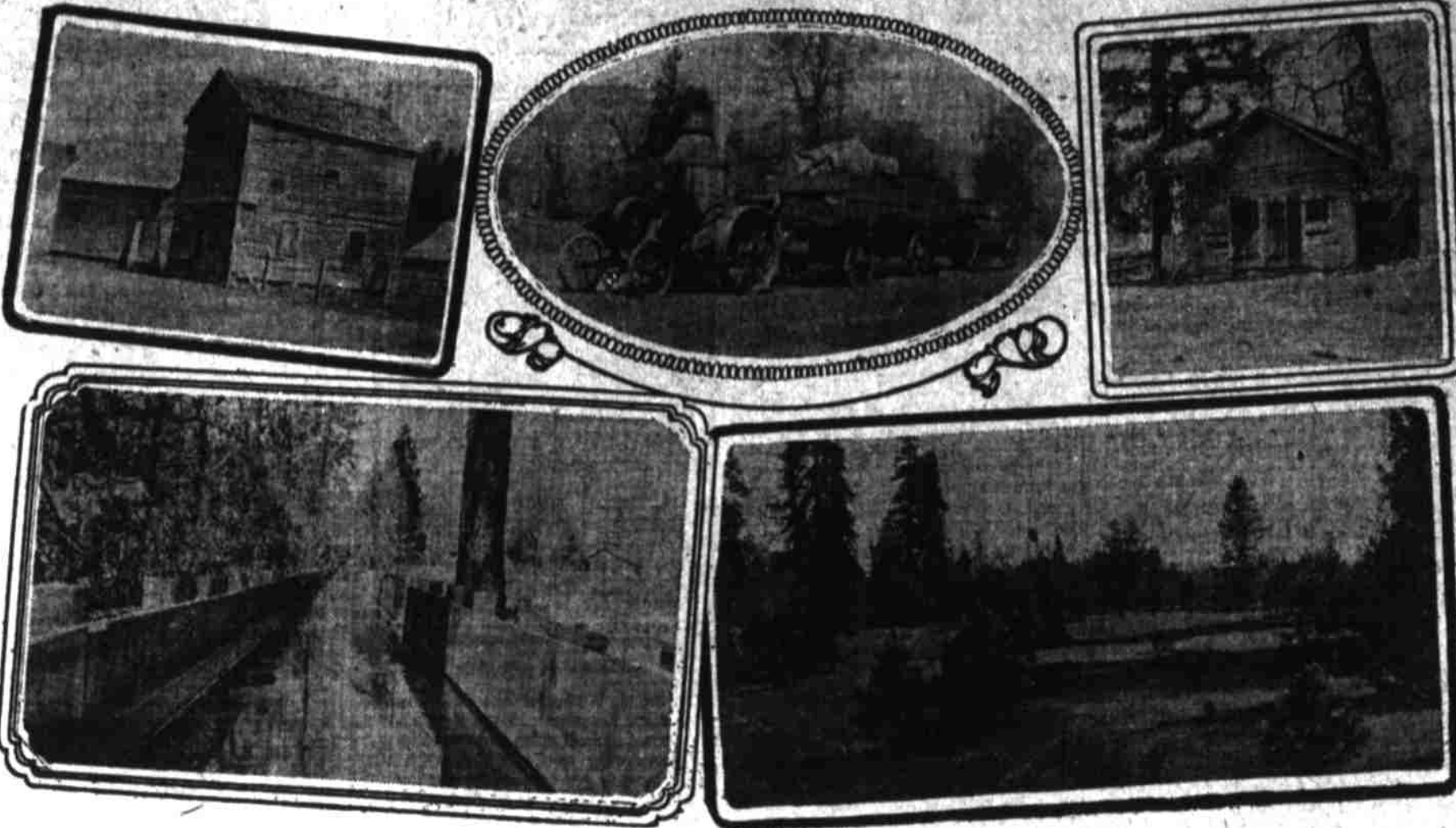
On the same date A. Hillier took out a permit for a two story frame dwelling to cost \$25,000, which he will build on Meriam place, between East Gilman and East Hoyt streets. Permits have also been issued to the following builders of dwellings to cost \$3000:

J. R. Danforth, 1 1/2 story cottage, East Tenth street, between Shaver and Falling; M. H. McMahon, 1 1/2 story cottage, East Sixty-fourth, between Siskiyou and Kleeckitt; S. M. Schultz, two story dwelling, East Fifty-second street, south east; F. W. Hollister, 1 1/2 story cottage, West avenue, between Lincoln and Sherman.

