PACIFIC AGENCY Inc.

Phone: Marshall 3989

FIFTH FLOOR, SWETLAND BLDG.
Fifth at Washington

Phone: Marshall 1265

DEPENDABLE SERVICE TO PORTLAND DEALERS

---ASK YOUR DEALER IF HE RECEIVES

PACIFIC-AGENCY-SERVICE

BRANCH OFFICE

Connections

COUNTRY

Adams, Ore.
Albany, Ore.
Anacortes, Wash.
Astoria, Ore.
Auburn, Wash.
Baker, Ore.
Canby, Ore.
Castlerock, Wash.
Chehalis, Wash.
Cheney, Wash.
Clarkston, Wash.
Colfax, Wash.
Colville, Wash.
Corvallis, Ore.
Cottage Grove, Ore.
Creswell, Ore.
Culver, Ore.
Dallas, Ore.
Dayton, Wash.
Ellensburg, Wash.
Eugene, Ore.
Fairfield, Wash.
Goldendale, Wash.
Grandview, Wash.
Grants Pass, Ore.
Grass Valley, Ore.
Great Falls, Mont.
Gresham, Or.
Heppner, Or.
Hillsboro, Ore.
Hood River, Ore.
Ione, Ore.
Jefferson, Ore.
Junction City, Ore.
Kelso, Wash.
Kennewick, Wash.
Kent, Wash.
La Grande, Ore.
Lebanon, Ore.
Marshfield, Ore.
Medford, Ore.
Monitor, Ore.
Monmouth, Ore.
Moro, Ore.
Mt. Angel, Ore.
Mt. Vernon, Wash.
McMinnville, Ore.
Newberg, Ore.
Odessa, Wash.
Okanogan, Wash.
Oregon City, Ore.
Palouse, Wash.
Pasco, Wash.
Pendleton, Ore.
Philomath, Ore.
Portland, Ore.
Puyallup, Wash.
Rainier, Ore.
Raymond, Wash.
Roseburg, Ore.
Salem, Ore. (Rural)
Salem, Ore. (City)
Scotts Mills, Ore.
Silvana, Wash.
Silverton, Ore.
Snohomish, Wash.
Sprague, Wash.
Tacoma, Wash.
Tekoa, Wash.
The Dalles, Ore.
Vancouver, Wash.
Walla Walla, Wash.
Wasco, Ore.
Waitsburg, Wash.
Wenatchee, Wash.
White Salmon, Wash.
Woodburn, Ore.
Yakima, Wash.
Yoncalla, Ore.
Connell, Wash.
And Others.

IF YOU WANT A HOUSE IN CITY PHONE US

FACTS ABOUT EACH TOWN

A statement carefully prepared by our branch offices gives the important facts about each town. Before you go to any expense to inspect a property in any locality, you may know whether the town which would be your trading center, and provides your church and school advantages will please you or not. We guarantee that the facts will be true to the descriptions given.

BUSINESS OPPORTUNITIES OF ALL KINDS

REAL BUYS

TIMBER LAND 22-12

$ 1700—160 acres of wild land, about 50 acres can be tilled; 2000 cords of standing green timber, and a part of this is good saw timber; located a short distance from Lucia station; poor improvements, but this wood alone is easily worth the price.

PRUNE LAND 8-6

$ 1750—25 acres of land, 1¼ miles from good valley town, 6 acres under cultivation, fine stream of water through one end of place. Fine land for prunes, more than enough timber on place to pay for it. No improvements except fencing and a one room shack. A payment of $500 will handle this, balance can be paid as wood is cut and hauled.

FRUIT LAND 6-18

$ 2100—30 acres, 3 miles from Corvallis, on main county road, all in cultivation, the very best of soil which lays rolling and drains well. Land is well adapted for berries, fruit of all kinds and truck gardening. Land adjoining this in large tracts sells for $125 to $200 per acre.

DAIRY RANCH—41-32

$ 2500—80 acres, 7 miles from Baker, Or.; 40 acres good tillable land, balance pasture; 4 room house, barn, granary, etc.; place is well fenced and would make a good dairy ranch. Place is priced low and is a bargain at the price.

