

# OWN YOUR HOME

## BUILDING ACTIVITIES SHOW UPWARD TRENDS

APRIL HAS GAIN OVER SAME MONTH YEAR BEFORE

Material Prices Fairly Well Sustained With Exception of Steel Mart

Indications are in evidence of a strong upward trend in building activities throughout the United States during the coming summer. At no time since March, 1924, has there been such a large volume of building operations in immediate prospect, based on the financial reports of plans filed and permits issued in the leading cities and towns of the country.

The magnitude of these declarations carries additional promise of a sustaining influence to general business activities by reason of the fact that the exhibit in consistently promising in all sections. Gains were confined to no region or section.

In 365 cities and towns reporting to S. W. Straus & Co. for the month of April, there was a gain of 32 per cent as compared with April, 1924. A year ago, the April reports showed a loss of 7 per cent from April, 1923.

Although there was a loss during the first quarter of this year in these same cities, the April figures were of sufficient magnitude to develop a gain for the volume of building plans filed and permits issued, the first four months of 1925 establish a new high record for the initial third-of-a-year period.

With the exception of March, 1924, April reports were the largest for any single month in the history of the country. It also was the first month since September, 1924, that every section of the country exhibited an increase over the corresponding period of 1924. The east, 103 cities reporting, gained 56 per cent; the central, 116 cities, 19 per cent; the Pacific west, 79 cities, 16 per

cent; the south cities, 9 per cent. The total for the 365 cities was \$457,169,969, an increase over April, 1924, of \$112,073,044.

Except for marked downward fluctuations in steel, April building material prices remained fairly well sustained at levels established in March. The break in steel was characteristic of all centers and was largely due to the excessive production in the industry since the beginning of the year. In fact it is reported that during April, steel operations dropped to 77 per cent of capacity as compared with 92 per cent in March. Lumber was quoted slightly lower in both the Pittsburgh and Dallas markets and lime and plaster were down in Louisville. Other changes were mixed and isolated.

The labor situation was well stabilized, with important wage questions generally out of the way for the time being. In a number of cities long-term agreements at the former rates were negotiated. Many of these are not terminating until 1927 and 1928, which is expected to have a salutary effect on the industry. There were only a few isolated cases of labor trouble.

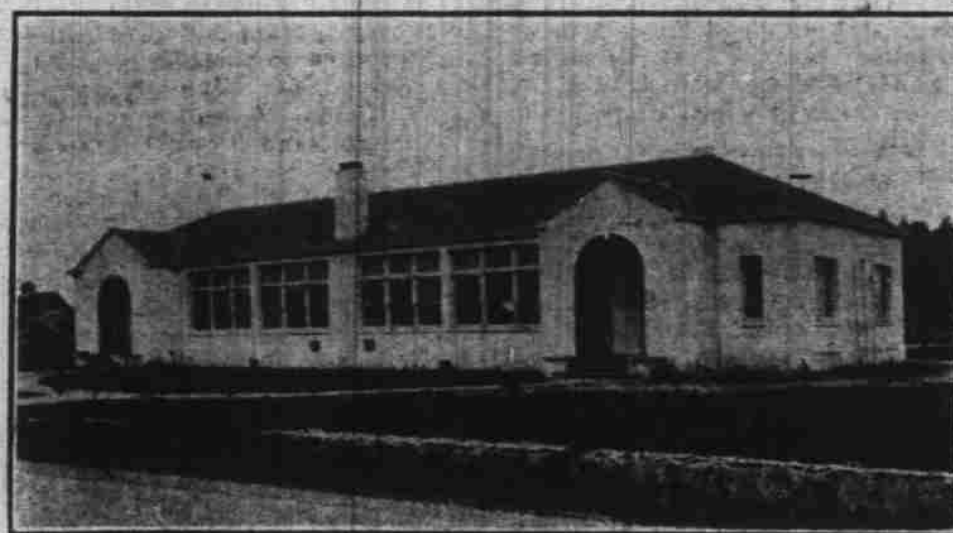
## REPRODUCE SETTLEMENT STUDENTS AT ENGLEWOOD HAVE INTERESTING STUDY

"Booneville," the settlement founded by Daniel Boone on the left bank of the Kentucky river has been reproduced in miniature by students of the 6A history class of the Englewood school. The work of constructing the fortifications has been done outside of the school hours, and serves well to show the interest aroused by the study of one of America's heroes.

