REAL ESTATE
FOR SALE—FARMS 17

Investigate—Invest

680 ACRES, CLARKE COUNTY, WASH.
On Lewis river; 200 acres in cultivation, about 10 in good tie timber, balance good pasture; 10-room plastered house, bath, hot and cold water; 2, large barns and other outbuildings; 6 miles from Ridgefield and Battle Ground; 25 milk cows, 25 young cattle, 8 work horses; splendid equipment of farm implements; barn full of hay. $65,000, easy terms.

112 ACRES
6 miles from Vancouver; 100 acres in cultivation; 12 acres light timber and pasture; 14 acres bearing prunes; family orchard; good 8-room plastered house; large barn 75x100; prune dryer; 1¼ miles to shipping station; rural route, etc. $22,500, easy terms.

WASHINGTON COUNTY, OREGON
608 acres, 280 in cultivation, balance stump pasture; 2 sets good buildings; living water; railroad through place; picks up milk and other freight on place. Only $65 per acre.

320 acres, 2¼ miles from Yamhill depot; 220 acres in cultivation, 100 acres open oak timber and pasture; new plastered bungalow, large barn; gravity water system; a beautiful ranch. Only $75 per acre, one-third cash, balance to suit.

98½ acres, 72 in cultivation, 26½ in pasture; one 4-room and one 4-room house; large barn 84x88; 2 silos; 4 good horses, 6 registered Holstein cows, 1 Jersey bull, 1 Holstein male calf, 18 head other cattle; full equipment of farm implements. $27,000, easy payments.

17½ MILES SOUTH OF PORTLAND
About 45 minutes' ride; only 2 miles west of Sherwood, 1 mile from Middleton station, few rods off paved highway.

40 ACRES
of the very best red shot soil; 36 in cultivation, mostly plowed; some crops planted, balance in brush pasture; no rocks or waste; rolling, good drainage; 6 acres bearing prunes; family orchard; 6-room house, barn, numerous outbuildings; house stands on a high knoll from which you have beautiful view of the surrounding country. With this place goes a team, 2 good cows, few shoats, all farming implements. Price $5800, one-third cash, easy term on balance at 6 per cent. A model farm home and cheap.

40 ACRES, COLUMBIA COUNTY, $2800
3 miles from Goble; 3 acres in cultivation, balance logged off; 20 years; splendid pasture; free use of 12 acres cultivated land adjoining; fine springs and creek; new 8-room house and barn 18x30. Terms on part.

I COULD FILL COLUMNS OF OTHER OFFERINGS IN WHEAT AND STOCK RANCHES, GRAIN AND FRUIT LANDS, OREGON, WASHINGTON AND IDAHO. YEARS OF EXPERIENCE IN THE SALE OF FARM LANDS ENABLES ME TO FURNISH VALUABLE INFORMATION. IT WILL PAY YOU TO CONSULT ME BEFORE INVESTING.

O. B. RIPPEY
326-29 Henry bldg. Main 2534.

YOUR LAST OPPORTUNITY—In Central Alberta and Saskatchewan are rich park lands—open prairie ready for the plow, interspersed with trees, which afford excellent shelter for stock. Here grain growing, dairying and livestock raising are being carried on successfully. The country is ideal for mixed farming. The Canadian Pacific railway is offering a large area of these fertile lands in Lloydminster and Battleford districts. This fertile land will become the home of thousands of prosperous farmers. On similar land Seager Wheeler grows the world's prize wheat. Near Lloydminster the world's prize oats have been grown, and butter of the highest quality is made. A man can soon become independent on a farm in this district.

These lands can be bought now at prices averaging about $18 an acre. You pay down 10 per cent. If land is purchased under settlement conditions, no further payment of principal until end of fourth year, then 16 annual payments. Interest is 6 per cent. M. K. THORTON, superintendent of colonization, Canadian Pacific railway, 985 First street, N. Calgary, Alberta.

40 ACRE DAIRY FARM
Well improved, two miles east Tillamook city, on good gravel road. One-fourth mile from paved road. Fenced and cross fenced. Good six-room house, barn and other outbuildings. House and barn electric lighted. Two good wells and gravity water system. Nineteen good cows, heavy team, new heavy double harness, two sets single driving harness, new wagon, light spring wagon and buggy. Double section harrow, mowing machine, rake, tedder, chickens, some household goods. ALL for $22,000, $12,000 cash, terms on balance at 6 per cent.
J. W. BAILEY (Owner).
R. No. 1, Box 60, Tillamook, Or.

IF YOU HAVE BEEN WAITING FOR A BARGAIN, HERE IT IS
51 acres, 25 under cultivation, 1 mile from school, 1¼ from postoffice, ½ mile from Columbia river, 60 miles from Portland. Diversified orchard of 125 trees, 9-room house, barn 80x80, water piped to house from spring; with this goes 1 horse, 2 cows, 24 sheep, 15 chickens, 1 double harness, light wagon, plow, harrow, cultivator, hay fork in barn, seed planter and small tools. Everything for $3600 if taken at once. $1500 down.
STEWART & BUCK
815 N. W. Bank bldg.