GENERAL FARM—52-20

$ 2500—120 acres, 20 to 25 acres clear and mostly in alfalfa; about 18 acres of pine and fir timber, balance is open pasture; plenty of open range; fair improvements and plenty of water. Located about 7 miles from Winthrop, Wash.

ACREAGE—74-15.

$ 2800—30 acres with about 4 acres under cultivation, balance stump land, lays level and can all be tilled when cleared; 5 room house, barn and outbuildings, all furniture, household goods, and equipment included. Located only a short distance from Estacada and about 32 miles from Tacoma.

GENERAL FARM—70-2.

$ 3000—160 acres, about 55 acres under cultivation, 5 acres of alfalfa, 5 room plastered house, barn, chicken house, etc. This place is dirt cheap at the price and can be handled for ½ down.

GENERAL FARM—15-79.

$ 3000—79 acres with 5 acres in cultivation, 20 acres of fine second-growth fir, balance in pasture, plenty of water, 6 room house, good barn, chicken house, etc., close to school and church, few miles from Oregon City.

ACREAGE—29-16.

$ 3000—3 acres, only short distance from Lebanon, on good road, all in cultivation, all fenced with woven wire, 1 acre of strawberries and a good family orchard, 5 room house, chicken house and garage. This is all first class river bottom land, ½ down.

GENERAL FARM—69-3.

$ 3500—An 80-acre tract near Longview, Wash., on Columbia river, 2 large houses on place, also barn and other buildings.

SUBURBAN HOME 15-15

$ 3500—Ten acres in cultivation, some fruit trees, 5 room plastered house, barn, chicken house 16x100; 9 miles from Portland, street car within short distance. Terms.

CHICKEN RANCH—57-10.

$ 3500—4¾ acres on pavement in Puyallup, Wash, 1¾ acres in creek bottom land and balance is upland, all cleared, ½ acre of strawberries and other fruits, 3 room house, 2 big chicken houses, $1000 down and balance to suit.

GENERAL FARM—60-15.

$ 3700—160 acres, 70 acres in cultivation and the balance mountain pasture, 7 room house, barn, all fenced and cross-fenced. Immediate possession, good terms.

ACREAGE—1-167.

$ 3800—One acre, all in cultivation, ½ acre of raspberries, some fruit trees, 7 room house, equipped with gas, electricity, Bull Run water, poultry houses and yards, 4 blocks from car line to Portland. Good terms.

ACREAGE—1-137.

$ 4000—20 acres, short distance from Donald station, on electric line, place is all in cultivation, partly tiled and about 14 acres are in clover. Almost new 4-room bungalow, barn and outbuildings, 2 good wells, $1000 cash and balance $35 per month.

GENERAL FARM 42-8

$ 4000—120 acres, 15 acres in cultivation, 23 acres of timber, balance slashed and seeded to grass; small house and barn; located only short distance from Scotts Mills, Or.; good terms.

GENERAL FARM 17-25

$ 4200—40 acres, with about 14 acres that has been cultivated, balance cut over land and brush, plenty of water, no improvements. The soil is rolling with some rocks and would make very good prune land.

BEAVERDAM LAND 16-3

$ 14250—20 acres with about 5 acres of beaverdam, 2 small orchards, about 7 acres in cultivation, 2 sets of buildings. Located about 10 miles from Salem. Land is first class and beaverdam excellent.

ACREAGE 4-19

$ 4500—20 acres of A-1 land, about 5 miles from Canby, all under cultivation, all tiled; barn, house, etc., not in extra good shape. Will exchange for a farm up to $10,000 between Oregon City and Woodburn.

GENERAL FARM 26-1

$ 4500—80 acres, short distance from Creswell, 60 acres in cultivation, balance pasture; good soil and good drainage; all level and nice fenced; fair improvements, good terms.

GENERAL FARM 64-4

$ 4800—160 acres of which 100 are tillable; 60 acres in cultivation; fair improvements; located in Belt Park, Mont., 2½ miles from Monarch; $1500 cash will handle it.

