

CITY'S FIRE LOSS FOR 1919 IS BUT \$1.69 PER CAPITA

Rate Reductions Saved Policy Holders Over \$200,000, According to Grenfell's Report.

Policy holders of Portland have been saved over \$200,000 by a reduction in rates of 9.9 per cent by the insurance companies, fire losses for the fiscal year that ended December 1 totaled \$552,530.52, four lives were lost and 39 violators of city fire ordinances were convicted in court, according to Fire Marshal Edward Grenfell's annual report that was filed Saturday with Commissioner Bigelow.

On the basis of an estimated population of 326,000 the per capita loss amounts to \$1.69. Grenfell points out, however, that advance in cost of labor, materials and merchandise is responsible in a major degree for the per capita increased loss over 1918, which amounted to \$1.34.

Grenfell likewise says the department is forced to carry a loss of \$104,244.80 caused by fires in boats on the river. River boats are under federal control, the city not being allowed to inspect them. Six fires broke out on the river during the past year. The greatest loss resulted from the Beabe dock fire, which originated in a gasoline launch on the river.

One hundred and ninety-two buildings were wrecked during the past year, extensive of docks and wharves on the water front. Grenfell says cooperation of the dock commission and water front committee has been responsible for the removal of several buildings from the water front, which were among Portland's worst fire hazards.

Fires in dwellings totaled 306 for the year, with an estimated loss of \$101,224.50. Defective flues called out the department on 187 occasions. Grenfell characterizes Portland's recent national fire prevention day as the greatest public demonstration of the year. Fire hazards were displayed in all downtown windows, fire squads organized in all high schools and frequent talks were given to grammar school children as part of the big work of the local department in educating the public along lines of safety. The fire prevention campaign, as carried on by the Emergency Fleet corporation in the shipyards, reduced fires to a minimum. A loss of only \$811.55 was sustained from 24 fires in various yards over the city.

New Centralis Firm

Centralis, Dec. 20.—E. S. Robinson of Tacoma, head of the firm of E. S. Robinson & Co., yesterday announced the signing of a lease which will mean another business house for Centralis. The Tacoma firm will open a tire and accessory store in the Central building next Monday. J. Van Bever will be local manager.

Wrecking of Hotel At South Bend, Wn., Brings Litigation

South Bend, Wash., Dec. 20.—F. G. McIntosh, a real estate dealer, has brought suit against Otto Mau, house wrecker, to compel him to comply with an agreement made concerning the dismantling of the famous old Willapa hotel building, erected by the Northern Pacific railroad in pioneer days of this city. The building was a model structure of the state at that time, but it was never used, standing vacant until it went to the wreckers.

McIntosh and Mau recently put \$500 each in a pool to purchase the old building, with the agreement that McIntosh was to receive one fourth of the profits from the sale of the marketable building material. Mau did the wrecking and, according to McIntosh, has sold more than \$3000 worth of the material, without making a division of profits.

Mutual Creamery Co. Plans the Erection of New Plant at Eugene

Eugene, Dec. 20.—H. T. Welser, local manager of the Mutual Creamery company, announces that the concern will erect a \$75,000 plant here in the spring. Efforts are being made to secure the cooperation of farmers, that the plant may be supplied with 40,000 to 50,000 pounds of milk per day. The company proposes to manufacture condensed milk, cheese and butter, besides shipping cream to Portland.

An option has been secured on three building sites with trackage. An effort will be made to sell stock in the company to farmers living in this vicinity, but it is announced that erection of the plant is not contingent upon the purchase of these securities. Headquarters of the company are at Salt Lake City.

Building Program at Los Angeles for 1920

Los Angeles, Cal., Dec. 20.—Building permits in Los Angeles for October passed the four million mark by nearly a quarter of a million dollars and the prospects are that the total for the year will now be close to \$25,000,000. More than two million dollars of the total value of permits in October represented housing, there being 499 permits for one-story frame dwellings and 91 permits for two-story frame residences and flat buildings.