BIG VALLEY RANCH
1060 acres within 12 miles of Corvallis, ¼ mile from station; 200 acres fine bottom land and 250 acres upland in cultivation; all lies fine, new highway through place; good house with hot and cold water, bath, etc.; also small bungalow for help; 4 barns, many other buildings; fenced and cross fenced, including 7 miles hog tight fencing; this will include 16 head horses and 10 brood sows, 300 chickens and turkeys and all farm machinery. Price $42,500. This is one of finest propositions in the state.
MUDDEMAN & SON COMPANY,
913 Chamber of Commerce.

48 ACRES, located close to Oregon City, 43 acres under cultivation, 5 acres timber and pasture, 2 acres of prunes, pears, apples, cherries, peaches and grapes. Also some walnuts. Well and spring. All of this land is fine soil, no gravel or rock. 7 room house, 2 barns, 4 chicken houses, 2 hog houses, granary, ¾ mile from electric depot. On the Willamette Valley Southern. 5 miles from Oregon City. Price $8500, on the very best of terms, with small payment down. Some equipment and lots of furniture.
JOHN FERGUSON, GERLINGER BLDG.

SOUTHWEST OF BEAVERTON
30 acres, located on good road, all good land and under cultivation, good 6 room house, barn and outbuildings, all in fine shape. Price $6520 with equipment. Fine young team and harness, sulkey plow, disc harrow, spike tooth harrow, wagon, 8 cows, 60 chickens, ½ cash. This is a fine farm in a good locality. Personally inspected. Photos at office.
JOHN FERGUSON, GERLINGER BLDG.

160 ACRES close to Washougal, mile to school, good neighborhood, good soil, spring water, $25 bearing prune trees, also family orchard apples, pears, plums, cherries, etc., big 7 room house, large dairy barn and outbuildings; about 50 acres in cultivation, bal. about 1,000,000 feet fine cedar and fir timber. Price for quick action $7500, on terms. Hover, 512 Selling bldg., Portland.

12 ACRES, located 5 miles from the city limits; 8 acres in pasture, 4 acres under cultivation, 9 acres can be cultivated. Lots of fruit and all kinds of berries. Good 7 room house, barn 40x36, dairy house, chicken house. Price $5400, with 9 good milk cows, 3 calves, team and all necessary machinery and equipment. This place is a money maker. Personally inspected. Anderson, with
JOHN FERGUSON, GERLINGER BLDG.

EASTERN OREGON WHEAT FARM
860 acres, close to station, 375 acres wheat land, 50 acres irrigable and part in alfalfa, 300 acres in winter wheat; good farm buildings, good water; 10 mules, 6 horses, some cows and hogs, full line of machinery including combine. Price $32,500; consider valley farm as part, balance mortgage.
LEUDDEMANN COMPANY,
913 Chamber of Commerce.

100 ACRES river bottom, ½ mile from our P. O., that has demonstrated by several years' farming of as much as 50 acres to alfalfa to produce 5 tons in three cuttings. This is offered for $200 per acre, and would pay for every acre in such alfalfa at the prices here for the last two or three years as much as $100 per acre net.
TOMKINS & RIGGS,
Corvallis, Or.

YOU have not bought that suburban property at Corvallis, but you can educate the young folks without boarding them out. We have three properties—$3400, $10,500, $15,000, from which they could go to the Agricultural college and on which you could make a living and more and have their help.
TOMKINS & RIGGS,
Corvallis, Or.

133 Acre Farm

65 acres in cultivation, 12 acres in prunes, 2½ acres in walnuts, 7-room house and barn, 7 miles from Newberg. Price $120 cash.
LENTS REAL ESTATE CO.,
Lents, Or.

40 ACRES, 4 miles from Woodland; from $2000 to $3000 cords of wood on place; plenty good water, fair hill road, mail route, good market for wood; Finnish settlement. $13 per acre, $1100 cash, balance in 2 years.
W. L. STRONG
Woodland, Wash.

40 ACRES
4 miles from Ridgefield, slashed 5 years ago, all easy cleared, on dandy road, plenty of water, ½ mile from school, no waste land; good buy at $2700. Personally inspected.
W. L. STRONG, land,
Woodland, Wash.

40 ACRE improved farm, close in, 5 room house, barn, chicken house, orchard, 2 wells and 2 springs; close to a good school; would consider improved Portland property as first payment; good terms on balance. CAMPBELL-PHELAN LAND & CATTLE CO., 303 Couch bldg.

REAL ESTATE
FOR SALE—FARMS 17

VERY CHOICE 45 ACRES
45 acres, stocked and equipped, best soil, all in cultivation, nice 6 room house, hot and cold water, bath and toilet; extra good water system, with water piped to barn and outbuildings, etc. Good barn, that will accommodate 20 cows and several horses, fine silo, hoghouses and other buildings, good family orchard, especially well fenced and cross-fenced, completely stocked and equipped, all of which is the best.
Located on good road, only about 30 minutes' ride from Portland. Will make price right and give easy terms, and might accept some trade. This is positively one of the very best and most attractive close-in, high-class farm propositions that can be found near Portland.