GENERAL FARM 35-61

$ 5000—40 acres, 15 acres in cultivation, 1 acre of orchard, ½ acre of timber; 4-room house, barn and other outbuildings, some stock and equipment; short distance from Napavine, Wash.; terms, ½ cash.

GENERAL FARM 23-101

$ 5250—55 acres, 25 acres in cultivation, 2 acres of orchard; place fenced and cross fenced; small house, barn and other outbuildings; mile from school; good gravel road to town; $2000 cash will handle it.

SANDY LOAM SOIL 4-6

$ 5500—28 acres, 15 acres in cultivation, very good black sandy loam soil; 6 room house, 2 barns, granary, 4 chicken houses; good orchard. Telephone, R. F. D., 4 miles from Canby, 1½ miles from school and 1 mile to railroad.

ACREAGE 57-5

$ 6000—24 acres, 18 in cultivation, balance pasture; fine 6-room bungalow, good barn and other outbuildings; located in Puyallup district; $2000 will handle it.

GENERAL FARM 46-3

$ 6000—128 acres, 8 miles from Dayton, Wash., 40 acres in cultivation, balance is good timber and pasture; 7-room house, running water with plenty of outbuildings, farm implements go with place.

CHICKEN RANCH 10-16

$ 6000—10 acres, 6 miles from Gresham, close to electric station; 5 acres in cultivation; 5-room house, barn and plenty of chicken houses, incubators, etc.; some stock and equipment included; $3500 will handle it.

STOCK RANCH 9-14

$10,000—A fine stock ranch, consisting of 400 acres near Philomath; 80 acres in cultivation, balance pasture and timber; 2 houses, 4 barns, family orchard, fine spring water, plenty of outrange. Located on county road Terms.

DAIRY FARM 10-6

$13,500—40 acres, located on good road less than 1 mile from paved highway and about 12 miles from Portland. 37 acres in high state of cultivation; good 7-room house, large barn, granary and other buildings. Fully equipped and some stock also included. Good terms.

STOCK RANCH 3-15

$15,500—300 acres, close to Elmira and west of Eugene, 100 acres under cultivation, balance pasture and timber, 1¼ miles to railroad, family orchard, berries, etc. 7-room house, large barn, woodhouse, garage, etc. This is all second bottom land. Will exchange for smaller place in the valley.

GENERAL FARM 2-14

$20,000—98 acres, adjoining the city limits of Woodburn, all under plow and all good land. Place is well fenced. Good 6-room house, barn and other outbuildings. Located on county road. Will exchange for good wheat farm in Canada up to $12,000, or will make terms on sale.

FRUIT RANCH 27-1

$22,000—Here is a money maker for the right party; 22 acres adjoining city limits of good valley town, 18 acres in fruit, larger part yellow Newtowns, balance Spitzenbergs and Baldwins; 12 acres in full bearing. Large 8-room modern residence, electric lights and private water system, garage for 2 cars. Large and well built apple houses with 7000 box capacity, first class orchard equipment. Income last year was $6000. Will exchange for rentable farm property to the value of $10,000. Must be located between Portland and Eugene in the valley.

GENERAL FARM 9-7

$24,450—326 acres, located in central part of Benton county, 175 acres of bottom land in cultivation, balance is rolling, in pasture and fine oak timber, good family orchard; fair 7-room house, large barn, granary, etc. This is one of the best farms in Benton county, the best of land, well watered. On good county road and only 1 mile from town. Good terms given on this.

ALBERTA FARM 13-5

$24,000—640 acres in Coronation district, 480 acres in cultivation, balance pasture and hay; level, no stone or brush. 12 miles to town, school 1 mile, post-office 3 miles. Good buildings, all painted, 5-room house, cement foundation, good barn, machine shed, granaries, garage, etc., lots of water, lots of hay and water adjoining, subject to lease. This farm has raised 42 bushels of wheat and 100 bushels of oats and pays 20 per cent on investment. Will exchange for nice modern furnished home in town with garden and fruit up to $12,000. Must be clear and at cash valuation.