### Hotel Under Way.

(Special Dispatch to The Journal.)  
Metolius, Or., June 3.—The Inland Empire company hotel, a two-story structure covering a surface of 60x100 feet, is being pushed rapidly toward completion. The interior plans include a large lobby and spacious dining hall, sample room and barber shop.

## Grants Pass Commercial Club Travelers Find Fertile Regions Awaiting a Railroad



Above, at the left, is seen the old schoolhouse at Kerby, built about 1856; in the center is shown a modern method of hauling on interior Josephine roads, while at the right is the old county jail at Kerby, built in the early 50's. Below, at the right the Kerbyville Irrigation & Milling company's flume.

### Special Dispatch to The Journal.

Grants Pass, Or., June 3.—The Grants Pass Commercial club, which spent Monday and Tuesday in a pilgrimage to Selma, Kerby, Waldo, Holland, Orange and Taklima, all interior points in Josephine county, saw wonderfully fertile districts in the Illinois river and Sucker and Deer creek regions.

These interior towns are not only rich in agricultural possibilities, but also in mineral wealth, to say nothing of lumber and fruit.

The principal topic in the mining circles of these places is concerning the various gold strikes recently made in the territory tributary to Grants Pass. Gold was discovered in southern Oregon about 1852, on Josephine creek, near Canyon creek, where over 200 miners were at work during their palmy days at this mine.

This district is coming to the front again now and big developments may be expected.

In the early 60's 5000 miners are reported as having held a very profitable mining congress at Waldo and disinterested parties claim that the very ground on which that session was held in Waldo goes \$10 gold per yard. However, it will take some money to work out any district here the same as was the case at Nome. An old Alaskan miner recently said: "Over \$750,000 was spent on one project at Nome before any gold was taken out, and I am confident that this district will yield better returns than were secured there."

The over burden is very great in some places, but beautiful gold is down there and the showings are rich. This is not a worked out district; it is new territory when handled by modern mining methods and the ground is easily worked. The Waldo Consolidated Mining company owns 3000 acres adjacent to Waldo and it is understood that the townsite will come under its operations in the near future.

Mining is the feature that interests miners and excitement is rife on every hill and mountainside. Every mine is being given close attention and worked more carefully than ever before, with improvement in methods everywhere.

However, mining is not the only attraction. With the revival in railroad talk, farmers are taking courage in all the Illinois, Sucker and Deer Creek valleys as well as in the numerous valleys and coves between Grants Pass and Crescent City, a distance of nearly 100 miles by wagon road.

as is the old flour mill, the latter having been washed away in a flood in the Illinois river a couple of years ago.

Probably more wheat was threshed in the Illinois and Sucker creek valleys in the 60's than is now, as the tastes of the well-to-do inhabitants have advanced and nothing but the latest style patent flour is good enough for them.

In the election of 1883 Kerby precinct is said to have cast the largest vote of any precinct in Oregon, while one saloonkeeper took in over \$3000 over his bar in one day, with the cheapest drink at "two-bits."

One meets some very talented people in these mountains—lured hither by the attractions of this climate, the search for gold or love of a beautiful home where one may pile up wealth in stock raising or mixed farming.

The old colonial type residence occupying a commanding site located at the head of Hawthorne avenue and long owned and occupied by Judge C. U. Gantenbein was sold last week to William Sheehy for \$9000. The grounds,

Horace Stevent, who reported the land fraud cases tried a few years ago, has a claim about 15 or 20 miles from Kerby.

H. B. Reed, formerly of Portland, is doing some special work in the Illinois valley.

It might be timely to say that Canyon creek specimens of telluride ore are being shown that run \$12,000 per ton. There is a great future before this country. Millions of cords of wood await the coming of the steel rails to transport them to market. Water in abundance is available over all this country. Probably 5000 or 6000 acres are under cultivation in Sucker Creek now, while many times this amount is possible. Only the railroad will open this district.

