

THE UMATILLA LANDS.

Alonzo Cleaver, register of the United States land office at La Grande, has issued an explanatory circular, relating to the sale of Umatilla reservation lands, and the improvements existing on certain tracts thereof, which have been appraised in pursuance of law.

A descriptive list of said lands giving the appraised value of the respective tracts, also indicating the character and appraised value of the improvements where any exist, is now at the United States land office at La Grande, Oregon, for examination, together with the official plats.

The law directs that these lands shall be offered for sale to the highest bidder, at not less than the appraised value, and in no case at less than \$1.25 per acre. These lands are classified as timbered and un-timbered. The amount which each purchaser mentioned in the first paragraph of section 2, is allowed to purchase, is limited to 160 acres of un-timbered lands, and an additional forty acres of timbered lands.

No such person will be permitted to purchase timbered lands, unless he is also the purchaser of un-timbered lands.

The terms of payment for un-timbered lands are one-third of the purchase price at the time of purchase, one-third in one year, and one-third in two years from date of sale, with interest on the deferred payments at the rate of 5 per centum per annum. At the time of making the second payment, one year's interest to the third payment must be also collected. Full payment may be made for timbered lands at date of purchase.

Each purchaser of lands within the Umatilla reservation will be required to submit an affidavit showing that he is over the age of 21 years, or the head of a family, also that he is a citizen of the United States or has declared his intention to become such. If of foreign birth record evidence of naturalization or of declaration of intention must be furnished.

Before offering particular tracts on which improvements are situated, attention will be called to the improvements thereon as being offered at the appraised valuation thereof, in addition to the price of the lands, and such improvements must be paid for in full at the time of purchase.

Each purchaser will also be required to make affidavit that he is purchasing said lands for his own use and occupation, and not for or on account of, or at the solicitation of any other; that he has made no contract whereby the title thereto shall, directly or indirectly, inure to the benefit of another, and if any conveyance or contract is made touching the same, or any lien thereon created before the issuing of the patent, such conveyance, contract or lien shall be absolutely null and void.

No patents will be issued for un-timbered lands until the purchaser shall have made all the payments, and also satisfactory proof that he has resided on the land purchased at least one year, and has reduced at least twenty-five acres to cultivation.

A purchaser desiring to make proof of residence on and cultivation of the land under this act will be required to file with the register of the proper land office a written notice of his intention to do so, in the manner described under the homestead laws, and the register will thereafter cause such notice to be duly posted and published.

The proof, which must consist of the testimony of two witnesses and the claimant accompanied by his final affidavit, must be made before the register or receiver, and the homestead proof forms will be used, modified where necessary.

In the event of failure of any purchaser to make any payment when the same becomes due, the secretary of the Interior shall cause said land to be again offered at public or private sale, after notice to the delinquent, and if said land shall sell for more than the balance due thereon, the surplus, after deducting expenses, shall be paid over to the first purchaser.

The act of June 29, 1887, provides that these lands shall be sold at the agency on said reservation in Umatilla county, Or.

Mr Cleaver is instructed on April 1, 1891, to proceed to the agency and, in the order in which they are given in the list heretofore mentioned, offer the lands according to legal subdivisions, beginning with the first tract and diligently proceeding until all of said lands shall have been offered, and either sold or left unsold for want of a sufficient bid.

Any tract bid off, and the first installment of the purchase money thereof not paid, will be again offered on the next day; and the register will refuse to recognize the subsequent bids of any person who shall have failed to make payment for a tract previously awarded to him.

As the right to purchase timbered lands depends upon the purchase of un-timbered lands, no certificate will be issued to the purchaser of timbered lands until full payment and proof have been made on the un-timbered land purchased by him, when, if the proof of compliance with the requirements of the law is satisfactory, the register will issue his certificate for the entire area purchased.

The Indians will be protected in their right to harvest and care for such crops as may be on lands sold.

All purchasers of the Umatilla lands are informed that they take the land purchased by them, subject to the right of the Indian to remain in peaceable occupation of the land on which his crops are harvested, unless some amicable settlement can be made between the purchaser and the Indian.