DAIRY FARM 18-2

$25,000—320 acres about 10 miles from Dallas, Or., 1 mile from good grade and high school, rural daily mail and telephone. Rock macadam road runs through farm, making it accessible the year round. About 125 acres in cultivation, balance slashed pasture; living springs supply plenty of water. The land is fine for prunes or berries. Fair 8-room house, large barn, woodshed, granary, etc. Located in a fine neighborhood. Terms.

STOCK OR BERRY RANCH 23-20

$30,000—240 acres, about 30 miles from Portland, 80 acres cleared, balance open pasture and timber. One house cost originally $7000, modern furnace and plumbing; another cost $2000, modern, one tenant house, first class barn. A dandy stock ranch. Terms.

GENERAL FARM 10-5

$33,000—132 acres, a little over 20 miles from Portland, about 100 acres in high state of cultivation. One corner of this place is in the Sandy river. Modern 7-room house, concrete cellar —10x12 garage, workshop, modern barn 36x60, equipped with 32 steel stanchions; another barn 40x60; milk house; implement shed 20x44; granary with overhead bins, equipped with line shaft. All buildings are electric lighted. Land is a sandy loam and cannot be excelled. Land adjoining this set to berries netted from $500 to $1000 this year. Good terms.

GENERAL FARM 28-40

$36,500—175 acres only a short distance from Albany, all river bottom land and one of the best improved places in Linn county. Good buildings and fences, plenty of good water. For quick sale will take as low as one-third down.

GENERAL AND FRUIT FARM 28-6

$68,000—1035 acres, located south and east of Albany. Place has about 300 acres of farm land, of which 100 acres has been set to fruit, principally apples and pears; fair house and barn, spring water. Place contains about 6 or 7 million feet of good saw timber. About 7 or 8 thousand dollars' worth of personal property. Good terms.

WHEAT RANCH 5-7

$125,000—2200 acres in Eastern Oregon, 1250 acres in cultivation, of which about 500 acres is seeded, 80 acres more summer fallow ready to seed in spring, 700 acres in stubble, and 100 acres of natural grass and alfalfa. This is the finest stock and wheat ranch in the county. Completely stocked and equipped. Good terms.

GENERAL FARM 15-13

$127,500—637 acres, located in Willamette valley, about 35 miles from Portland, ½ under cultivation; no gravel or rocks, about ½ river bottom, one 2-story house, 12 rooms, modern. Granary with driveway with capacity of 12,000 bushels. One house 1½-story with 7 rooms, 1 house 1½-story with 10 rooms; cattle feed barn, horse barn, another granary of 12,000 bushel capacity; former house 4-story; tank holds 2500 gallons of water; hog house, 2-story workshop, carriage shed, feed shed and sheep shed. Completely stocked and equipped, consisting of tractor and plows, 10 horses, 7 cows, 140 sheep, 80 goats, 80 hogs, etc. Good terms.

PRUNE ORCHARD 9-18A

$ 8000—37 acres with 22½ acres of bearing prunes, 7 years old, balance is pasture land and some timber; new house and barn; good water; only 4 miles from town on county road. Good terms.

ACREAGE 44-11

$ 6000—15½ acres 2 miles from Kennewick, 3 acres of strawberries, 7 acres alfalfa, 5 more ready; 5-room house, fairly good barn, chicken house, etc. $2000 cash will handle it.

GENERAL FARM 25-8

$10,000—120 acres in Columbia county, 110 acres tillable, 35 acres in cultivation, 1 acre of orchard; close to school and church; 6-room house; plenty of water; good dairy barn, a number of milch cows go with the place; terms, ½ cash.

GENERAL FARM 31-229

$10,000—73 acres, 35 in cultivation, balance good timber and pasture; 8 acres prunes and plenty of other fruit; good buildings; 2 water rights; place well fenced; on main highway, short distance from Canyonville; stocked and equipped; terms, ½ cash.