Samuel Doak
1202 NORTHWESTERN BANK BLDG.

DAIRY FARM
360 ACRES
FULLY STOCKED AND EQUIPPED
Twenty-two miles from Portland, on the state highway, one-half mile from railway station, 200 acres in high state of cultivation, balance good pasture land; partly cleared; 50 acres in fall grain, 40 acres in good stand of alfalfa, which is under irrigation. The water for this irrigation is taken from a live stream on the place without any cost. 30 head of Jersey cows, 15 yearling heifers, 40 head of hogs, 6 good horses, 75 head of sheep, good seven room house, machinery shed, large new barn, 120x80. This barn has modern equipment for 80 head of cows and storage for 200 tons of hay. Three large silos that will hold about 90 tons of ensilage; has a complete creamery equipment. The owners of this ranch wish to retire and will give immediate possession. Call and see us; we will show it at any time.
WAKEFIELD, FRIES & CO.,
85 4th st.

I OWN 160 acres, 25 now in crop, 35 more new land, ready to be put in; 60 in pasture; newly fenced all around and crossfenced; ¾ million ft. good pine saw timber; 100 acres agricultural land, fine for potatoes and vegetables; nearly new 9-room house, good barn and outbuildings; 3 horses, 3 cows, chickens; wagon, buggy, hack, harness and all small farm tools needed to run the place. Good water for both domestic and stock use. Must sell at once. Will sell ranch with or without personal property. All clear of incumbrance. Can give perfect title. 2 miles to school and town. $4000, ½ cash or $3750 all cash. Come and see this.
J. L. Cliett, Sisters, Or.

STOCKED AND EQUIPPED
151 acres, 100 acres level, 50 acres rolling; creek; 45 acres in crop, balance pasture and timber; dark loam soil; 11-room modern house, like new; 2 new barns, outbuildings of all kinds; 125 prune and other fruits and nuts; cows, horses, hogs, chickens; all kinds of implements and tools to run a first-class farm; 10 miles from Portland courthouse; paved roads, 7 miles this side of Newberg. Price $18,875, terms, or will take Portland property as part payment; good dealing.
R. M. GATEWOOD & CO., 165½ 4th st.

WELL EQUIPPED STOCK RANCH
309 acres, located on graveled road, near Alsea, Benton county, Or. 175 acres can be cultivated. 90 acres under cultivation, 40 acres pasture, some timber. Good fences. 1 acre orchard. 6 room house, barn 40x70 and 80-ton silo. Half mile to school and church. Price $15,000, with 51 head of cattle, 3 horses, 1 mule, 1 registered Red Poll bull, 4 hogs, 75 chickens, large line of farm machinery, including interest in threshing machine, gas engine and steam engine. $8000 cash. This place has out range.
JOHN FERGUSON, GERLINGER BLDG.

WHY live away back in the mud and board out the children while taking their course in the Agricultural college when you can buy 150 acres 5½ miles out on the paved highway for $100 per acre? This is a most pleasant home, with 75 in cult.; and by the setting of prunes and berries, can be made worth $84,500 in 7 years, besides a handsome income. Bear in mind, this has spring water and an all-year beautiful brook; no wells. Price $15,000; ½ cash. Would take part trade in small acreage home toward Portland.
TOMKINS & RIGGS,
Corvallis, Or.

70 Acres, All Stocked

Washington county, 25 miles from Portland, 3½ miles from town and electric line; 26 acres in cultivation, balance pasture; fair house, barn, 2 large silos, 20 head of cows, 30 chickens, harness, wagon, hack, mowing machine, hay rake, plow, harrow, cultivator and all kinds of farm tools; good orchard, some hay, seed potatoes and some furniture; on county road, close to school; telephone in. Price $4500; $2000 cash, balance to suit.
726 Chamber of Commerce.

SOUTH OF McMINNVILLE
45 acres, located on the main road, which is macadamized, and will be paved, and one mile from the west side highway; 37 acres under cultivation, balance can be cultivated. 8 acres standing timber, 12 acres of the best beaverdam land, under cultivation and tiled, 25 acres seeded to clover. Creek on the place. This is one mile from the rail electric station and 6 miles from McMinnville, in a high class section. Price $6500. The beaverdam on the place is worth the price asked. Marsters, with
JOHN FERGUSON, GERLINGER BLDG.

ON CANYON ROAD NEAR BEAVERTON
19 acres, good rich land, all under cultivation, some beaverdam land, 15 young trees, beginning to bear, place all fenced with woven wire, good 6 room plastered house, nearly new, cost $3000 when material was cheap, fine barn, with stanchions for 22 cows, good large silo, well at the house, close to school. Price $6000, with easy terms. This is close to school. Personally inspected. Brooks, with
JOHN FERGUSON, GERLINGER BLDG.