Chicago Builders Break All Records

Chicago, Dec. 20.—Permits for the construction of buildings to cost \$90,000,000 have been issued by the Chicago building department, so far, in 1919. The chief building inspector estimates that in spite of the higher cost of construction and the building strike last summer, this year's permits will surpass in value of buildings to be constructed, those of 1918, a record year, when \$113,000,000 worth of permits were issued. Permits for buildings to cost \$17,577,000 were issued by the department in November.

BUILDING OPERATIONS THROUGHOUT COUNTRY SHOW A BIG INCREASE

Gain of 20 Per Cent for First Two Weeks of December Over Similar Period Last Month.

New construction work throughout the United States during the first fortnight of December has been going forward at the rate of approximately \$60,000,000 a week against \$50,000,000 a week during November, an increase of 20 per cent. The volume of contemplated building operations for the early part of December is approximately \$90,000,000 a week, according to the best reports obtainable. It is interesting to note that during the past two weeks more contracts have been let for residential buildings than for any other class of structures, with business buildings coming second.

Labor conditions are more generally stabilized than they have been for several months, but there is still a great shortage of materials and this is retarding building operations. Manufacturers of materials that enter into building construction are unanimous in stating that the present shortage will not be overcome for an indefinite period. While present prices of materials have been responsible in some measure for the restriction of building operations, it is the consensus of opinion among manufacturers of building materials that as soon as general labor conditions become stabilized, building operations will go forward at a greater rate than they have during the past four years.

The unprecedented high price of lumber for building purposes is attributed by mill operators in Oregon and Washington to failure of the railroad administration to supply cars for prompt shipments to the markets of the East and Middle West. Local rail shipments are similarly interfered with and the result is a chaotic market.

During the past month flooring has been selling, f. o. b. mill, at anywhere from \$55 to \$74 per thousand feet. There is no set price, according to officials of the West Coast Lumbermen's Association, the buyers offering premium inducements for shippers to get stock on the way to their yards. Ceiling has been selling at prices ranging from \$40 to \$58.50. Common boards have been selling at from \$25.50 to \$24.50. Two-inch dimension has been bid in at a range of price from \$24.50 to \$23.50.

So serious is the car shortage situation that many mills have been forced to close down indefinitely. Stronuous efforts are being made by members of the West Coast Lumbermen's Association to secure a sufficient number of cars to handle the immense volume of business offered. Appeals are being made to congressmen and senators for Oregon and Washington and to officials of the railroad administration at Washington. No reduction in price of lumber products is anticipated until the car situation becomes normal.

Elliot Plants Prune Orchard

Dallas, Dec. 20.—Fred Elliot purchased the 100-acre Ewing farm, two miles east of here, last week. He has a tenant on the place and proposes to plant 30 acres to prunes.

Portland Building Owners Will Spend Christmas in South

Four members of the Portland association of Building Owners and Managers will spend the Christmas season in California. W. C. Alvord, manager of the Falling estate, sailed Thursday noon on the Rose City and will spend two months motoring in California. Frank E. Hart, special agent of the Spaulding estate, left on Thursday night for San Francisco. He will spend about two months in Hawaii. Mrs. N. D. Silva, manager of the Chamber of Commerce building will make a two weeks' visit in Los Angeles.

James J. Sayer, secretary of the association, also left yesterday for Sacramento and San Francisco, where he will stay for two weeks. On Monday, December 22, he will speak at a luncheon meeting of the San Francisco association of Building Owners and Managers to be held at the Chamber of Commerce. Mr. Sayer will report to the San Francisco association on the Pacific Northwest conference of building owners and managers held in Portland last month and will extend to them an invitation to attend a Pacific Coast conference to be held in the spring in Seattle.

