

REALTY AND BUILDING NEWS OF THE WEEK IN AND NEAR PORTLAND

CASES SAID HAPPENINGS IN THE REALTY WORLD

Big Contracts Occupy Attention.

The opening of bids and awarding of contracts for the construction of the big interstate bridge overshadowed all other matters of interest in the realty and building world last week, and was responsible for the pre-eminence in Portland of contractors and engineers from all parts of the Pacific Coast and from many other sections.

Being, as it is, one of the biggest jobs now up for attention throughout the United States, the announcement of the engineers concerning the lucky winners has been awaited with anxious interest.

Due to the fact that steel and building materials in general are low at the present time, the bridge commission and supervising engineers looked for and received bids which will result in the construction of the bridge at a figure much lower than the estimated cost of \$1,750,000.

Now that the contractors have been decided upon, it is expected that actual operations will be underway within six weeks at the most and that the huge structure will be complete and ready for traffic a year from next October.

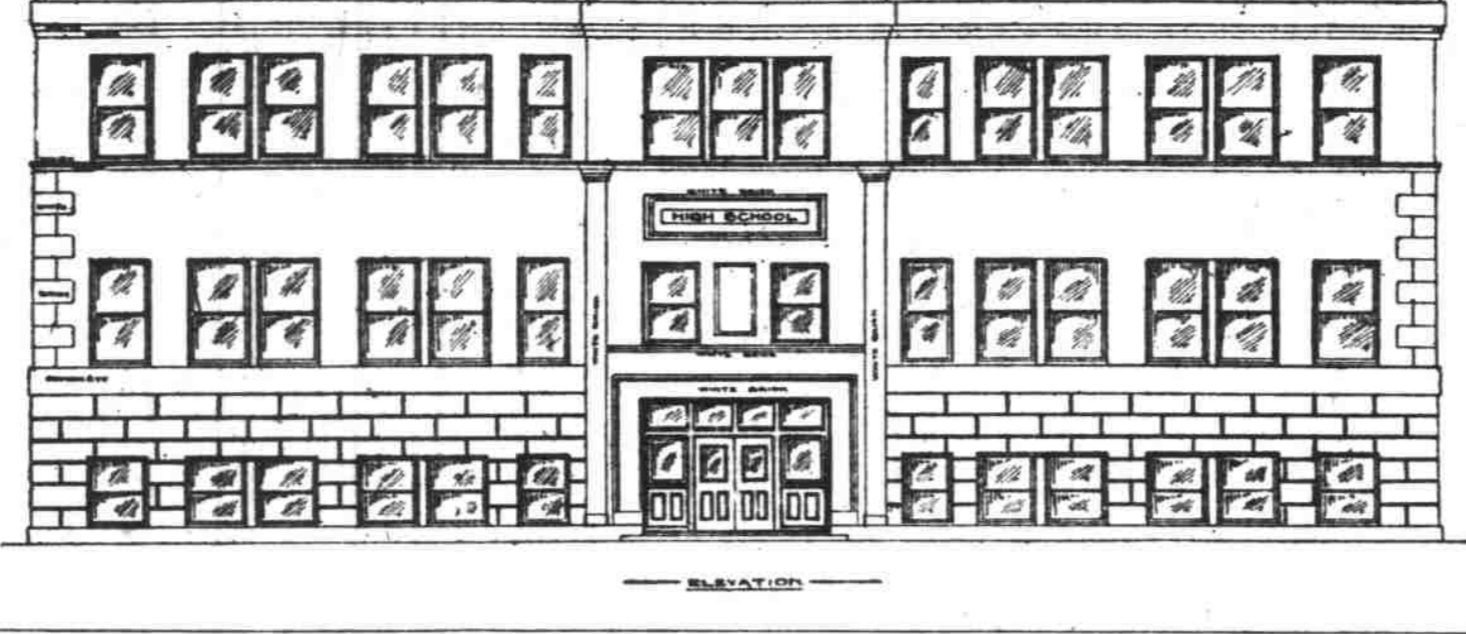
A big project that is rapidly approaching the point of actual operation is the proposed lowering of the main line tracks of the O-V. & N. from East Twenty-eighth to the city limits and the construction of viaducts over the principal street crossings.