SOUTH OF RIDGEFIELD, WASH.
340 acres, nearly all from Ridgefield; all can be cultivated, 50 acres under cultivation, 295 acres pasture, good fences, creek through the place, large 10 room house, 2 barns 60x80 and 80 ton silo, stanchions in barn for 40 cows, milk house and other buildings, milk is shipped by boat. Price $49.50 per acre; on very easy terms. This property is only 20 miles from Portland. Anderson, with
JOHN FERGUSON, GERLINGER BLDG.

ALL IN CROP
15½ acres, located half mile north of red electric depot, between Hillsboro and Yamhill. All under cultivation. Black loam soil. House, barn, chicken house, 1 acre family orchard and 7 acres of bearing prunes, in A-1 shape. County road. Good income from this prune orchard. Price $4500; might consider Portland house, if priced right. Mishler, with
JOHN FERGUSON, GERLINGER BLDG.

PAINFUL SACRIFICE BY OWNER IN NEED
60 acres, ½ price; 2 very valuable farm properties with 24 acres bearing commercial apples, in all 60 acres; 2 sets buildings, divided into 20 and 40 acres; almost contiguous; cost over $25,000 cash, besides land; will trade something with an income, or small amount cash will handle.
O. H. SKOTHEIM COMPANY,
330-33 Railway Exchange Bldg.

50 ACRES—LINN COUNTY
25 acres under cultivation. This is rich river bottom land, fair set of farm buildings, splendid orchard for family use, fenced and cross fenced with woven wire; living water on good level road, close to town and high school; price $4000.
WILLAMETTE VALLEY LAND CO.,
203 First National Bank bldg.
Albany, Or.

DOWN THE COLUMBIA
60 acres, located 1½ miles south of Rainier, Or.; 50 acres can be cultivated, 15 acres under cultivation, 45 acres in pasture, good creek on the place, fine trees, family orchard and all kinds of berries, county road and all rural conveniences. Price $4500 with 2 cows, 2 calves, 50 chickens, crops and machinery. Nelson with
JOHN FERGUSON, GERLINGER BLDG.

$200 DOWN, 80 ACRES
80 acres, located on the main state road, which will be macadamized, 1½ miles from Vale, Wash., and 7 miles from Amboy, all good loam soil, all can be cultivated, creek through place, 1 mile to school. The farmer on the adjoining land will show this property. Price $960 with $200 cash. Anderson with
JOHN FERGUSON, GERLINGER BLDG.

200 A., 60 CLEARED, balance pasture, timber, fenced, living water, good barn, fair house, orchard; hay good; no rock; on Mt. Hood road close to Sandy; will have cement road in near future; best of soil; good dairy community; $70 per acre, easy terms. Lots 20-40-60-80 A. tracts, stocked. Phone 67 or write Geo. Beers, Sandy, Or.

Farm From Owner

50 acres, 5½ miles from Oregon City, 5 acres cleared, 18 acres easily cleared, 10 acres fine pasture, 1000 cords wood, new barn, small house, ¾ mile to school and store; $3750, $1500 down, balance long time or same trade. Write A. W. Meyer, Jennings Lodge, Or.

296 ACRES WHEAT
200 acres under cultivation, 100 acres in wheat, fair set of farm buildings; located 2 miles from R. R. in Eastern Oregon. Price $6000.
WILLAMETTE VALLEY LAND CO.,
203 First National Bank bldg.
Albany, Or.

160 ACRES, 110 in cultivation and in crops; house, barn, silos, 6 head of horses, cows, pigs, chickens. All fenced and across fenced. Farm machinery, gas engines, silage cutters; very rich soil, some tiled; 3 miles of Newberg. Buy from owner. $25,000; terms. L-211, Journal.

8 ACRES, 6¼ plowed, 13 mi. center Portland, on rock road, 1½ mi. payed highway, fine berry land, south slope; $1800, terms. Phone Broadway 1438, business hours.

CALIFORNIA farms, near Sacramento, for sale; rent, share. Write for list. E. R. Waite, Shawnee, Okla.

440 ACRE stock ranch, mostly rich creek bottom land. By owner at bargain. 1421 N. W. Bank bldg.

REAL ESTATE
FOR SALE—FARMS 17

C. R. SCOTT REALTY CO.,
517-19 Chamber of Commerce Bldg.
Main 3353.

Read the following bargains in farms. All of these have just been listed and are worth consideration by prospective buyers.

160 acres, 35 miles from Portland; close to school; good roads; plenty of good water, good family orchard, 35 acres cleared, balance pasture and not hard to clear. Ideal for small stock ranch. $65 per acre; terms.

160 acres, near Deer Island; 35 acres in cultivation, the best pasture; nice young orchard just beginning to bear; lots of small fruit; place well watered; good 9-room house, hot and cold water, cement walks all around the house; good stock barn, potato house, milk house, smoke house, 2 chicken houses. Price $20,000, ¼ cash, balance long time at 6 per cent. The following stocks, together with implements and tools, are included in the price; 12 cows, 1 good team, 2 pigs, 40 chickens.