Persons who settled upon or acquired title under the pre-emption or homestead laws of the United States to fractional subdivisions of lands adjacent to the lines of said reservation as now and heretofore existing, and at the time of the sale herein provided for are residing on such fractions, and have been unable to secure the full benefit of such laws by reason that the lands settled upon were made fractional by the boundary line of said reservation crossing such subdivision, shall have a right, at any time after advertisement and before sale at public auction, to purchase, at their appraised value, so much of said lands as shall, with the fractional lands already settled upon, make in the aggregate 160 acres; and no additional residence shall be required of such settler, but he shall take and subscribe the oath required of other purchasers at the time of purchase. All controversies between settlers and purchasers in respect to settlement and the right of purchase shall be heard and determined, upon their priorities and equities by the like officers and in the same manner as like contests are heard and determined under existing pre-emption laws.

Tickets for ALL eastern points, over ANY route, for sale by W. L. Jester, at the ticket office.

Keep it in your mind that Allen Bros propose keeping the kind of groceries the public wants. Their stock is a fine one.

A fine stock of lace curtains for 90 cents to \$10 to suit the customer, at Fortmiller & Irving's.

MILLINERY OPENING. The Millinery will have an opening of spring and summer millinery Monday, Tuesday and following days, to which all are cordially invited.

NEW ADVERTISEMENTS.

FOR SALE—Two fresh milk cows. Inquire of W W Crawford, Tallahassee.

FOR RENT.—Either for offices or residence, the building of L Verick, near corner of Broad and Third streets.

FOR SALE OR TRADE, a Chickering piano in good condition. Call on Geo Spaght, at corner of Eighth and Jefferson streets.

FOR SALE OR EXCHANGE.—I will sell cheap for cash, or exchange for a good gun, a good White Sewing Machine. Call at the Russ house. J. H. HOWARD.

MONEY TO LOAN.—In small and large amounts, from six months to five years, on good Albany and Linn county real estate. Call on or address W E McPherson, First St., Albany, Or.

HORSES FOR SALE.—One sorrel horse, 9 years old, weight 1400. One grey horse, 8 years old, weight 1100. A s-o wagon, hack harness, etc. Will sell for cash or exchange for other property. Call at store opposite Russ house. R. A. FRY.

NOTICE TO CONTRACTORS.—Contractors and builders desiring to bid on the construction of the new United Presbyterian church building, to be erected at the site of the old building, will find the plans and specifications for the same, at the store of Stewart & Sox. The date of opening bids will be announced hereafter.

DISSOLUTION OF PARTNERSHIP.—Notice is hereby given that the partnership heretofore existing between D C Cox, W A Cox and C H Hoberg, in the planting mill business, in Albany, Oregon, under the firm name of Cox Bros & Co, is this day dissolved by mutual consent, the said C H Hoberg having purchased the entire right, title and interest of the said D C Cox and W A Cox, therein. C H Hoberg assumes all the obligations of the late firm, and all notes and accounts due said firm are payable to him.

Dated Albany, Oregon, March 14, 1891. D C COX, W A COX, C H HOBERG.

NOTICE.

TO THE TAX-PAYERS OF LINN county. The delinquent tax roll must be returned to the clerk, April 1st 1891. All persons owing taxes here-by notified to make payment immediately, for if taxes are not paid by that date they will be delinquent and I will be compelled to levy and sell property to collect the same, as the tax must be collected. Dated March 6, 1891. M. SCOTT, Sheriff and Tax Collector.

STRANEY & NAGLEY, PROPRIETORS OF THE City Livery, Feed and Sale STABLE.

Funeral general Hack line to and from Coquille. Best rigs and cheapest rates in the city. Special attention given to transient stock. Fourth street, between Edsworth and Lyon, Albany, Oregon.

J. A. Cumming.

Wall Paper, Drugs, Paints, Oils, Glass, Etc.,

L. E. BLAIN'S COLUMN.

How do you do? There is no doubt that Will & Stark's -- NEW -- Stock of SILVERWARE, consisting of spoons, knives, forks, fruit dishes, etc. gold and silver watches, jewel y. etc. is the largest and best in the city, and by far the best ever brought to ALBANY. PRICES the Most Reasonable. Call and See the GOODS.

You'd Better FURNITURE. We are now ready for Spring trade with the largest and best selected stock of Clothing that will be shown in the county this season. All varieties of styles and patterns to please the most fastidious. We have many fine makes including



Then we have the full line of mens', youths' and boys' clothing in the Albany Woolen Mills goods, that we specially recommend to the public for trial.