102 by 278 feet, is one of the finest building sites on the east side. It is equidistant from the Hawthorne avenue carline and the Mount Tabor line, being four blocks from each.

The new owner plans to move the house to a different location and erect in its stead a fine modern home to cost from \$10,000 to \$15,000. Judge Gantenbein is building a handsome residence in Murraymead addition which he will occupy in a few weeks.

The sale of the Gantenbein property was made by Chapin & Herlow.

## SHEEHY PURCHASES GANTENBEIN HOME

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## D. A. C. SOON WILL HAVE ERECTED 4 MORE BUILDINGS

Horticultural Structure Largest  
One Planned—All Are to Be  
of Durable Type and Semi-  
Fire Proof.

The building equipment of the Oregon Agricultural college at Corvallis will be increased this summer by four new buildings, all of the durable type and semi-fireproof.

Plans are now being prepared for these structures in the offices of a firm of local architects, who received the commission from the board of regents of the institution. The new group includes a horticultural building, a farm mechanics building, a mechanics arts building and a stock judging building.

The largest of these projected new structures is the horticultural building, which will have ground dimensions of 121 by 73 feet, will be three stories high and full cement basement.

It will have brick walls with a steel trussed roof. The type of architecture will be classical, thus harmonizing as far as possible with the general style of buildings on the campus.

Next in importance of the proposed new buildings is the mechanics arts building, a two story and basement brick structure, 36 by 170 feet, with galvanized iron cornice and trussed roof. It will contain a woodwork shop with finishing department, plumbing shop and foundry. The second floor will be used largely for storage purposes.

The farm mechanics building will be a one story brick structure 30 by 110 feet. A feature of this building will be an interior balcony extending entirely around the structure, which will be used for the display of small machinery in actual operation.

Only one of the buildings is to be a frame structure—that to be used for stock judging purposes, which is to be a 40 by 80 foot structure with a height of 28 feet. This building will be so arranged that two classes may be engaged in stock judging at the same time.

Contracts will be awarded for the construction of these buildings June 3. The buildings are to be completed and ready for use when the fall term opens in September.

### To Attend Congress.

(Special Dispatch to The Journal.)  
Montreal, June 2.—His Grace Archbishop Bruchési, accompanied by his secretary and Canon Sylvestre, left Montreal today for Europe. The archbishop will go first to Madrid to attend the Eucharistic congress to be held in that city the last week of June. From Madrid he will proceed to Rome to pay his homage to the pope and to present to the holy father a specially bound volume of the proceedings of the Eucharistic congress held in Canada last fall.

# INTRODUCING Elmore Park



The Beauty Spot of Oregon's Coast and the Cream of Garibaldi Beach. Soon to be reached in three hours or less by the P. R. & N. Railroad, which will be completed about August 1 this year.