STOCK RANCH 72-19

$10,000—280 acres, 10 miles Colville; 65 acres in cultivation, 45 in alfalfa; 6 room house, large barn and other outbuildings; plenty of water and range; stocked and equipped.

WHEAT RANCH 46-5

$10,000—320 acres in Crook county, 100 acres in cultivation, 160 tillable when cleared; located half way between Prineville and Redmond; good fences; fair house and barn and other outbuildings. Good terms.

ORCHARD TRACT 39-51

$10,000—10 acres, 6 in standard orchard, about 16 years old; 4 acres in clover; all under irrigation; a new, fine house, barn and other outbuildings; ½ mile from store and railroad, 1 mile from school and church. Terms one-half cash.

APPLE ORCHARD 8-31

$10,500—20 acres, short distance from Scio, Linn county, Or., all the place is in apples, trees being old and all in bearing and in good shape. New 6-room bungalow 2 story; 30x60 chicken-enhouse; water tank with capacity of 700 gallons. Owner claims there were 16,000 boxes of apples picked by buyers this year, which sold at 63c per box. Full list of personal property and equipment goes with place.

STOCK RANCH 14-39

$10,500—210 acres, about 2 miles from Oakland, Or., R. F. D. and telephone, 90 acres tillable, 120 acres good oak timber. 35 acres in good old orchard of pears and apples. Fair improvements. Will exchange for city property in McMinnville, for income property in Portland, or for city property or acreage in Yakima.

GENERAL FARM 25-9

$10,500—160 acres, short distance from Mayger; 135 tillable, 45 cleared; good family orchard; good 8-room house, fair barn, good outbuildings; stocked and equipped. Terms, ½ cash.

ACREAGE 45-6

$10,500—20 acres, 10 alfalfa, balance plow land; water right all paid; 6-room house, barn, garage and other outbuildings; short distance from Grand View, Wash. One of best buys in the country. Reasonable terms.

APPLE ORCHARD 18-10

$11,250—25 acres planted in 1908, over 1000 trees, 600 Spitzenburgs; fine, large, healthy trees; splendid soil, will raise anything; fine for berries; good 6-room house with fireplace; garage and other outbuildings; located on paved highway between Portland and Corvallis, 5 miles from Dallas. Terms, $6000 cash.

ACREAGE 52-1

$11,500—31 acres, 4 miles from Snohomish; 26 acres clear, 17 bottom land; well ditched and drained; all fenced; family orchard and berries; 9-room house, good barn, plenty of outbuildings; place equipped. Terms, ½ cash.

STOCK RANCH 19-14

$12,000—80 acres deeded land; 60 acres in hay; plenty of water for irrigation; good buildings; place all fenced; 160 acres of state land with other lands leased from private parties, including in all 300 acres, located 2 miles from Trout lake on White Salmon river. Terms, one-third cash.

ALFALFA RANCH 43-3

$12,000—40 acres fine land, 36 in cultivation, 30 in alfalfa; good house, small barn; located 8 miles from Yakima; stocked and equipped. Some terms may be had.

GENERAL FARM 4-41

$12,000—45 acres, 2½ miles from Oregon City; 30 acres in cultivation, balance pasture; 2 6-room houses, 2 barns, all kinds of outbuildings; running and well water; some stock and equipment.

GENERAL FARM 35-63

$12,000—46 acres, 22 in cultivation, located near Curtis, Wash.; 1 7-room house and 1 5-room house, barn, chicken house and other outbuildings; stocked and equipped; terms, ½ cash.

GENERAL FARM 13-78

$12,000—61 acres, 40 cleared, balance pasture; located 9 miles from Hillsboro; 6-room house, 2 large barns, close to school and church; stocked and equipped; everything goes except household furniture.

FRUIT LAND. 1-230

$1200—158 acres located 90 miles northwest of Salem, Or. 90 acres in cultivation, 15 acres of timber, balance pasture. This land is located in the fruit section of the Willamette valley, at the right price. Will exchange for a large house in Portland that could be made into apartments or rooming house, or will take residence up to $4000.