174 acres, 6 miles from Sheridan, Or., 1 mile from postoffice, store, school and church; good roads, to be paved soon; 120 acres open land, 80 acres in cultivation, balance fine timber; 5-room house, barn, cow barn, hay sheds; good well, overflowing spring; fine orchard of assorted fruits; orchard lands adjoining this place cannot be bought for less than $500 per acre. $13,500; will assept as low as $4000 cash, balance long time. Will sell the following stock, machinery and tools: 3 work horses, 8 cows, 4 heifers, 1 bull, 1 binder, rake, mower, wagon, disc, harrow, cream separator, etc. Price for all $15,000. Here is a fine opportunity to get a farm with small capital.

160 acres at Sheridan, Or., 1 mile to postoffice, store, church and school; 60 acres in cultivation; 14 acres set out to prunes last year; 60 acres pasture, balance timber; running water in pasture; small house, barn, good well. $85 per acre. $4000 cash will handle.

320 acres in Grant county, 3 miles to county seat; 22 acres in cultivation, 1 acre alfalfa, 17 acres fall wheat, lots of pasture; all fenced and cross fenced; oceans of spring water and small creek runs through place; good 4 rm. house; hot and cold water in house; daily mail, telephone, good roads; stable for 8 horses, chicken house, other outbuildings. There are 2000 cords of wood to cut on the place and has ready market at $6 on the ground or $10 delivered at city 3 miles distant. Present owner now hauling to John Day, 5 miles, and selling $12 per cord. This is a good proposition for a hustler; can pay for the place in short time with wood. Price $5500. There is a mortgage of $900 to assume. $4600 cash will handle. Or will take auto or small town part payment, or will trade for small place with good buildings, but must have some cash.

RELINQUISHMENT
320 acres Northern California, 10 miles from Oregon line, Siskiyou county, near McDoal, Butte valley. Has been settled 17 years and never cleared up; 65 acres cleared and under cultivation; fine land; 4-room house; wood shed; barn; good well. $3200.

C. E. SCOTT REALTY CO.,
517-19 Chamber of Commerce Bldg.
Main 3353.

Chicken and Fruit Ranch

9 acres, all in high state of cultivation, 3 acres full bearing prunes, dandy 4-room house. Good barn and chicken house. Located ¼ mile from car line on fine road, 6 miles from Vancouver. Price $2650, terms.

FRUIT AND DAIRY FARM
65 acres, fine level land, 48 acres under cultivation, and mostly seeded, 8 acres in full bearing prunes that pay from $2000 to $3000 per year; also good assorted fruit and berries. Plenty of wood, fine 8-room house, fine barn, 40x60, large silo, machine shed 80x30, fine well and engine, also running stream. 8 fine cows, 1 heifer, 1 bull, 1 team, 7 hogs, 50 chickens, seed grain and potatoes, 2 wagons, buggy, rake, 2 cultivators, harrow, cream separator, gas engine, all hay and straw, all corn planted and all small tools. This place is only 6 miles from Vancouver on good road and a real snap at $11,500. Good terms.

GOOD SMALL FARM
20 acres, very fine land, 16 acres in high state of cultivation, balance timber, pasture. Good assorted orchard and berries, 2 fine cows, 40 chickens, team, harness, wagon, plow, harrow, hay and all tools and machinery. This is a great bargain at $5000. Terms.

A REAL STOCK RANCH
900 acres, 750 acres fine tillable land, Balance pasture, 100 acres under cultivation; place is all fenced and crossfenced, with woven wire, which alone cost over $6000; 2½ acres in assorted orchard and berries. Fine 12 room modern house, cost over $6000; a barn 60x110 and one barn 90x120; hog house, chicken house and all outbuildings. Place is watered by springs, with a spring on each 40 acres. This place is 12 miles from Vancouver and 20 miles from Portland, and is the best stock ranch in the country. If you want a stock ranch investigate this at once. Price only $27,000. Good terms.
THE R. S. THOMPSON CO.,
410 WASHINGTON ST.,
VANCOUVER, WASH.

FINE MODERN COUNTRY HOME
60 acres, all cleared, full and cross fenced, 8-room modern house, full basement, large dairy barn, room for 40 head cattle, 2 large silos, horse barn, granary and garage, large up-to-date poultry house, 1 small poultry house, machine shed and other small outbuildings, Delco lighting system lights the house and barn, pressure water system, house piped for hot and cold water, water piped to barns, hog house, chicken houses, and pastures, good orchard just coming into bearing, lots of choice berries, 25 acres in fall grain, 22 acres plowed for spring crop. This land lies almost level and is the best loam soil in Clarke Co. No rock or gravel and is in high state of cultivation; also is located in prosperous community with all rural advantages, ¼ mile to church, school and store, on good road, 10 miles from Vancouver, Wash., 16 miles from Portland. $20,000; half cash.