They have been assisted by local moving picture operators who have secured a Daniel Boone picture which will be shown at an early date.

This method teaching history is one of the most successful that has been adopted and much interest has been aroused among the teachers of the city by the method.

## NEW HAYESVILLE SCHOOL



### HAYESVILLE SCHOOL PROVES VERY MODERN

BUILDING DESIGNED BY LOCAL MEN ATTRACTIVE

Two-Room Structure North of the City Draws Attention From Highway

The Hayesville district school, one of the most modern two-room rural school buildings in Oregon, designed by Freeman & Strubbe, local architects, has created much attention during the past year.

The new school recently constructed following a fire that destroyed the old building last August, was put up under high pressure work by the Cherry City Construction company and finished a day before last Christmas.

The two rooms are joined together by sliding doors which make it possible to convert them into a 23x62 feet auditorium. Good use has been made of this advantage, it is stated.

The building is constructed of hollow tile and the exterior is of stucco. In the rear of the school building is a concrete wood shed and toilet. It is considered the most modern rural school building and has features equal to many city schools.

Special attention has been paid the ventilation and lighting systems.

A. Lengren, J. R. Utterback, William Ray, and G. E. McAfee are members of the school board of the district.

The real live community club is headed by A. Lengren and is considered one of the liveliest clubs in Marion county.

## FELKER PAINTS SCREEN

LOCAL ARTIST COMPLETES JOB FOR ELKS TEMPLE

Ray Felker, commercial artist and well known theater man has painted one of the most modern show screens for the new Elks Temple auditorium. Many clever points are utilized by Felker in creating the marvel of work, that he has performed. The highlights and scenic effects he has used by the brush and application of paint are wonderful.

The screen is to be installed within a few weeks and will be on display at that time.

## HOLLOW TILE IS TESTED

MINIATURE HOUSE USED BUT MATERIAL NOT HURT

Hollow tile manufactured from sawdust by a special chemical process was given a fire test in Portland recently. The tile, in conjunction with ordinary clay tile, was used in the construction of a miniature house. A hot fire was built inside with old boxes and other inflammable material. After the fire had raged for more than half an hour firemen turned the hose into the building, showing that the tile would not crack under such a test.

The test was conducted by the Argus Products company under the surveillance of building inspectors, fire underwriters and builders.

## Bassett Will Build Home On New Property Here

E. E. Bassett, who is employed in the Kay Woolen Mills, plans to erect a modern suburban home in the Salem Heights district, according to information released yesterday. Bassett recently purchased a tract of land from Dr. Findley, local resident, and will build there. According to the report, Mr. Bassett plans to erect a dwelling costing \$5,000.

Salem industries are stable. Salem is not a fly-by-night town. It is being built on a real foundation.

A city of beautiful streets and well-kept lawns. Salem, Oregon

### THREE BUNGALOWS ARE TO RISE UPON TRACT

FIRST UNIT NOW UNDER CONSTRUCTION NEAR CITY

Abrams and Reiman Planning to Continue Activities On Sub-division

A unit of three bungalows is being put up in North Salem through the efforts of Col. Carl Abrams and Rich L. Reiman, local real estate men. They have secured acreage between the Portland and Silverton highways in the north part of the city, which they have subdivided.

The unit under construction now will involve an expenditure of \$6,000, and will be completed within 90 days, it is stated. Immediately following, the builders will begin on another unit of buildings for that section of the city.

One of the attractive features of the new buildings will be modern features that are being installed in the bungalows. City water, electric light and modern plumbing are mentioned.

Each house will have one-half acre tract, close to the highway, near a street car line, and within close distance of the downtown of Salem.

The dwellings are designed to sell at \$2500, with preference for terms, if desired.