The largest stock of Mens' Shoes in the city, including many celebrated makes, Hats, from Stetson's best down to a two bit straw.

Cannot enumerate Furnishing Goods—every department full. Have used cash this year during tight times east and can offer genuine bargains in all my departments.

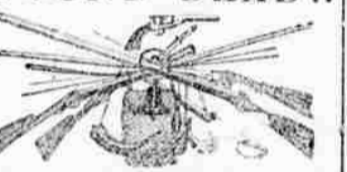
L. E. BLAIN.

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You'd Better FURNITURE. Call on the Albany Furniture Co., Baltimore block, for

TWO MEN AND ONE BOY FOUND DEAD!!



While trying to Crowd their WAY INTO DEYOE & FROMAN BROS Store, where they always have on hand the largest Stock south of Portland, of the latest Improved Rifles and Shot Guns; an immense stock of Fishing Tackle of every description; Tents, Hammocks, Camp Chairs and thousands of other things too numerous to mention Repair Shop

TOWNSEND & WILSON, Real Estate & Loan Brokers. Office.—BALTIMORE BRICK. Doing a general Insurance business. Parties desiring insurance will do well to see them.

Actna Insurance Company, Incorporated charter perpetual. Loans paid in 70 yrs 916,969. Assets, 49,780,710.03. Guardian Ins. Company, of London, England Established 1811. Capital, \$5,000,000. Total fire losses paid over \$6,000,000. American Fire Ins. Company, of Philadelphia, Organized 1810. Cash assets, \$5,642,000. Loans paid, \$10,500,000. Columbia Fire & Marine Ins. Company, of Portland, Or. Assets, \$2,500,000.00. This is one of Oregon's best companies.

ALBANY NURSERIES. WE HAVE ON HAND at our nursery in the Corvallis road, one-half mile from town, as fine a lot of fruit trees of all kinds as can be found anywhere on the coast. If you contemplate planting trees it will pay you to see our stock and get our prices. Catalogue free HYMAN & BROWNELL.

CUSTOM - CHOPPING. We have on hand at all times hay, oats, and chop; and will sell in quantity to suit. Also wheat bought and sold. Farmers, bring us your wheat, oats and hay. Highest cash price paid. Morris & Blount. Corner First and Baker streets.

TO RENT.—A store room 22x30 feet suitable for business; centrally located. For particulars call at the DEMOCRAT office or on Jas V Pipe.

TREASURER'S NOTICE.—In pursuance of an order of county court, holders of county warrants are requested to present the same to me for payment. Interest will cease after March 6, 1891. W. E. CURT.

Everyone Talks ABOUT G. W. SIMPSON'S

Large and Choice Display of Dry Goods, Clothing, Boots, Shoes, Etc., Etc., Etc., Including many novelties. A fine line of Scalette Jack-ets, Children's Hoods, &c., &c. 'Tis a Feat to Fit the Foot, But He Can do it and do it Neat.

ALLEN BROTHERS, WHOLESALE AND RETAIL GROCERS. CIGARS, TOBACCO, AND CHOICE FRUITS OF ALL KINDS, IN LARGE OR SMALL QUANTITIES, IN THEIR SEASON. Flinn Block ALBANY, OREGON

INSURE IN THE

Farmers & Merchants Ins. Co. of Albany, Oregon.

Safe, Sound, Conservative

WILL & LINK, Music - Dealers.

H. F. MILLER, J. BAUER & CO., VOSE & SON. Agents for the New Home, Eldridge B. and other Sewing Machines. Supplies for all kinds of Sewing Machines. We guard our customers interests and guarantee satisfaction. We also carry a full assortment of Music and Music Books. Cor. Second and Ferry sts., Albany, Or.

E. C. SEARLS,

Boots & Shoes. FIRST-CLASS GOODS. Reasonable Prices. A complete line of Gents Furnishings. Blumberg's Block, Albany, Oregon.

We are the People

Who carry the most complete line of Hardware, Stoves, Ranges, etc., in the market.

MATTHEWS & WASHBURN.

G. L. BLACKMAN, LEADING DRUGGIST ALBANY OREGON. DRUGS, MEDICINES STATIONARY & CO