EQUIPPED SMALL FARM
20 acres, all cleared, 11 in fall grain, 1½ acres in fine beaverdam onion land, good house, barn and other outbuildings, good family orchard and berry bushes, 5 cows, 4 of them fresh now and other will be fresh in June; 1 heifer, team, wagon and harness, mower, rake, harrow and cultivator, all kinds of small garden tools; on rural mail route, 2 miles from Vancouver, 1 mile to store and R. R. station. This is a snap at $6850, with terms.
R. J. HIGDON REALTY CO.
303 Main st., Vancouver, Wash. Phone 253.

55 ACRES, ONLY 13 MILES SOUTH OF COURTHOUSE, 400 FEET OFF OF THE MAIN ROAD
You can find no better located place around Portland. All lays fine and is the best of soil. All fenced and in cultivation at the present time. Only a few hundred feet from school, store and church; all in sight of the place. Enough wood along the lane and fence to last a number of years. 8-room house and a good large barn; Pelo cow barn, chicken house, harness and full set of farm machinery, for $10,500. The place adjoining this sold a few days ago for $250 per acre, to a man who has lived in this neighborhood for a number of years. This is proof that you are getting a bargain in this buy. Will be pleased to show this at any time.
STEWART & BUCK
815 N. W. Bank bldg.

40 ACRES

4½ miles from Ridgefield. All in high state of cultivation. Family orchard, 5 room house, barn 50x62, well that furnishes water 12 months of the year. All fenced; school 1½ miles; telephone; 2 miles from hard surface road. Soil A No. 1. Personally inspected.
PRICE $7500
W. L. STRONG,
WOODLAND, WASH.

FARM BARGAIN

8 MILES FROM PORTLAND—GOOD ROAD
130 acres, 55 in cultivation, balance in first and second growth timber; 300 bearing apple trees; other fruit; good soil, no rocks; small running stream; 6 room house, barn and other buildings. Worth $200 but must be sold to settle an estate. Only $135 per acre; $5000 will handle. Tabor 3343.
C. E. TILLMAN CO.,

CROPS, STOCK, FURNITURE, MACHINERY
20 acres, located 30 miles from Portland. All under cultivation. One mile from town, high school and transportation. All in crop. Good rich land, now used as dairy. Sandy loam soil. 6 room house, barn 30x50, chicken house. County road. Price $4200, with 6 good fresh cows, 2 brood sows, 20 chickens, wagon, mower, cultivators, plow, harrow, potato digger, hayrake, horse and harness, tools and household furniture Nelson, with
JOHN FERGUSON, GERLINGER BLDG.

SOUTHEAST OF OREGON CITY
109 acres, located 7 miles out of Oregon City; 75 acres under cultivation, 100 acres can be cultivated. Part in crop. Good black soil. 5 room house, barn and other buildings. Price $7900, with 8 cows, 2 horses, chickens, wagon, plow, harrow, disc harrow, potato digger, hayrake, horse and harness, tools and household furniture Nelson, with
JOHN FERGUSON, GERLINGER BLDG.

40 ACRES
3 miles from Woodland; 20 under cultivation, rest pasture, family orchard, good box house 16x24, good woodshed, fair barn, well and creek, 1½ miles from school, good soil. Price $2800; terms. Personally inspected.
W. L. STRONG
Woodland, Wash.

REAL ESTATE
FOR SALE—FARMS 17

Alfalfa and Potato Ranch That Is a Money-Maker

If you are in the market for a good first class alfalfa and potato ranch that is a real money maker we have it. 160 acres, 1½ miles from good railroad town, Central Oregon, fully paid up water right with abundance of water, 38 acres in alfalfa, 22 more in cultivation, 20 more cleared ready to plow, about 25 more partly cleared, balance can be all like fine and the best of alfalfa and potato soil; in fact, it can't be best. Fair buildings, all fenced and cross fenced, good team, fine milch cow, turkeys, geese, chickens, good harness, wagon, mower and rake, disc harrow, spring tooth, Fresno, potato digger, 2 cultivators, garden seeder, stump puller with 700 feet of cable, two way, 7 H. P. engine, woodsaw combined, cable derrick and fork, all kinds of small tools; in fact, everything you need ready to move onto the ranch and go to work making money.

One of the neighbors sold his potato crop for $770 and one for over $1000 per acre last year; there is over 100 acres of this ranch that is good potato soil as his neighbor has that sold his crop for over $1000 per acre; all of the land is first class alfalfa land that will cut up to 5 tons per acre, so that will give you an idea of what this ranch is.

Price $18,500

Terms $3000 cash, or will take a home in Portland and $1500 cash, balance same as crop payments at 6 per cent. The owner even said he would do this: If the buyer will put 75 acres of this ranch into the kind of crop he wants it farmed, he will take all the crop from the 75 acres for 2 years and give the buyer a deed to the ranch. How is that for a bargain?

This is one chance in a lifetime where the owner is retiring from farm life and does not care for the money and you can get a first class alfalfa and potato ranch, all equipped, at a low price, on the best of terms, that will pay for itself in a short time. And the first one that sees it will buy it. If you will call at our office any time this week you can meet the owner.

