

PORTLAND, OREGON, SUNDAY MORNING, JULY 3, 1921.

PORTLAND MADE TRAIN TO CARRY REALTORS EAST

Local Shops Turn Out de Luxe
Equipment for Excursion of
150 Business Men to Chicago.

The finest train that ever rolled out of Portland will leave Union station at 11 a. m. Wednesday, carrying 150 Realtors and business men to the annual convention of the National Association of Real Estate Boards at Chicago. The train will consist of 10 brand new coaches, manufactured in Portland car shops, and placed in commission for the first time by William McMurray, general passenger agent of the Union Pacific system, for the special use of the Northwest delegation of Realtors.

Five Pullman sleepers, two diners, a library and observation car and two baggage cars will constitute the equipment of this train de luxe. One of the baggage cars has been prepared with a waxed floor for dancing. Other special features include a barber shop, bath rooms, a manicure artist and a stenographer.

A section of one of the baggage cars has been partitioned off for use as a press room and composing room for a daily paper which will be published under the supervision of Fred O. Brockman, secretary of the Interstate Realty association, with the assistance of Dudley Westler. The press and other printing equipment is furnished by A. B. Carlson, who will have charge of the mechanical work on the paper. Three regular editions and two special editions will be published each day of the trip.

The Portland Realty board has secured 30 by 50 feet of floor space in the Auditorium hotel at Chicago as headquarters for the Oregon and Northwest delegation. The walls of the hotel will be hung with pictures of Oregon scenery furnished by the Chamber of Commerce. Thousands of gallons of Oregon loganberry juice will be provided to make the thirst of visitors and an abundant supply of elaborately printed circulars advertising Portland and Oregon will be distributed from the headquarters.

Special advertising features for the Atlantic-Pacific Highways Electrical exposition will be taken along by the Portland Realtors. More than 5000 bronze pins bearing the legend "Oregon 1921" have been turned out by a Portland manufacturer for distribution at the convention and an equal number of artificial rose buds will go with the 1921 emblems. Thousands of real roses, fresh cut every day, will also be distributed.

One of the best advertising features is a booklet distributed to the Northwest, printed in colors and prepared under auspices of the Interstate Realty association. Publication of this book cost the Interstate Realty association \$400 and contributions toward a still larger sum have been secured by the Portland Realty board to defray the expense of other advertising material.

Frank Branch Riley will accompany the excursion as a guest of the realty board and will address the convention on "America for Americans." The Portland Realty board consists of W. A. Zimmerman, Willis Bowes, Carlos Marsters and O. O. Stetson, will voice praises of the Pacific Northwest with numerous specially prepared exposition and Northwest realty songs.

Stoppers of from eight to 12 hours have been arranged for the realtors' excursion at Salt Lake city, Denver and Omaha. Local realty boards in these cities have prepared elaborate entertainment for the visitors, including banquets and auto trips to points of scenic interest. The train will arrive at Chicago in time for the opening of the convention on the morning of July 12. The convention closes July 15, but tickets on the special train are good for return in 90 days and many of the delegation will extend their stay in the East.

Special interest is attached to the Chicago convention by real estate men of Portland and the Northwest through the success of Fred E. Taylor of Portland as president of the national association. During the past year the membership of the association has been approximately doubled and the fact that the convention will be the largest ever held in the United States is attributed largely to his efforts. Advance hotel reservations indicate that there will be a registration of 10,000 delegates.

9-Story Apartment House Built in East

One of the largest apartment house projects undertaken in recent months is a nine story building capable of housing 163 families, under construction at Rochester, N. Y. The enterprise is being financed by S. W. Straus & Co., who have underwritten a first mortgage of 6 per cent serial bond issue of \$2,225,000 for the promoters. The value of the land, building, equipment and furnishings is given at \$3,400,000. The building will be of steel and reinforced concrete construction and the lower story will be used for retail shops.

New Bungalow Being Built
Melalla, Or., July 2.—Clyde Engle is laying the foundation for a new bungalow.

Albert Engle has sold his farm, located seven miles east of Melalla. He has purchased and moved into the house recently owned by A. F. Mosberger.

X-Service Men

We have installed a department that will give you all the information relative to the obtaining of the \$3000 under the state bonus bill.

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"BUILDERS OF HOMES"
282 Stark, at 4th. Phone A. 324-23

VILLA ST. CLARA BRINGS \$175,000



Apartment house at Twelfth and Taylor streets transferred from Weinhard estate to Enos Bettencourt.

Transfer of the Villa St. Clara apartment house at the southwest corner of Twelfth and Taylor streets from the Weinhard estate to Enos Bettencourt was announced Saturday by O. W. Bryan, who handled the transaction. The price paid for the property by Bettencourt was announced as \$175,000.

The Villa St. Clara is a five story and basement structure with a frontage of 100 feet on Twelfth street and 70 feet on Taylor. The exterior is of white brick and the interior is finished in mahogany. The building contains 60 apartments of two and three rooms each.

Bettencourt formerly owned the Roselyn apartment house at 110 North Twenty-first street, which was recently sold by Bryan to H. Moulton for \$40,000.

Architect's plans have been completed for the reconstruction of the interior of the Eastern Outfitting company's store at the northwest corner of Tenth and Washington streets. All fixtures and equipment of the store will be removed and replaced with modern furnishings, according to Joseph Stumanski, manager of the company. Rejuvenation of the various departments of the mercantile concern will increase available floor space approximately 30 per cent, Stumanski stated.

Show cases, cabinets, counters and other equipment have been ordered from Portland factories and so far as possible all materials used in the reconstruction of the store will be of local manufacture. The Eastern Outfitting company has been engaged in business in Portland for about 20 years with a constantly increasing volume of trade.