HOUSE AND LOT. 1-229

$1800—4-room house and lot, 50x120, located at Maplewood, Or., 3 blocks from school and ¾ of a mile from station; some fruit trees and berries; gas and city water. Will exchange for a farm up to $4000.

TILLAMOOK LAND. 1-226

$8800—18 acres located in Tillamook, Oregon; also 80 acres located 11 miles south of Tillamook, both unimproved but good dairy land. Will exchange for anything of good value and will assume on good proposition near Portland.

FLOUR AND FEED MILL. 1-223

$7000—Flour and feed mill, operated by water power, 5 acres of ground, large barn suitable for warehouse, and mill building is of frame construction, 36x26, two stories, with basement, with warehouse 32x24. Paying $200 to $300 per month. This is located 16 miles from Portland, 6 miles from Sherwood. Will exchange for house in Seaside or acreage near Seaside up to $4000, or house and acreage near Portland, Hillsboro or Newberg.

6-ROOM HOUSE IN PORTLAND. 1-222

$2400—6-room house located on east side, chicken house and garage; 6 blocks from school, 3 blocks from the car line. Will exchange for farm up to $5000.

10½-ACRE TRACT. 1-220

$2000—10½ acres, located in Clarke county, Washington, on paved highway; fenced on three sides, no improvements. This is A-1 prune land. Will exchange for house in Portland, and might assume.

360-ACRE FARM. 1-215

$14,400—360 acres farm located near Willamina, Oregon; 35 acres in cultivation, 50 acres pasture, balance timber. Two-room house, barn, other outbuildings. Will exchange for 40-acre farm in valley.

RAINIER RESIDENCE. 1-213

$1200—Small home in Rainier, Wash. Bath, toilet, full basement, 2 blocks from school. Will exchange for apartment house, lease and furniture.

EASTERN OREGON LAND. 1-210

$3600—339 acres located near Fort Rock, Oregon; 50 acres in cultivation, about 200 can be cultivated; no buildings. Will exchange for place near Portland.

20 ACRES WASHINGTON LAND. 1-209

$1500—20 acres located four miles from Goldendale, Wash.; 2-room house, barn, chicken house, woodshed; 3 acres in cultivation, 400 fruit trees. Will exchange for larger place.

ONE-QUARTER BLOCK. 1-205

$30,000—¼ block of ground and three large modern houses, located on a good corner of good side; income about $200 per month. Will exchange for farm in Yamhill or Washington county.

WASHINGTON LAND. 1-204

$17,000—320 acres located 12 miles northeast of Washougal, Wash.; 40 acres in cultivation, 70 acres good timber, balance pasture; ¾ mile of school, Fair barn and outbuildings, good 5-room house, 2 horses, 1 cow and all implements. Will exchange for smaller place.

GENERAL MERCHANDISE STORE. 1-203

$8000—General merchandise store located in good town; rent $20 per month, and lease on building can be had. Receipts are $2500 per month. There are five living rooms in building, hot and cold water, bath and power washer. Will exchange for house in Portland or farm close in. Will not assume.

TIMBER FARM. 41-19

$4000—280 acres located 3 miles from Lochart, Or., Sumpter Valley railroad, 30 acres in cultivation, running water and several springs on place; between 2000 and 3000 cords of wood on place; near railroad. Will take income property in Portland to the full value.

GENERAL FARM. 41-25

$17,000—690 acres, few miles from Baker, 350 acres in cultivation, 7-room house, good barn and outbuildings; 2 good wells; place all fenced, on new highway, 3 miles from small town; plenty of water for irrigation. Will exchange for equity in income property in Portland if property is clear.

SMALL FARM. 4-36

$6500—16 acres, 13 in cultivation, 3 acres of timber and pasture; large 6-room house, well at house, wood house, cellar, granary, chicken house, machine shed, barn 36x42, young family orchard, fenced with woven wire. Place located north of Barlow.