C. J. CULLISON REAL ESTATE CO.,
205½ Morrison Street.

LAND BUYERS READ THIS

100 a.; 40 a. in first class river bottom, 30 a. in cultivation, 10 a. more can be cultivated, 60 a. hill and well watered pasture; good 7 room, barn 40x50, cement milkhouse, spring water piped to buildings and 2000 gal. tank, good force; all kinds of fruit; young orchard in bearing, 125 prunes, 4 a. raspberries. The house is modern; nice river front, good graveled roads, R. F. D. and telephone; 2 miles out; timber enough to pay for land on the hill part. silo. Price $12,000, cash $8000, balance 6 per cent.

Small fruit ranch, 15 acres, ½ mile out of city limits, 5 room house, small barn, granary, chicken house, nice family orchard in bearing, 7 a. of prunes, 2 a. strawberries, 2 a. loganberries and 1 a. Himalayan berries, peaches and English walnuts; nice little team of mare, wagon, harness, hack and farm tools; old man and sick. Price $4000, half terms, 6 per cent.

50 acres, ¾ mile out of city, all in cultivation, very good improvements, 5 room house, barn, 30x44, implement shed and cattle shed, 2 horses, 2 cows, wagon, hack, harness and farm implements; good road; R. F. D. and telephone; a fine location. Price $7000, cash $2500, 6 per cent.

100 acres, 10 miles out, 50 acres in cultivation, 5 room house, old barn and other outbuildings. This is a good buy. Price $50 per acre, $2500 at 6 per cent.

10 A., ½ miles out, all in cultivation and in grain; small house, small barn, chicken house, ¼ mile to school; R. F. D., good roads. If this is not what you want let us know. I am sure we have it. Reference, First National bank.
M. L. SOUTHARD & SONS,
Lebanon, Or.

DAIRY AND PRUNE RANCHES

224 acres, 9 acres prunes, dryer, fine house, good outbuildings; 15 cows, 4 heifers, 1 bull; first class machinery; 2 good teams, 110 acres in cultivation; price $18,000, $9000 cash.

60 acres, 40 acres in cultivation, 5 acres of fine timber, running water, modern 8-room house, family orchard, 6 cows, team of horses, all machinery, 1½ miles from Vancouver, close to paved road; price $16,000, $9000 cash.

40 acres, 5 acres in prunes, 2 acres in mixed orchard, 1 acre in English walnuts, 2 cows, team of horses and all machinery; 60 chickens; 2 miles from Vancouver; price $11,000, $7000 cash.

Dahl & McDonald

108 W. 8d st., Vancouver, Wash.

39 ACRES

8 miles from Ridgefield, N. W., 25 in cultivation, A No. 1 soil; family orchard, 5 room house with pantry, barn 52x54, granary 16x30, woodshed, chicken house 10x20, hog house 10x20, all in good shape; 3 wells, creek, all fenced; school wagon at your door; telephone; 1 team 2600 lbs., 4 cows, 4 hogs, 32 chickens, mower, 1 disc, 1 rake, 1 cultivator, stump puller, harrow, 1 plow, separator, some grain, 19 acres of crop in and looking fine. Personally inspected.
Price $6400, $3000 cash bal at 6 per cent.
W. L. STRONG,
WOODLAND, WASH.

88 ACRES IN WASHINGTON COUNTY, EVERY FOOT UNDER CULTIVATION
It won't take a fortune to handle this place. Located 1 mile from good town and railroad on main highway. 40 acres now in crop; 20 acres of genuine beaver dam; 7-room house, large barn with silo built inside, water piped to house from spring. Price with crop is $16,500; no personal; $4000 down and 8 years on the balance at 6 per cent. This place in the hands of a farmer will pay for itself in a few years. Don't forget this will bear inspection from every angle. Let us prove to you what a good buy it really is.
STEWART & BUCK
815 N. W. Bank bldg.

258 ACRES—On good road, 5 miles from Albany, 6 miles of Corvallis; 175 sin cult.; good house, new barn and silo. Two kinds of land; 145 of it adjoining $200 and $300 acre valley land and large part of it just as good; the balance best grade hill land; no rocks; 80 acres in crop and 75 acres cut over, rotted ready to clear. This adjoins prune orchard that sold at big price. This place is only $117 per acre. This is a good place, pleasantly located and a good buy. And all lies fine for cultivation but about 25 acres. Spring water, two wells with engine and storm. Put out 75 acres of prunes 7 years it will be worth $57,500, besides good income.
TOMKINS & RIGGS,
Corvallis, Or.

NEAR MOLALLA, OR.
200 acres, located 3 miles east, 170 acres can be cultivated, 30 acres under cultivation, balance in timber and pasture, good fencing, 1 acre orchard, 6 room house, barn 32x48, chicken and hog house, good creek and several springs. Price $47.50 per acre, with team, 3 cows, 2 yearlings, 2 calves, 3 fine brood sows, chickens, crops, wagon, harness, cream separator, mower, hay rake, cultivator, disc harrow, binder, plows and tools. $4500 cash, or will consider clear house in Portland, up to $3000 and easy terms on the balance. Mishler, with
JOHN FERGUSON, GERLINGER BLDG.

