

### Debbie Reynolds' Divorce Hits Snag

Hollywood - (UPI) - Debbie Reynolds' divorce from singer Eddie Fisher apparently has hit a snag over the division of community property.

Trial date for the divorce action was set up for next Tuesday to Feb. 19 when Miss Reynolds' lawyer, Frank Belcher, disclosed that neither his client nor Fisher has signed a property settlement.

Belcher said he would seek an additional delay if the agreement between the couple, who split up last fall after Fisher dated actress Elizabeth Taylor in New York, is not signed by Feb. 19.

Miss Reynolds is expected to receive an uncontested divorce once the property settlement is straightened out.

### TEEN-AGERS TO FACTORY

Budapest, Hungary - (UPI) - Hungary's Communist government has ordered high school pupils to work in factories several hours each week, the Hungarian news agency MTI reported Tuesday night. It said a government decree said contact with the workers would have a healthy influence on the students.

### NEWSWEEK CHAIRMAN

New York - (UPI) - Malcolm Muir, president of Newsweek Inc., also has been named chairman of the board of directors at a special meeting of the board called because of the recent death of former chairman Vincent Astor.

Dwight Eisenhower received 442 electoral votes to Adlai Stevenson's 89 in the 1952 election.

## Allison Questions Method of Obtaining Appraisal of Land

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Allison also questioned the department's method in obtaining its first appraisal of his land.

"Must have been either aerial or while driving down the highway in an automobile," he said. "A person can't decide on the value of a house without entering it."

Allison further claimed that the department refused to compare their appraisal figure with one that he had had made. He said that they refused to do so because "they said it would only lead to arguments."

"If I had seen their evidence and appraisal it might have saved court expenses," the carpenter explained. "Highways are necessary for the state's progress," he added, "but they should be honest about it."

### Land Condemned

Allison, who lives on the north side of Rogue river approximately a mile west of Rogue River between the Josephine county line and Evans creek, has had 1 1/4 acres of his land condemned by the highway department.

During cross-examination by committee members, Allison explained that the appraiser he hired appraised his land at nearly twice the amount given by the department.

"I was allowed no damages for the reduced value of my home," Allison said. "The freeway will come within 45 feet of it."

"We couldn't agree," the property owner said, "and then I read in an area weekly newspaper that all of the property had been purchased for the freeway in the Rogue River area. I knew of several others who hadn't signed," he continued.

### Question Regards Source

When questioned regarding the source for the newspaper article Allison said that "he assumed that it had been obtained from a state highway department engineer as that was the type of information they were giving out."

Allison was one of two persons who testified Tuesday who mentioned that the newspaper article "made them mad" so they hired an attorney.

It was pointed out by a committee member that the

highway department, according to law, could not pay for damages due to loss of business.

Allison was asked if he had attempted to contact either the state highway department or highway commission regarding his right-of-way problem. He stated that he had not attempted to do so and that his attorney did not know that he had written the committee or that he was in Salem to testify.

### Agent Makes Offer

Commenting regarding Allison's property, Leonard Linds, highway commission attorney, explained that L. W. Riley, right-of-way agent for the commission, last year offered the Rogue River man \$1,250 for his property while Allison claimed it was worth at least \$5,000.

During October the matter was further discussed, and later that month Allison lowered his price to \$2,500 following the appraisal that had been arranged by the owner, Linds said that the department then withdrew their offer of \$1,250 and started condemnation proceedings.

In determining property values, Linds explained that all property is different and "fair market value" is usually used. Damage done to the remainder of the property by partial purchases is also taken into consideration, he said.

Larry Holt, right-of-way supervisor for the department at the Roseburg district office, explained that he interviewed Allison regarding the pipe line. He stated that three days would be needed before water could be restored and added that he also drew several maps to show Allison how the highway cut would be on his property.

### Visits Many Times

Holt continued that the appraiser many times visits a person's property when the owner is not home. He explained that although the house cannot be entered, the outside of the buildings, property, et cetera, could be inspected. He added that the department generally uses its own staff appraisers in many cases fee appraisers were hired.

Also testifying before the joint committee was Henry Corbin, retired businessman from Rogue River.

He asked how the appraisers determined value for river

frontage, explaining that his land was appraised at much less than that on either side of him.

He added that the negotiators stated that an offer is "never raised," but he said that he could prove that the price on the land of one of his neighbors had been raised.

He stated that his river frontage property was pasture land and was irrigated while his neighbor's property was dry and unirrigated.

He said that the \$12,500 offered by the state was supposed to compensate him for the pasture land, 15 acres of good home sites on a county road, new access road construction, and \$4,000 damages to his house.

Corbin claimed that the first appraisal was made only five days before he received the summons. The appraisal he had made, he continued, listed the property value at nearly \$16,000, and the state's second appraisal was \$12,850.

### Distance From Road

During questioning, Corbin stated that his house would be only 14 feet from the road and 112 feet from an overpass which would cut off the view. He said that due to the overpass he would have to construct a road so he would have access to the parts of his property the highway would bisect. He added that no allowance was made for damages to pay him for the road to regain access to his property.