## REAL ESTATE IS MOVING

TRADE STIMULATED BY PROPOSED NEW LINEN MILL

The Parker Realty company reports a strong speculative demand for all classes of real estate, due to the new linen mill. Shrewd buyers are making their purchases now at a low price level with the idea of profiting by the unquestionable rise in values, according to Mr. Parker.

The publicity which Salem is receiving as a progressive city is drawing many newcomers from Canada, California and the east. Part of these newcomers are making their homes on farms surrounding Salem in the fertile Willamette valley.

Among the larger sales closed by the company during the past week was a \$50,000 highly improved farm.

## WILLAMETTE IS GREAT IN FINANCIAL ASSETS

STUDENTS SPEND MUCH CASH IN SALEM THIS YEAR

Present Enrollment Is 703 With 245 Families Residing in City

Willamette university is worth dollars and cents to the Salem merchants, according to the figures prepared by the Salem Chamber of Commerce. Not considering the intellectual value, the university is worth approximately \$366,000 a year to the city.

If an industry circulated such a sum in Salem the figures would look most interesting. Consequently, the bulletin has the figures arranged as follows:

Payroll annually ..... \$ 65,000  
Supplies ..... 25,000  
Disbursed by students ..... 216,000  
Disbursed by families that move to Salem with students ..... 60,000

Some folks state that it costs a student \$40 a month to live while others state that it cannot be done for less than \$50 per month.

At present the enrollment of Willamette university is 703, with the average attendance set at 600. Money spent in Salem would be \$24,000 and for the school year approximately \$216,000. Of the 703 students enrolled, 245 families are from Salem. Even if living at home, it is pointed out, these students are causing an expenditure of \$40,000 a month.

The value of the Willamette university property is set at \$250,000 for the campus and \$333,000 for the buildings.

The present endowment of the university is \$700,000 and when all pledges are completed by 1928 and the money paid by the general education board, the total endowment will be \$1,500,000.

Salem residential property is in one of the greatest booms ever known in the district. Property is rapidly becoming evidenced. Boost for Salem.

## ADVERTISING CAMPAIGN IS BRINGING RESULTS

NEW SETTLERS NOW BEING ATTRACTED TO OREGON

Marion-Polk County Realtors Take Advantage and Are Offering Land Here

The nation-wide advertising of the railroads serving the Northwest, and the Oregon development fund continue to bring tangible results. During the 40-day period following April 1, through the land settlement department, 35 new settlers selected and purchased 790 acres of land at a cost of \$82,800. New inquiries for the same period totaling 5173 taken a steady increase in interested home-seekers.

Through the efforts of the multiple listing bureau of the Marion-Polk county realtors association, many of the farm lands of Marion county are presented before many of the residents of the middle west.

Consequently many advertisements of the Willamette valley are given; the eastern people by the local organization, who are working in connection with the railroads of the northwest.

## ENGLISH TYPE IS LIKED

COACH GUY L. RATHBUN TO TAKE POSSESSION SOON

One of the most distinctive English type homes has been completed for Guy L. Rathbun, coach



## Small room homes --

Into the very small rooms of modern homes you can build the most surprising conveniences.

## DEERLESS Built-in Furniture

offers you 30 different articles of built-in furniture, ranging from folding ironing boards to breakfast nooks. Ask for "The Book of Built-in Furniture." See our exhibit.

**GABRIEL**  
Powder and Supply Co.  
175 South Commercial  
Phone 728

of athletics at Willamette university, at 775 North Capital, by Carl Bahlberg, contractor. The lot on which the house is constructed runs down to Mill Creek and contains a large oak tree which is estimated to be nearly 150 years of age.

Without a doubt it is one of the most distinctive homes in Salem," declared Rich L. Reiman, realtor, when commenting upon the dwelling.

"The house is up to the minute

in design and construction, and is ideal in arrangements." Some of the finishing touches are being given the dwelling.

The Willamette valley is the center of all farm crops in Oregon and Salem is the heart of the valley. Come to Salem to live, and bring all your friends.

The linen mills will mean fortunes to Salem people. The wise investor knows this, and invests accordingly.