In construction lines the largest single building contract awarded during the last week was for the \$90,000 five story Blake McFall building at the east end of the Burnside street bridge.

Also awarded during the week was the \$100,000 contract for the construction of three bridges to span streams on the Columbia Highway, which will represent an investment of about \$300,000 in round figures.

During the week the school board directed the superintendent of school properties to make plans for the construction of the proposed \$100,000 high school building, which will be built during the summer, and it was announced that the Portland Flouring Mills will soon call for bids for a \$20,000 warehouse which will floor the mill on the south in the lower harbor.

Several good realty sales were reported. These include the sale of the Eastern Hotel at Grand avenue and East Ash streets and a lot to John Thomsen for \$60,000; the purchase by Mrs. Solomon Hirsch of a two-story building at Washington and Ford streets for \$30,000, and the sale by the Ladd Real Estate company of a tract in the Brooklyn Field to Frank Schmitt for \$100,000.



LATE RURAL REALTY TRANSFERS AND SALES

Log Angeles Man Buys. Ten thousand dollars was the consideration given in a deal in which W. L. Orr of Eugene transferred a 25-acre ranch north of Eugene to A. T. McCully of Log Angeles. As a part in the deal he accepted a residence building in Eugene.

Excavation Is Begun. Work of excavating the basement for the \$90,000 federal building at McDonald is underway and it is anticipated that actual building construction will be started very soon.

Farm Land Sold. Eighty acres of farm land between Adams and Eastland has been sold by T. A. Llaeuallen to W. Scott Banister for \$9,000, or \$12.50 an acre. Ben F. Marlin of Meacham has bought George F. Boozer 80 acres of timber land near Meacham for \$320.

La Grande Building. Steady building for the spring is expected in La Grande. During the month of January the record of building permits granted for the construction of two \$2500 apartment houses and numerous repair jobs, while the early part of February saw work start on several residences, one of which will cost \$4500 to complete.

Business House Planned. A large two-story brick and concrete business house is being planned for Hepper by Vic Groshen. It will be erected on Main and May streets some three blocks south of the downtown.

Bank Building Is Leased. The old bank building corner at Albia avenue and Russell street, which was first occupied by George W. Bates & company, bankers, was recently leased by Stephen Collins to the M. G. Gill Meat company.

Fairview Plans Water System. The construction of a municipal water system is contemplated at Fairview and as soon as some technical defects concerning the city's boundaries are corrected, estimates of the cost will be prepared and the various ways of securing water taken into consideration.

North for Fireboat. The O-W. R. & N. has offered the city a location for the proposed berth of the fireboat George H. Williams at the intersection of Sixth and Eighth streets. Although no special action has yet been taken it is understood that the council is favorably disposed toward the site, and should it be accepted a fireboat house will be constructed.

Illinois Man Buys Dairy Farm. A 72 acre dairy farm near McMinnville has been purchased by John H. Harrington, one of the supervising engineers. Contracts were awarded to the amount of \$1,305,953.52.

118,000 Deal in Yamhill. One of the largest realty transfers for Yamhill county for several years has just been recorded. Thad Howden sold his 800 acre farm near Sheridan, with all the stock and equipment, to Joseph Lindquist for \$118,000. The ranch is said to be one of the best in that portion of the county.

65 feet on May street and 125 feet on Main. There will be store rooms on the first floor and a restaurant also. The second story will contain 45 rooms and will be used for hotel purposes.

Receiving Bids for Theatre. The Second Street Theatre company, of Walla Walla, is now receiving bids for the construction of a \$25,000 moving picture house, plans of which were made by George P. Purvis in the Northern Bank building of Seattle.

Will Add to Private Hospital. Dr. J. F. Cropp, of Walla Walla, has announced his intention of building an addition to his private hospital at Walla Walla. The addition will cost in the neighborhood of \$25,000.

Furnish Sells Umattila Farm. J. V. Furnish, of Portland, who recently sold the Furnish Ditch near Stanfield for half a million dollars, has just disposed of a 400 acre farm in Umattila county between Despair Gulch and North Cold Spring to Elmer Pell, well known in Eastern Oregon.

Electrical Wiring Work. It is understood that no contract will be asked, but that the job will be done by day labor.