GARAGE AND CHEVROLET AGENCY. 4-44

$4500—Frame building, show room 50x30, shop and store room 75x50; rent $25 a month. Lease can be had for long time. Equipped with tools, motor, gas and pressure tank, auto parts, inner tubes, etc. Has Overland and Chevrolet sub-agencies; also Case tractor and tool agency direct, also Goodyear service station equipment. Will trade for farm of about 40 Acres near Redmond. Farm must be irrigated.

20 ACRES. 4-19

$4000—20 acres of A-1 land, near Canby; all under cultivation, all tilled; buildings old. Will exchange for farm up to $10,000 between Oregon City and Woodburn.

STOCK AND GRAIN RANCH. 6-16

$40,000—670 acres stock and grain ranch, located 12 miles from Corvallis on good road. Survey for new coast road goes past house. 320 acres in cultivation, balance mostly open hill pasture, with some timber; 60 acres is ideal prune land; good running water and lots of springs on place. Good house, 2 large barns, all well fenced and cross-fenced. Will take good property in exchange up to $20,000, either good income property or smaller place.

STOCK RANCH. 8-20

$7000—152 acres, 4 miles from Cottage Grove, 55 or 60 acres under cultivation, 25 miles creek bottom land, balance hill land; small 5-room house, large barn, family orchard; fine stream flows through place. Fine dairy or hog ranch, also fine for chickens and turkeys. Lots of timber and pasture; all fenced and on good auto road. Will exchange for residence up to $2000 in Eugene, Albany, Salem or Lebanon, or acreage near Lebanon.

GENERAL FARM—8-14

$12,000—221 acres, located 9 miles from Harrisburg, Or.; 50 acres in cultivation, 20 acres slashed, balance pasture, wooded, balm, ash and maple timber; all river bottom soil; 5 acres orchard, mostly peaches; plenty of berries. House and 2 barns in fair condition and other outbuildings. The place is well fenced with woven wire, on good road. Will exchange for some smaller, well improved place in the lower Willamette valley. Does not wish to exchange for much more than $5000.

GRAIN AND STOCK RANCH—3-17

$15,000—225 acres, located 5 miles of Junction City, 160 acres in cultivation, balance pasture with some scattering oak and ash timber. There is a lake covering 2½ acres in the pasture, which furnishes water for the stock as well as boating and fishing. There is a good 7-room house, good well, fireplace, some fruit and berries, very large and substantial barn in good condition; also a good cow barn. All necessary outbuildings. Soil is fine black loam (no white), gently rolling, giving fine natural drainage. ¾ of a mile from school on a good road. This is a splendid piece of property and at a rock bottom price. There is a mortgage of $6500 with 6 per cent interest. Will exchange for small acreage or good income property if priced right.

FRUIT LAND—3-20

$15,000—150 acres, 2 miles from Creswell, Or.; 100 acres in cultivation, balance pasture with oak timber; 2 acres bearing family orchard, 3 wells on the place, good 8-room house, large dairy barn and other outbuildings, all in good condition. Well fenced with open wire, ¼ mile to school, on good road. This is very fine soil adapted to fruit, clover or any staple crops growing in Willamette valley. Will take in exchange a well-improved acreage or fruit land.

20-ACRE TRACT—10-4

$ 3,000—20 acres, located 1½ miles from the Mount Hood loop highway and good town. This will make a good little farm for diversifying. There is 10 acres in cultivation, 4-room house, barn and other outbuildings; water is pumped from the spring to house and barn by gasoline engine. Will consider in exchange Seaside property. This place is priced right and any offer of exchange must be on a cash basis.

FARM—13-46

$ 8,000—157.73 acres; 17 acres in cultivation; 2,000,000 feet of timber; about 25 or 30 acres old burn, partly cleared, used for pasture. Good house, 5 rooms finished, 3 unfinished, practically new, concrete foundation, fireplace, water piped to house, small barn; located 1 mile from Buxton, 1 mile to school; nice family orchard; creek running through place; on country road. Team of horses, 1 cow and heifer, 40 chickens, 27 sheep, 45 goats and all farm implements go with place. Will take Portland residence property in exchange.