Recent Transfers of Philomath Farm Land At Reasonable Price

Philomath, Dec. 20.—Ray Lance has fer of 120 acres on Soap creek, 12 miles southwest of Philomath, to J. W. Duckworth of Hermansville, Mo., for \$11,000 cash. The farm is well suited for stock raising and there is a considerable acreage of fine bottom land. The sale was made by Henry Ambler.

This agency also announces the transfer of 120 acres on Soap creek, 12 miles north of Corvallis, from A. R. Collum to Ray Lance for \$15,000. The sale includes livestock and farm implements.

Crook County Land Sold to Stock Men

Prineville, Dec. 20.—An association of stock raisers headed by Frank May of Walla Walla closed a deal last week for the purchase of 13,000 acres of grazing land near Post. The tract adjoins the Bonyview ranch and was owned by J. N. Williamson and Will Legford. The new owners will stock the ranch with registered Herefords.

Heppner Ranch Brings \$26,000

Heppner, Dec. 20.—E. F. Berry of Lexington recently purchased the William Hughes ranch, located one mile south of here, consideration being \$26,425. The ranch consists of 600 acres of wheat land and 457 acres of pasture. The former owner was H. T. Hill of Monmouth. Alex Green, the present tenant, will remain on the place until the 1920 crop is harvested.

Eight big passenger liners, delayed by fierce winter storms, arrived at New York Thursday with 17,000 belated passengers.

OWN-YOUR-HOME DAY WILL BE JANUARY 17, FRANKLIN'S BIRTHDAY

National Thrift Week Will Start Off With Campaign for Home Ownership in Portland.

At a special meeting of the executive committee of the Portland Realty Board Friday afternoon O. H. Skothelm was appointed chairman of a committee to take charge of Portland's participation in "Own Your Home" day, January 17. The celebration of "Own Your Home" day opens the National Thrift week—January 17 to 24 inclusive. Very appropriately the eight-day thrift campaign begins on Benjamin Franklin's birthday. All classes of merchants, building supply dealers, lawyers, doctors and others interested in the establishment of homes will participate in the "Own Your Home" celebration. Work in connection with National Thrift week will be in charge of the Y. M. C. A., and Skothelm will cooperate with the local organization in the appropriate observance of "Own Your Home" day.

Portland Concern Buys Philomath Mill

Philomath, Dec. 20.—The property of the Beaver Wood Products company, including land and buildings, water, power, machinery and stock on hand, has been sold to the Oregon Wood Products company, a Portland corporation. This mill has been in bankruptcy for several months. It is fully equipped for making handles of all kinds and was last used for manufacturing broom handles. The new owners have not fully matured the plans for operation, but it is expected that the property will be opened up in a short time.

Interstate Realty Official Optimistic

The year 1920 will be the most prosperous in the history of the Northwest, according to E. B. Arthaud, president of the Interstate Realty association. Arthaud is a resident of Hoquiam, Wash., and is spending the week end as the guest of Paul A. Cowgill, secretary of the association. He declares there never has been a time in the history of Oregon and Washington when so many inquiries were received from prospective settlers in the East and Middle West.

\$32,000 Buys Ranch In Umatilla County

Pendleton, Dec. 20.—Mrs. Eliza C. Joliff of Minnesota has purchased the Currie J. Ferguson ranch, located one mile west of Adams, for \$32,000. Mrs. Joliff will be joined by her husband in the operation of the property. Several other Minnesota farmers have made inquiries for farm land in this vicinity.

Realty Men Report Activity in Sales At Cottage Grove

Cottage Grove, Dec. 20.—One of the most important real estate transfers of recent date was announced last week in the sale of the E. S. Swengel, hardware store to W. L. Darby of Walla Walla, Wash. Darby also acquired the beautiful Swengel residence in the transfer, consideration for both properties being \$25,000. The Swengel family have been residents of Cottage Grove for the past eight years.

Re cent farm sales reported by local realty dealers include the transfer of the 10-acre farm of Joe Snider, located west of town, to M. Burkett for \$4500, and the sale of 13 acres improved with a house and barn, belonging to Charles Peak, for \$4600. The John Bader house on W. Main street was sold last week to William Hall for \$2200.