In discussing Corbin's complaint regarding river frontage, Riley stated that the right-of-way property did not in his case include actual frontage property. He explained that land needed in this particular case was higher ground. Riley stated that Corbin still had access to his river frontage while his neighbors had all of their frontage taken for the highway, thus the difference in price.

Del Williams, Salem, line appraiser for the department, explained that he made the initial appraisal of Corbin's property and visited the area at least six times seeing the owner on at least two occasions.

Questioned by committee members, Del Williams said that the strip of land along the river left the owner spoiled "to some extent" since nearly 100 acres of higher ground had been taken. It was mentioned that the remaining property was susceptible to flooding, with 1958 the first year in 20 that the land had not been under water at some time.

The committee members concluded that the land would be more "for picnic frontage to be enjoyed only when persons had a boat."

The appraiser's report on Corbin's property was discussed as no statement was given regarding flooding on the river frontage. It was explained by the appraiser that the \$2,000 damages, which were not itemized in the report, included this particular loss.

Condemnation proceedings against Allison and Corbin are scheduled in circuit court in Medford in April it was reported.

### Losing Buyers

Charles C. Richmond, owner of property 1 1/2 miles west of Rogue River, told of losing buyers for his property during the lapse of time since the right-of-way stakes were driven in 1953.

He explained that he had eastern buyers ready to purchase home sites but "his hands have been tied" waiting for action by the highway department.

He stressed that under Oregon statutes when access to a person's property is cut off the state must provide another access route. This, he explained, is not the case when dealing with the federal government.

Richmond said that access to his property will be cut by the proposed freeway and since the bureau of public roads is paying 90 per cent of the cost he would not receive compensation for access road construction.

He said that Sen. Wayne Morse told him that when

federal money is used the federal government has rules which govern its use. The senator had also said that the government would not aid any highway project where more money is paid for property than its appraised value.

Richmond accused the government, both state and federal, of keeping new residents from moving into the area, and asked if the state was bossed by Washington.

Representative Bristol reviewed right-of-way, the problem in regard to his Rogue River business. He said the highway department does not pay for moving inventory nor do they place a value on a lease.

The latter, he said, is up to the lessee and owner to negotiate. He stated that his business included a railroad spur which would accommodate up to 20 cars which is leased for \$300 annually from the Southern Pacific. He explained that to relocate this would cost between \$30,000 and \$40,000.

### Redesigned Plant

Since 1953, he continued, "I have redesigned my plant several times to comply with the highway's needs." There is no value to his business if it is away from the mineral deposit or if the deposit were not accessible to the railroad, he said.

He added that the highway department could put men out of business or mortgage them up to "their necks."

Bristol stated that the replacement value is not considered by the department in making appraisals but what it would bring on the market at its depreciated value.

Also airing his views at the

hearing was Garrett, who accused the right-of-way agents of "not telling the truth on two occasions" during negotiations for right-of-way on Highway 99 freeway between Sutherland and Oakland.

He explained that on several occasions the negotiators said that the price as stated for his property was the prevailing price, which he accepted, only to find that his neighbor's property was set at a higher value. He also said they started work on the project prior to contacting him.

### Particular Incidents

Citing particular incidents, Garrett said that Joe Morgan, negotiator for the highway department, showed him a map "which was later burned," regarding distances the right-of-way would be from his house and the depth of a cut nearby. He further charged that a spring, which was not to be bothered by construction, was cut through and later plugged.

Further complaints regarding a road to his home which has been reworked several times.

In answering Garrett's charges, Morgan cited reports and diaries which showed that negotiations had been in progress prior to the awarding of the contract. He also produced a copy of the map which was supposedly "burned" and explained that the scale of 100 feet to 1 inch was not detailed enough to tell the exact location of the right-of-way stakes near the house during the first visit.

Visited Garrett

He explained that he had visited Garrett seven times before the option was signed, which was later withdrawn

### Heart Surgeon to Visit in Medford

Dr. Albert Starr, Oregon Heart grantee, and Dr. Richard Sletter, former Medford physician who is head of the crippled children's division of the Oregon medical school, will visit in Medford Thursday.

They plan to meet with the Jackson County Heart Fund committee and local participating physicians and surgeons.

Dr. Starr is head surgeon of a 14-man team that performs the only open heart surgery in the state. About one such operation is conducted each week. The team performed open heart surgery in Portland today.

### FIVE MINERS KILLED

Metz, France - (UPI) - A fire damp explosion killed five miners Tuesday in a coal mine in eastern France where 11 miners lost their lives last November. The accident happened in the St. Charles mine in Petite Rosselle Coal basin near the Saar border.

### ROSES ARE RED . . .

Chicago - (UPI) - The National Safety Council issued these reminders for a safe Valentine's Day week end: "Valentine, I love you true; 'Sure hope no one runs over you.'"

And "Watch yourself in traffic, mine; 'Who wants a bandaged Valentine?'"

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