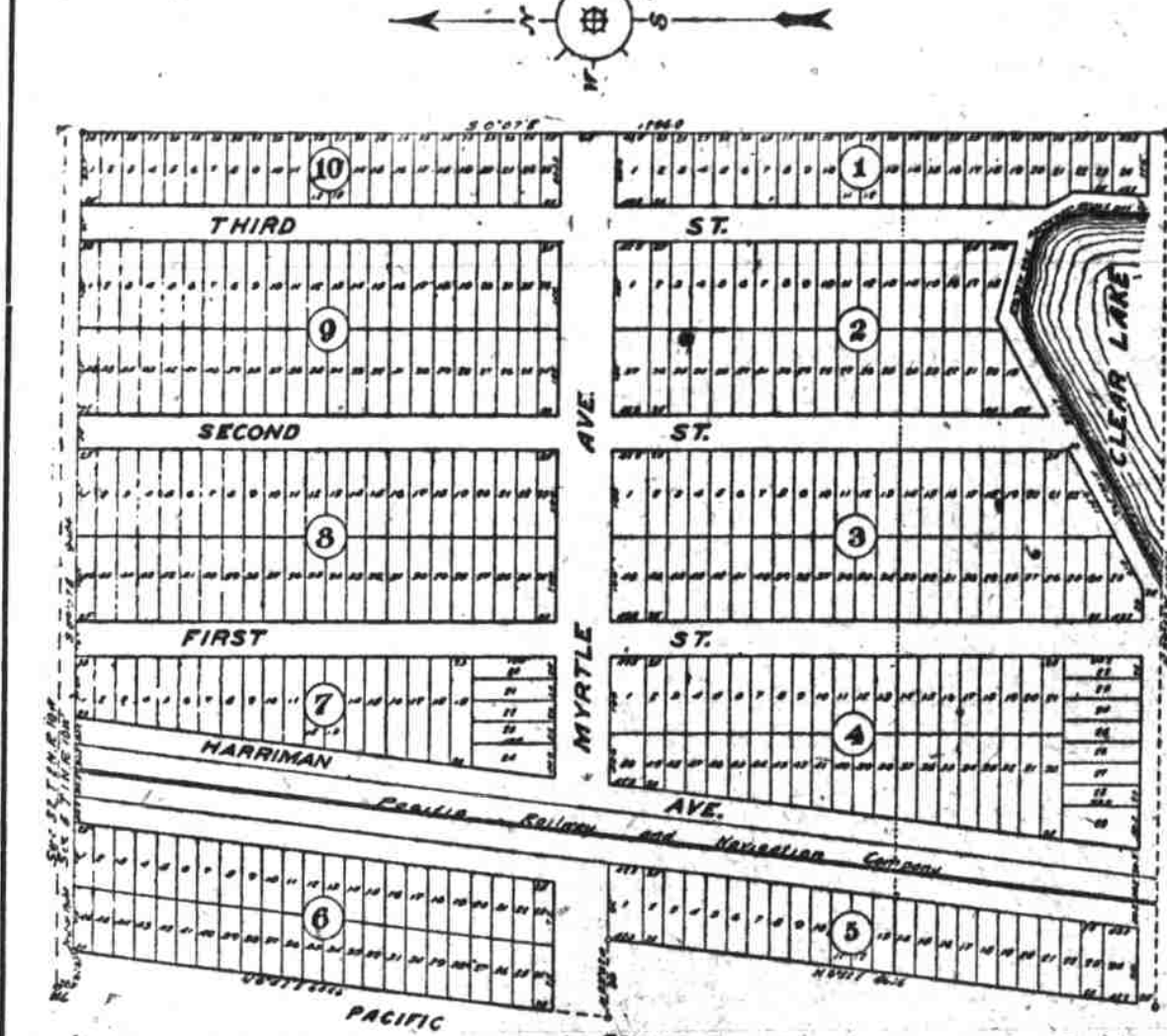
Nearly all the beach properties of Oregon have been placed on the market and sold, some of them at prices ranging from \$600 to \$2500 per lot (some more).

But it remains for the owners of Elmore Park to place within the reach of everyone of moderate means this, the most desirable spot along our shores. WHY?

BECAUSE it is absolutely protected from the chilly northwest winds which mar the Summer outings at less favored places.

BECAUSE every lot is level and covered with a luxuriant growth of green, mossy grass (not loose, shifting sand).

BECAUSE Elmore Park has not one lot on the entire property that is farther from the beach than 900 feet (beach lots in reality as well as in name).



BECAUSE Clear Lake, on the back of Elmore Park (fed by streams from the hills immediately back of the property, and is literally teeming with trout—and big ones, too), makes an ideal place to idle away a pleasant vacation. Either bathing, boating or fishing.

BECAUSE most lots are covered with sufficient timber to insure the very cosiest of camping places, either in tent or house.

BECAUSE the railroad runs through Elmore Park, thus affording the best of freight and passenger facilities.

BECAUSE of other reasons — magnificent view; broad, level, hard beach, etc. — this place is without question the choicest of them all for vacation purposes. Lastly—

BECAUSE, for the above reasons, there being but 352 lots to be sold, you had better secure one of the very best beach lots ever put on the market at moderate prices.

**Lots Are \$150 and UP**  
NO TAXES—NO INTEREST  
Ten Per Cent Down, Balance as You Wish

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NO TAXES—NO INTEREST  
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Call or Write **ELMORE PARK, 317 Railway Exchange Bldg. Portland, Or.**