Will Build Addition to Mill. The Portland Flouring Mills company contemplates the erection of a warehouse adjoining its mill on the south as soon as the application now before the commission of public docks is approved.

Permit to Erect House. Royal H. McCarthy has taken out a permit for the construction of a two-story residence for his own use which will be placed at the north end of the street in the Alameda Park addition.

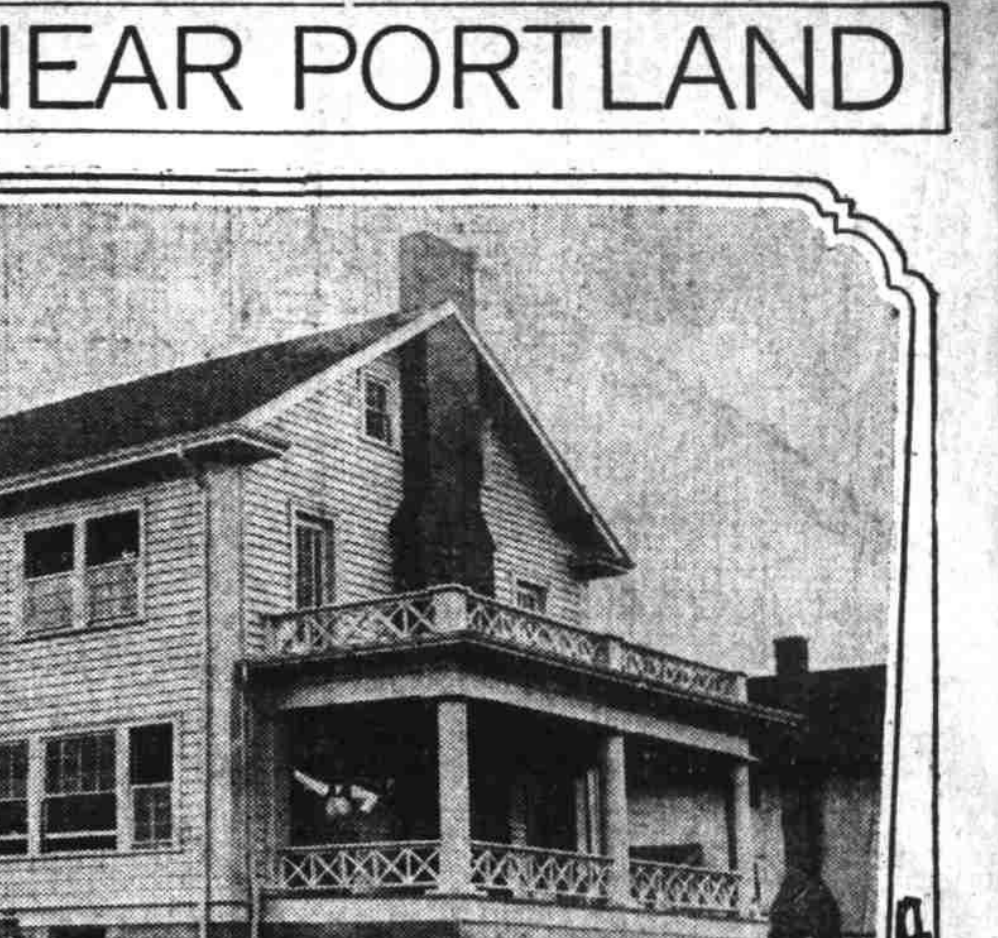
Will Build Fine Dwelling. George W. Foreman has been commissioned to erect a \$4500 residence for E. A. Curtis at 257 1/2 Oak street in the Alameda Park addition. The dwelling house will be two stories high. It will rise at 925 Bryce street, and will be of frame construction.

Will Repair Hotel. The Portland construction company has been awarded the contract to repair the Alder hotel building, Fourth and Alder, which was seriously damaged by fire a couple of weeks ago. The job will cost about \$25,000. Virtually all the interior will be rebuilt and the wooden lattice in the basement will be replaced by metal, while every possible fire stop will be installed in the partitions, floors and pipes. Work will start immediately.

Work to Start at Once. Contract for the construction of the \$90,000 Blake-McFall building has been let by the firm of MacNaughton & Raymond, architects, to John Ammeter, and the work of erecting the big five story structure will be started immediately.