YAMHILL COUNTY RANCH
70 acres north of Willamina, running water, some in cultivation, close to school, fine timber, macadam road close, lots of grass; $3500; $500 down, balance easy. Can sell half.

80 acres, 3 miles north of Willamina, county road, R. F. D., spring, fence, 10 acres cleared, no waste land, very near level; $5000; can cut it in half and sell either half or take some trade. 8 Chamber of Commerce.
SEA-WOOD REALTY CO.

GOOD STOCK RANCH
640 acres, located in Crook county, Oregon. County road by the place. Odlow forest reserve joins this ranch. Creek through the place. Place well fenced with 3 barb wires. Good 4 room house, barn, chicken house and vegetable cellar. 130 acres under cultivation. 400 acres can be cultivated. Lots of cut timber. Price $4 per acre. Half cash. No trades considered. Personally inspected by
JOHN FERGUSON, GERLINGER BLDG.

IRRIGATED LAND
40 acres, located 4 miles northeast of Bend, Or. Paid up perpetual water right for 25 acres. 35 acres can be irrigated and cultivated. Good county road by the place, ½ mile to school. Small house on place. A nice level 40, well located. Price $1150. $500 cash. No trades. Personally inspected.
JOHN FERGUSON, GERLINGER BLDG.

SIX ACRES, 3 cleared, fruit, berries, 4 blocks to station, near Foster road, new 5 room plastered bungalow, garage, chicken houses, cow and chickens; $4400, half cash.

Interstate Land Co.

MAIN 5429 248 STARK ST.

CLARKE COUNTY FARM
52 acres, 25 in cultivation, large barn, 7 room fair house, good soil, 7 miles north of Vancouver, Wash., and ½ mile from Pacific highway. Mr. W. Gertz. Phone Col. 124.

SIX ACRES, easily cleared, 1 mile from Linnton Skyline Acres, black loam soil, 6 blocks to city water, $1650, easy terms. Main 5429.

REAL ESTATE
FOR SALE—FARMS 17

Modern Dairy and Prune Farm on Paved Highway

135 acres; 65 acres in high state cultivation; the very best of loam soil, no rock nor gravel; fenced and cross fenced; woven wire and steel gate; 8 acres in full bearing Italian prunes, well fertilized crop every year; 1000 7 and 8 foot prune trees set this year; prune drier, fully equipped in every respect; 2 acres of assorted family orchard, Royal Anne and Lambert cherries, English walnuts and filberts; good 8 room house with fireplace; new dairy barn, fully equipped with modern conveniences; new 85 ton silo; garage, dairy, implement shed, hog house and lot, chicken house and park; spring water piped to all buildings; 9 fine dairy cows, some of them registered; 7 fine Jersey heifers, 2 registered Jersey bulls, 2 teams and harness, registered Poland China boar, fine brood sow, 6 shoats, 8 pigs, chickens; NEW FORDSON TRACTOR, NEW AUTO TRUCK, 2 mowers, binder, new ensilage cutter, blower and feeder, new potato digger and planter, 3 wagons, 2 walking plows, sulky plow, 2 drag harrows, spring tooth harrow, 2 discs, 4 cultivators, 1 riding cultivator, new 4½ horsepower drag saw, tanning mill, spray pump, tedder, new grain drill, stump puller, 3 54 gal. gas tanks, 28 cords of wood at drier; grindstone and all small tools, several tons of hay, 300 bu. of oats, 1100 sacks of potatoes, 1000 lbs. of oil meal, 1½ tons of mill feed, 100 lbs. of seed corn, 1 ton of seed oats, cylinder oil, 2 bbls. of spray; also telephone share. This is one of the best equipped fruit and dairy farms in Clarke county and pays a large dividend on the investment. Price $38,000; $20,000 cash.

MODERN FARM HOME FULLY EQUIPPED
60 acres, 35 acres in high state of cultivation, balance in pasture, first growth red fir timber for domestic use; very best of soil, all tillable; fenced and crossfenced; 8-room modern house, with full set of white porcelain plumbing, water piped from large spring to all buildings, almost new barn, new silo, second barn for implements and young cattle; large double walled cellar; separator and cooler room, woodshed, up-to-date chicken house and park; fine young orchard in full bearing; berries and small fruits of all kinds; fine young team of black Percherons, also driving mare; 6 good dairy cows, 1 heifer, 1 calf, large O. I. C. brood sow, will farrow soon; 3 shoats, 100 laying hens, 250 chicks, 220-egg incubator set, chick brooder; harness, mower, hay rake, wagon, 2 seated surry, buggy, disc, spring tooth harrow, plow, harrow, 2 cultivators, spray outfit, cream separator, all small tools, including household furniture, kitchen range