F. W. Jones Ranch Philomath Is Sold

Philomath, Dec. 20.—F. W. Jones of this city has sold his ranch, about a mile from town, to Henry Reese, sawyer for the Smith & Standford sawmill. Jones bought the place several years ago from Philomath college. It was a part of the McClain tract, deeded to the college by Samuel McClain. He has made improvements including several new buildings and making a fine home out of the place. The place contains 24 acres, and the price received by Mr. Jones was \$5600.

Hotel and Business Blocks at Marshfield

Marshfield, Dec. 20.—A. E. Adelsperger and his associates are reported to have purchased the J. W. Bennett property and adjoining lots, giving a total frontage of 500 feet on Broadway. The price is said to have been about \$50,000 and plans are under way for the erection of a modern hotel on the premises. The Bradley Candy company will build a business house on Broadway in the spring and an apartment house is planned in the same neighborhood.

Spokane Bank Buys Building

Spokane, Wash., Dec. 20.—For a reported consideration of \$210,000, the Fidelity National bank of Spokane has purchased the Marble bank building, which it occupies, and the three-story brick building immediately adjoining it to the north. The transfer was made by an investment corporation, organized by the Union Trust company. The deal represents the biggest transaction in Riverside avenue real estate in recent years.

Curry County Ranch Sold

Gold Beach, Dec. 20.—Will Walker has purchased the A. H. Gauntlett ranch at Pistol River, consideration being \$25,000. Added to his present holding this gives Walker one of the finest ranches in Curry county.

Heppner Ranch Transfer

Heppner, Dec. 20.—J. F. Lucas has sold his 900-acre wheat ranch on Heppner Plains to Jeff Jones for \$50 per acre. Jones is one of the big wheat growers of that section.

M'NARY MEASURE FOR SUGAR CONTROL BEFORE PRESIDENT WILSON

Senate and House Give Their Final Approval of Bill of Oregon Member.

Washington, Dec. 20.—(U. P.)—President Wilson tonight had before him for signature the McNary bill, extending for another year the powers of the sugar equalization board. Final approval was given the measure by house and senate today. Attorney General Palmer wanted the bill passed so sugar profiteers would be prevented from increasing prices.

A compromise with the Louisiana sugar growers brought about final passage of the act. The house, in extending the board's powers, provided the licensing of sugar dealers should continue also.

To this the Louisiana representatives strongly protested, but finally agreed to a proposal that the licensing system, as far as the domestic crop is concerned, shall end July 1.

The board is ready to continue its work, and the action of congress, it is believed, will secure an adequate supply of sugar. Power is given to commander or purchase any crops necessary to relieve shortages.

Borders Wins Verdict

A jury in Judge McCourt's department of the circuit court Saturday awarded judgment to C. W. Borders in the suit for \$15,000 damages brought against him by Walter E. D'Nelly. D'Nelly charged that Borders assaulted him physically in a San Francisco hotel some time ago and he demanded \$15,000. Borders brought evidence to show that D'Nelly had been paying attention to Mrs. Borders.

Talent Sheep Ranch Sold

Ashland, Dec. 20.—The Ashland Manufacturing company recently transferred 3140 acres of land without timber, in the Nell Creek district, to Welborn Beeson, a sheep raiser of Talent. Beeson sold a portion of the tract to R. Brown.

Stanfield Odd Fellows Build

Stanfield, Dec. 20.—The local lodge of Odd Fellows has accepted plans for the erection of a modern business block and a campaign is now on to raise necessary funds. The building will cost \$25,000.

Lebanon Land Sales

Lebanon, Dec. 20.—Jerry Coryell has sold his fine farm near Crowfoot to Mrs. Ida Parsley of Idaho. Coryell has purchased a 10-acre tract on the Albany road from E. T. Shaffer and will retire from farming.