## AWNINGS

We are the only people who manufacture awnings in Salem. Come in and visit our plant. We are always pleased to show you our samples and quote you prices.

### Salem Tent & Awning Co.

Manufacturers of

Tents, Awnings and Canvas Goods

of All Descriptions

FRANK MONNER

729 North Liberty Street

Salem, Oregon

Phone 415



## The Security Back of Your Investment

The security back of an investment should receive first consideration from an investor. Neglecting this phase many times results in loss.

Real property is your security for our 6% First Mortgage Collateral Trust Bonds, issued in multiples of \$100 so as to make them obtainable for the small as well as the large investor.

You will appreciate our ability to fit our investments to your requirements.

MORTGAGE LOANS  
BONDS AND INVESTMENTS

2nd Floor, OREGON BLDG  
SALEM,  
OREGON

## HAWKINS & ROBERTS INC.



Timber Special This Week

# TWENTY DOLLARS PER THOUSAND

We have about 20 thousand feet 6 inch novelty Rustic which we will close out this week at the above price. Come and investigate.

We Make a Specialty of  
**Upson Board Tile**

See Our Enameled Bath Room Up Stairs

**SHERWIN-WILLIAMS PAINT**

Headquarters for Kalsomine. Get Our Prices.

## COBBS & MITCHELL COMPANY

A. B. KELSEY, Manager  
349 South Twelfth St., near Thos. Kay Woolen Mill  
Mills at Falls City and Valzeta



## Solid Brick Lasts Centuries

One hundred years from now, the beautiful Wyerhauser mansion in Tacoma will still be in a fine state of preservation of both interior and exterior, for the solid brick walls will preserve the interior woodwork.

Brick homes are not only beautiful but lasting and economical. The additional cost of building is much less than commonly believed—ask your architect. Saving in painting and repairs will more than make up the additional cost in a very few years.

Build with brick and you will have a fine home for yourself and your descendants.

For ten cents each, two for twenty cents, we will send "The Home You Can Afford" and "Your Next Home," containing 120 plans of brick homes that have been built and lived in.

## Pacific Northwest Brick

906 Lewis Building, Portland

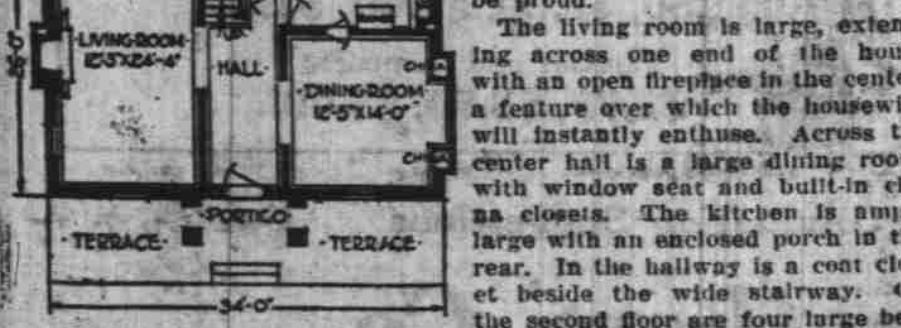
## FOR MEN OF MODERATE MEANS



THE WAPATO DESIGN A724

Most men of moderate means who eventually his own home. For a have not already provided homes for their families have, stored away somewhere back in the card index file of their brains, a fairly good idea of what their ideal home will be. Probably it hasn't taken definite form but in a general way the outline is there. They know about how many rooms they desire, have figured out the approximate arrangement, and have made mental note of this and that little extra convenience they mean to have incorporated; and in fact are all set save for the most vital point of all, the making up of their mind definitely and finally to build that home.

Possibly another feature has not been given the consideration it deserves. Most people, in fact nearly all of them, leave until the last moment the question of just how far they will go toward making their home fire-safe. And that is really a most important consideration for the man who has saved for half a lifetime in order to have a



well arranged. The bath is conventionally placed. The third floor can be finished if desired.

The Custom Brick Manufacturers' Association, Cleveland, Ohio, can furnish complete drawings for this design. Lead on brick construction sent upon request.