Plans Show Arrangement Designed for Occupants' Convenience.

The Sun House Building company, which recently opened offices in the Alington building, is meeting with encouraging success in the construction and sale of five and six room houses ranging in price from \$2000 to \$4500. A five room cottage now under way for Mrs. E. E. Paisley, at 1238 East Fourteenth street north is one of a type which has been highly favored by clients of the company.

The five rooms on the ground floor are well planned; there is a full concrete basement with laundry trays and furnace installed; the living room is graced with a handsomely built fireplace; the kitchen is equipped with the usual built-in conveniences; all wiring and plumbing are of modern standards.

All ground floor rooms are finished with hardwood floors and the house is double constructed throughout. Substantially built for convenience and comfort, this cottage will cost the owner approximately \$3400.

49 Homes Planned in Wilshire Addition

The J. J. Hartman company reports the sale of 49 building sites in Wilshire addition during June. The addition joins Alameda Park and Alameda Park on the east and is about four blocks from the Broadway carline. According to A. H. Hickman, sales manager of the company, 48 of the parcels sold during the month were purchased by private builders and four purchases were made by contractors.

Building Home at Beaverton
Beaverton, Or., July 2.—Vasilie Opris, of the fur department of the Meyer & Frank company, Portland, is erecting a modern bungalow on his lots in the Wilshire tract on the highway just east of Beaverton.

Home under construction by the Sun House Building company for Mrs. E. E. Paisley at 1238 East Fourteenth street north, at a cost of \$3400. Type of house which has proved popular with the firm's clients.



REALTORS OFFER FREE SERVICE TO WORLD WAR VETS

Portland Board Would Make Appraisals Under Soldier Bonus Law; Membership of Women Deferred.

Cooperation of the Portland Realty board with the state commission in charge of the allotment of loans to ex-soldiers will be offered to Governor Olcott, chairman of the commission, as a result of action taken by the board at a meeting in the assembly room of the Portland hotel Friday noon. The board voted to offer its services free of charge in making appraisals on the valuation of property on which loans are asked by ex-soldiers and sailors in Multnomah county.

The law requires that the commission appoint three appraisers in each county in the state and provides for a fee of \$15 for each appraisal made. It is estimated that more than 7000 applications for loans will be made by veterans in Multnomah county within a few months after the commission begins operations, and the task of properly appraising so great a number of properties could not be handled by three men, according to officials of the realty board.

Acceptance of the board's offer would effect a saving of \$15 to each veteran receiving a loan under the act. According to C. V. Johnson, Oregon real estate commissioner, the soldier's bonus law is flexible enough to permit of the acceptance of the service offered by the realty men. Johnson stated that organizations of real estate men in other counties of the state would be encouraged to make similar offers.

Proposed amendment of the constitution of the realty board, making women real estate operators eligible for membership, will be taken up at the first meeting of the board in September. Introduction of the resolution resulted in a lively debate in which the members were about evenly divided.

Those favoring the adoption of the measure insisted that inasmuch as women have equal civil rights with men in Oregon, they should be accepted on equal terms with men as members of the board. Commissioner Johnson reported that licenses have been issued to 70 Portland women under the real estate license law.

The board voted to defer action until the first meeting of the board in September. A committee was appointed by President Coe A. McKenna to investigate the status of women in other boards at the Chicago convention.

REALTOR BUYS IRVINGTON HOME



Handsome residence at East Thirteenth and Thompson streets purchased last week by Frank E. Watkins from W. C. Alvord through Ritter, Lowe & Co. for \$7500.

Frank E. Watkins of the firm of Parish & Watkins, closed a deal last week for the purchase of the handsome Italian chateau at the northwest corner of East Thirteenth and Thompson streets from W. C. Alvord, consideration being announced at \$7500. The house is a two-story structure with ornate stucco exterior and tile roof, occupying a site 25 by 100 feet in area. It was built about nine years ago by F. E. Bowman. The sale of the property last week was handled by Ritter, Lowe & Co.

HOME SITES SOLD AT BARGAIN PRICE

Liberal Terms for Quarter Acre Tracts Prove Lure to Home Builders in S. W. Portland.

The unsold portion of Carson Heights, consisting of 150 quarter-acre tracts, will be placed on the market this week by Frank L. McGuire. Carson Heights adjoins Fulton Park on the south and west and was platted several years ago. The property is owned by Platt & Platt and the McGuire agency has been instructed to offer it at less than 50 per cent of the prices originally asked.

The addition lies between First and Eleventh streets in the southwestern section of the city. Taylor Ferry road passes through the southern portion and streetcar lines are accessible from all the tracts. Streets are graded and city water is available. McGuire stated Saturday that 25 extra salesmen would be secured to handle Carson Heights and other vacant property placed for sale with his agency. During the past month 30 lots have been sold by the firm in the Capital Hill addition. Residence districts in the southwestern section of Portland are largely on rolling ground and command a fine view. The soil is suitable for gardening and many families are taking advantage of the liberal terms offered to secure homesites.

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Main Street Parcel Sold for \$11,000

A parcel of ground with a frontage of 64 feet on the north side of Main street near Fourteenth was sold last week by A. Salling as administrator for the estate of Mrs. E. Burchard, to Mrs. M. Peterson for a consideration of \$11,000. There are two frame dwelling houses on the site. The purchase was made as an investment, according to Salling.

To Resurvey La Grande
La Grande, July 2.—A decision was reached by the city commission this week to have the entire city resurveyed this summer. Inaccurate surveys in the past have caused a great deal of trouble in setting grade stakes and doing other engineering work and permanent monuments will be established to make future work easy.

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