Bladders Have Month's Time. Plans for the \$150,000 courthouse which will be built at Walla Walla this spring will be put in final shape tomorrow, according to Architect Henry Osterman of Walla Walla. This will give contractors a month to prepare their figures and submit bids, as it is supposed to let the contract on the first of April. It is said that several Portland contractors have made inquiries concerning the job and probably will bid, while Spokane contractors, it is anticipated, will be out in force.

Realty Board Signs. Members of the Portland Realty Board soon will blossom out with a red and gold sign on their office doors which announces to all comers that the firm within is a member of the board.



Left-New \$15,000 Silverton high school building, designed by Architect P. Chappell Brown, of this city, for which contract will be let early this week. In addition to class and recitation rooms, the structure will contain a large assembly hall having a seating capacity of 300. It will be of brick and concrete construction and one of the features of the interior work will be concrete wainscoting, which will replace the ordinary wood. The concrete is more sanitary and does not warp with age.

Residence of John Mautz, at East Twenty-third and Stanton streets, which is almost completed and will be ready for occupancy this week. The structure contains eight rooms with hardwood floors throughout and represents an investment of \$6000.

into the thousands, as the damage is estimated at something between \$15,000 and \$20,000. Included in the repairs will be the reconstruction of the first floor in the basement and portions of the second floor. There will be considerable electrical wiring work to be performed also.

Repairs Will Be Substantial. W. L. Morgan, one of the owners of the Alder Street Hotel building at Fourth and Alder, which recently was damaged by fire, is planning to make repairs very soon and of a more substantial character than existed in the original structure. The cost is estimated at \$35,000.

Powers & Estes Build. MacNaughton & Raymond have let contracts for the construction of the one story brick for Powers & Estes which will rise at the intersection of Thirtieth and Burnside.

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BUILDING PERMITS

- Mr. Russ, repair one story frame dwelling, Thirtieth, between Mason and Shaver; builder, same. \$150.
E. Patten, erect one story frame dwelling, East Seventy-first, between Sixty-third and Sixty-fifth avenues; builder, J. W. Spiller. \$500.
R. V. Sifton, erect one story frame shack, between Houghton and Dartmouth; builder, same. \$100.
Estate of H. W. Corbett, erect gasoline filling station, Sixth, between Oak and Pine; builder, Arthur Gram Co. \$320.
J. S. Kihlke, repair one story frame dwelling, First, between Hamilton and Second; builder, same. \$150.
W. J. Jacobsen, repair one story frame dwelling, Hancock, corner Nineteenth; builder, same. \$100.
Charles Freedman, \$400.
W. M. J. Schuman, repair one story frame dwelling, Gibbs, between Water and Corbett; builder, same. \$100.
A. E. Peak, repair two story frame dwelling, East Washington, between Seventy-ninth and Eightieth; builder, J. W. Spiller. \$500.
J. F. Hawkes, repair two story frame rooming house, Burnside, between Seventh and East Eighth; builder, same. \$2000.
J. O. Gilmore, Jr., erect lumber frame dwelling, Marguerite, between Campaign and Prescott; builder, J. F. Kojala. \$900.
Residence of Bungelow Type.
E. M. Sorber of Forest Grove has awarded a contract to C. C. Adams of 1181 Liebe street for the construction of a story and a half residence, 1 between Almsworth and Jarrett streets on Eleventh. The structure will be of the bungelow type and will cost \$1600.

CAN'T SAVE MONEY?

Why don't you try a different plan? Why don't you exchange a part of your money each week for something of value that you can't spend? For instance, why don't you invest in a city lot or a piece of suburban land that will not only save your money for you, but will make your money work for you in earning more as values rise?

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Practical Information For Home Owners and Builders. J. C. English Co. In the Real Estate For Sale Columns of The Journal. Light Fixtures. E. Irving and Union Ave. Factory to Consumer.

ROSE CITY PARK LOTS. Deal direct with the owners, the original platters of this beautiful part of Portland. Call on Realty Department, corner 4th and Stark. HARTMAN & THOMPSON.

THE FRED A. JACOBS COMPANY. Real Estate. 289 Washington St. Main 6963.