FARM LAND—13-67

$12,000—61 acres, 40 acres cleared, balance pasture, located 9 miles from Hillsboro; 10 minutes' walk to school, 1 mile to church. Good 6-room house, 2 barns, 2 wells, 3 horses, 12 milch cows, 3 heifers, 2 calves, 1 registered Jersey bull, 1 registered Jersey brood sow, 35 hens, all farm implements go with the place. Will take residence property up to $3500.

160-ACRE FARM—13-82

$ 4,600—160-acre farm, located in Crook county, Oregon; 20 acres in cultivation, 10-acre water right; 4-room house and barn; all fenced and good soil. Will take in exchange a small farm and assume or pay difference.

FRUIT FARM—39-5

$25,000—25 acres, 2 miles from town, large apple and pear orchard with fair house and other necessary buildings. Free water for pear orchard. Beautiful spot; this home creek flows through the place. Will trade for stock farm in Southern Oregon.

ORCHARD—39-12

$10,000—15 acres of standard orchard, 9 years old, well located 5½ miles from Hood River; on good road; no buildings; soil is excellent. Right next door to a bearing orchard that had 7000 boxes on 10 acres in 1919. Might trade for Los Angeles property.

FRUIT FARM—39-14

$ 2,000—25 acres near Hood River, not irrigated; 4-room house, small barn, 4 acres in apple trees, 1 acre in hay, 200 loganberries; 4 miles from school, church and store; well for water. Would exchange for Tacoma property of any kind.

FRUIT LAND—27-2

$22,000—22 acres adjoining city limits of Junction City; 18 acres in fruit, Yellow Newtowns, Spitzenberge and Baldwins; 12 acres in full bearing produced 5000 boxes last year. Large 8-room modern residence; electric lights and private water system; garage, large and well built apple houses. First class orchard, equipment included; also irrigation system. Will exchange for rentable farm property to value of $10,000 located between Portland and Eugene in valley. $5000 can stand in property, balance, $7000, cash.

GENERAL FARM—14-39

$10,500—210 acres near Oakland, Or.; 90 acres tillable, 120 acres good oak timber. 35 acres in good old orchard, pears and apples. Good soil, hill land; has no rocks; small house, barn; well water. Will exchange for city property in McMinnville, income property in Portland, city or acreage in Yakima.

DAIRY FARM—20-4

$26,000—260 acres, 180 acres in cultivation, balance in pasture and timber; 2 sets of buildings, 3 barns, silo; 4 miles from railroad and normal school; on rural route; ideal dairy farm. Will take small farm near Portland with good improvements up to $10,000.

10-ACRE FARM—24-8

$ 5,250—10 acres, all under high state of cultivation; 7-room house in good condition; good barn, chicken house and other outbuildings; 1 acre in all kinds of fruit and some berries, would make ideal berry and poultry ranch. Located in one of the best towns in the valley. High school, stores and shipping facilities within a few blocks of this place. Would consider good house in Portland.

GENERAL FARM—23-27

$16,000—50 acres in cultivation, 5 acres in pasture and oak grubs; old house; good new barn; well and spring water; family orchard; 6 acres of 6-year-old Italian prunes; 34 acres farm land. Near Independence, Or. Would consider small house near Newberg as part payment.

8 ACRES—15-11

$ 5,000—8 acres, all in cultivation, lots of berries and orchard; 5-room plastered house with brick foundation; barns 30x40, 3 blocks from school, near Oregon City. Will trade for house in Portland up to $2500.

GENERAL FARM

$15,000—75 acres, 70 acres good tillable land, 45 acres in high state of cultivation, balance pasture and some timber; 1½ acres family orchard. Good 8-room house, barn, fruit cellar double and other outbuildings. Well at house and barn; spring in pasture, creek on one boundary; 2½ miles to railroad; 6½ miles from Oregon City. Close to school, on cream route and telephone line. Will exchange for 1 to 5 acres with buildings close to Portland or Oregon City.

EXCHANGES OF MERIT

CLEARING HOUSE FOR ALL DEALERS

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