Clubhouse at Spokane University

Spokane, Wash., Dec. 20.—A. M. Mel drum, president of Spokane university, announces that a new club house capable of housing 500 student boarders will be built by the university early in the spring. The building will cost approximately \$50,000.

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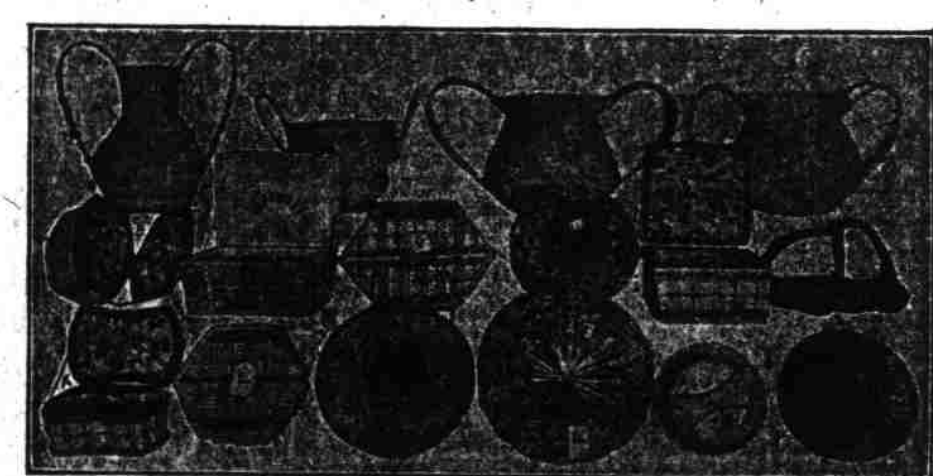
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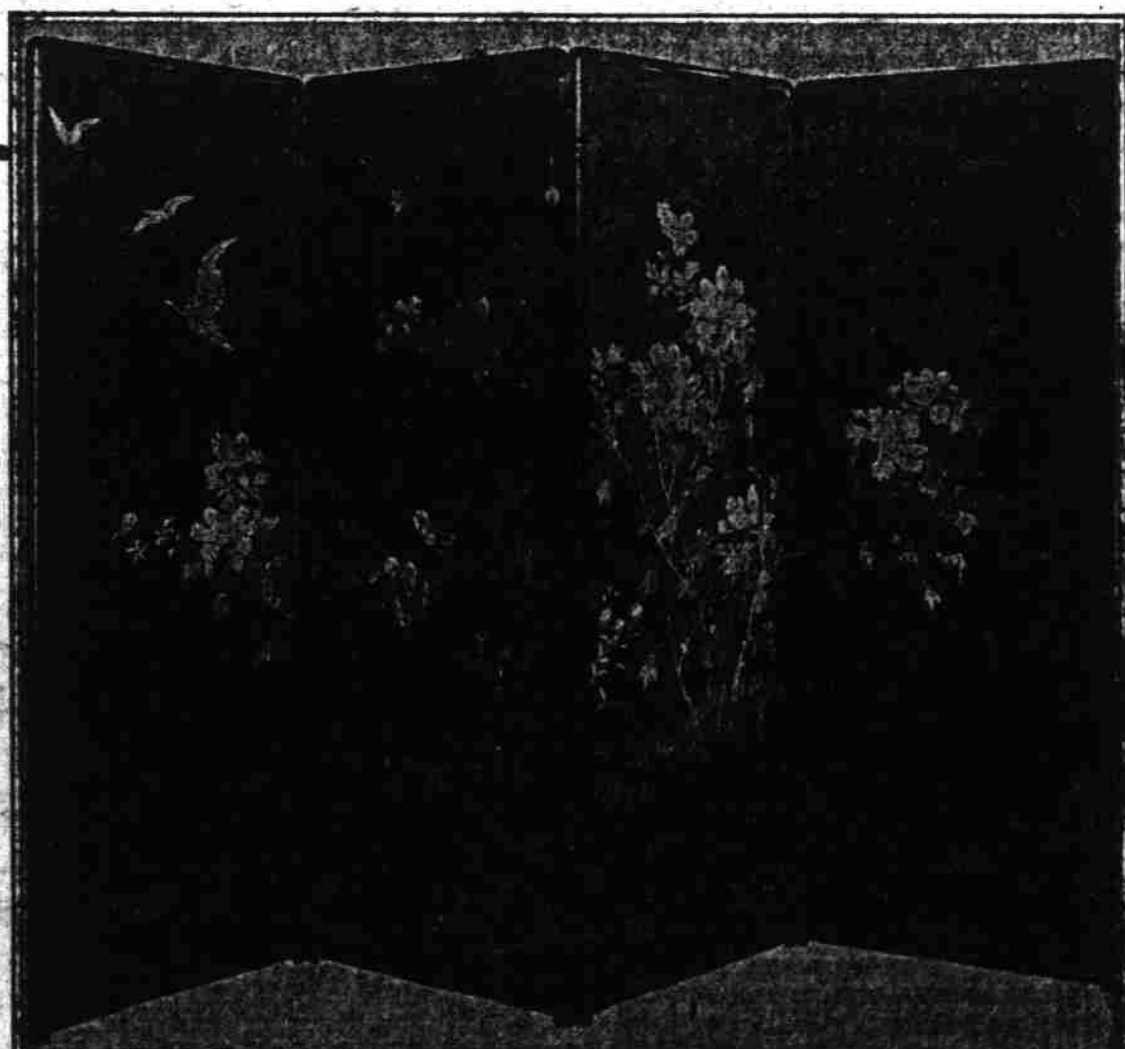
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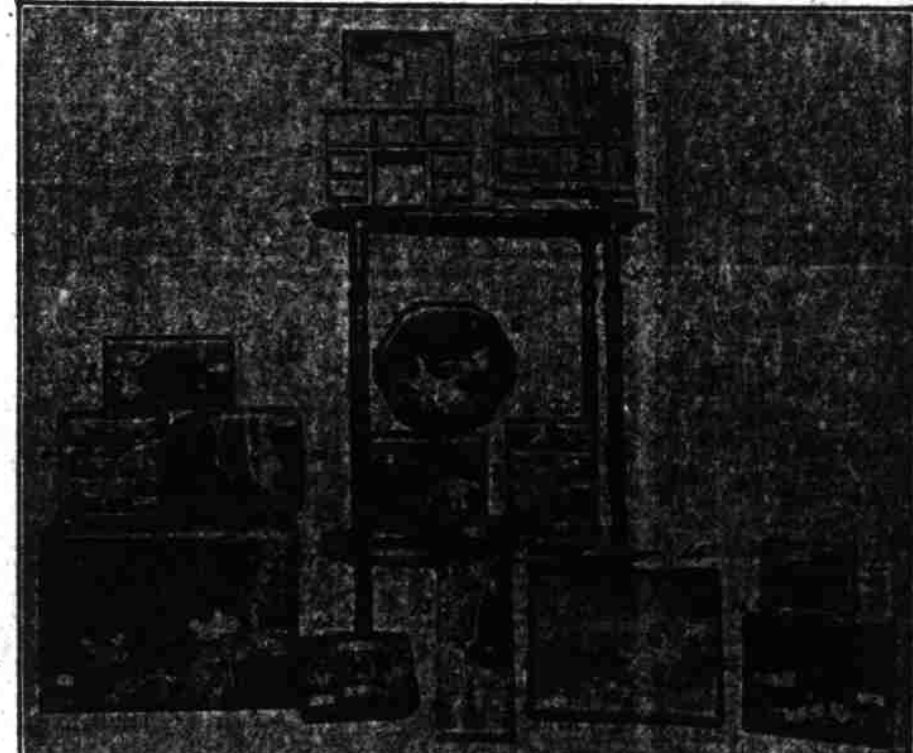
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