SHOPE BRICK CO. SUPERIOR SERVICE BEST QUALITY. M. L. KLINE. Wholesale, Faultless Plumbing and Heating Material. 84-86-87-89 FRONT STREET. Phone Main 1005.

General Insurance BONDS. McCargar, Bates & Lively. Yeon Building—Main 168, A-2694.

NOW H. R. KIBLER. Responsible Lighting Fixtures and Supply Dealers. See us before placing your order. 1104 E. Yamhill St. Phone B-2786.

ABSTRACTS. Union Abstract Co. Experienced Management Efficient Clerical Force. PRICES REASONABLE. 411-412-413 CORBETT BLDG. Phone Main 66 and A-3817.

Oregon Heating Co. BEAVER BOARD TIMMS CRESS & CO. 194-C SECOND ST., PORTLAND. Phone Main 922-A-3923.

REALTY TRANSFERS

- John Gates and wife to Rachel Gates, wife of John Gates. \$2,000.
Dunn's Ad. 15, 16, 17, 18, 19, 20 Ad. 2, 273.
T. M. Hurst, 15, 16, 17, 18, 19, 20 Ad. 2, 273.
The Brock Co. Inc., 10 John DellaSalle ad. \$1, 109.
W. H. Lowrey, 13, 14, 15, 17, Wellington. 690.
Alfred Pilkington to H. F. Taylor, L. 13, B. 4, East St. John. 300.
John F. Preston and wife to Francis C. Lester, 10, 11, B. 2, East St. 1.
Hawthorne ave. Ad. 15, 16, 17, 18, 19, 20. 900.
T. M. Wood, 9, 10, 11, B. 1, Oberlin. 1.
C. L. Wood, 8, 10, 11, B. 1, Wood. 1.
Ed. B. Hewitson's Ad. Ad. assigned to W. W. Graves Ad. 1, 175.
1915 Real Estate Co. to Carrie G. Thurck, L. 11, 12, B. 1, East St. 900.
Commerce Trust & Sav. Bank to Wm. C. Lester, 10, 11, B. 2, East St. 1.
Johns Ad. 10, 11, B. 2, East St. 1.
Home Prosy 8th & 21, 22, B. 1. 10.
Normandeau Ad. 10, 11, B. 2, East St. 1.
Jelonek et al. L. 7, B. 5, West Piedmont. 1.
James H. Rau and wife to W. H. Larkin, L. 2, 3, 4, 21 Ideal Ave. 1,000.
Mary L. B. 12, Crutcher Ad. 1,000.
Mary Thamer to Louise Adams, L. 2. 400.
C. B. Webber to Marie T. Webber, L. 1, 2, B. 7, Broadway. 1.
Peter Anderson and wife to Edward H. Smith, L. 3, Vendome. 500.
E. M. Lombard and wife to Mrs. W. H. Kelly, L. 2, B. 9, Olmsted Park. 1,200.

LEGAL INTELLIGENCE

- Judgments Entered.
E. S. Mortgage & Trust Co. vs. Bruno John; demurrer sustained.
Vera A. Whiteaker vs. Roy R. Whiteaker; demurrer sustained.
Ada Dugan vs. Thomas G. Dugan; dismissed.
Jeanette Jacks Glendon vs. James Raymond Glendon; decree.
Albin Ross vs. O. W. E. & N. Co.; dismissed.
Goldsburnt Co. vs. Mary Elizabeth Matlock et al.; foreclosed.
Garrett H. Pierce vs. C. A. Hoy et al.; foreclosed.
New Suits Begun.
Terminiak & Cold Storage Co. vs. Bull Run Ice & Fuel Co.; breach of contract damages.
Frank G. Stoll vs. Peter Berger et al.; to collect account.
Elizabeth Wilkins vs. Sam Vanhyning et al.; recovery of property.
C. De F. Bartram vs. Douglas-Umpqua Mining & Smelting Co.; to collect premium.
Albin Ross vs. Annie E. Trombles et al.; foreclosure.
Ed. P. Patten vs. E. D. Conrady et al.; defamation of character.
Georgis Raymond vs. Louis Raymond; divorce.
Brabson Edwin King vs. Sophia Charlotte King; divorce.

Saturday in the Courts.

- Alfred Pilkington to H. F. Taylor, L. 13, B. 4, East St. John. 300.
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