

SPRING IS HERE
This lovely & beautiful 2-bdrm. large home with double garage & 1 1/2 A. of beautiful landscaping. It makes you feel like you are in the country & yet not too far from town. At this price, \$12,000 you can't afford to pass it up.

SUBURBAN
Very nice 4-bdrm. home on 1 1/2 A. wonderfully landscaped. Just a little way out of town. Very quiet street. Lots of trees. You will just love to see it. The price is \$17,500.

REAL MONEY MAKER
Fountain cafe. Excellent location. Good business yr. around. High gross income. Long lease. Only \$6500.

Wm. FROHMAYER, Ritr.
Jackson Hotel Office SP-2413
Maria Brown SP-5354
Patsy Gilhousen KE-5-2233
Lloyd Iverson SP-2-5629
Veneda Nordwick TU-3-1347
Wm. Frohmayer SP-3-2148

Oregon Land & Investment Co.
Ranches - Suburban - Acreage
Investment Properties
— EXCLUSIVELY —

7 ACRES. 3 A. IRRIGATED
on Rogue river. Very nice unfinished, but very liveable modern cabin with a rock fireplace. And only \$11,500.

40 ACRES—11 MILES
from Medford—with 4-yr-old 3-BR. home. Fireplace. Out of log with beautiful setting and view. \$22,500.

5 ACRES—2 MILES
from City Center. 4-yr-old 3-BR. home. Fireplace. All irrigated. Fine area. for \$19,750. Would consider smaller salable home in town.

WE ALSO HAVE 5 OTHER
fine suburban properties. For those of you who are interested

in country living—Call and compare—one of these should suit you.

T A V E R N . RESTAURANT & SERVICE STATION. Good potential for family operation—in fine growth area—A p p r o x . \$1,500 present monthly net return. Priced at only \$34,500. \$10,000 down, balance \$400 per month. Inventory extra. This is an opportunity you should look into. It won't last.

WE SPECIALIZE IN RANCHES & Investment Properties — If you are interested, consult us and give us a chance to show you some real comparative values.

CLAIR J. WALKER AGENCY
Call us for real property. Reliable. Courteous. Service. 427 E. Main SP-2-6212

GUY F. HAYS, Realtor
222 S. Central SP-3-1269
We appreciate your business—either buying or selling.

W. T. "BILL" FASEL, INC. REALTORS
1244 So. Riverside. SP-3-5317

WEST SIDE
2 bedroom home with oil floor finish on 63x168 ft. lot. Reduced to \$4200. with down payment of approx. \$2000. (would consider \$1000 down or trade equity on 1 1/2 bedroom home to approx. \$10,000).

ASHLAND
Good 2 bedroom home on No. Mountain ave. Small modern guest house. Priced at \$7500. on terms, but will consider cash offer.

TALENT
New 3 bedroom home with hardwood floors, elec. ceiling heat, fireplace, hirc cabinets, built-in garage, over 400 sq. ft. \$13,400. with FHA terms and small trade considered.

31-FOR SALE REAL ESTATE
3-BR. house. Low down payment. SP-2-8246
Reliable. Courteous. Service. 427 E. Main SP-2-6212

OLDER type house. Needs some repairs. 906 Sunset.

BY OWNER, large older home, large lot. Best terms to responsible person. Will consider trade for smaller property. SP-2-8237 after 3:30

SMALL equity in nearly new 3-BR. home. No dealers SP-2-2274.
3 BR. 6 MOS. OLD \$18,000

10 ACRES. 2 BR.
5 miles out. \$11,000

40 A. SECLUDED, HILLSIDE
Unfinished house, \$4850. Terms.

100 A. 3 BR.
Bar. 2 reservoirs. \$25,000

RIVER HOME 3 BR.
1 A. Garden. Fireplace. \$14,500

3 BR. FIREPLACE
Lovely landscaping. \$11,500

STROUT REALTY
HARRY F. MERRIKEN, Rep.
SP-3-6578 NO 4-1928

TO BE REMOVED
10 small 2-BR. prefabs. Reduced to \$125 each. Portland 13, Oregon.

2-BR. older home, upstairs apt. Utility porch, sleeping rm., off garage. Large lot, Westside. SP-3-3530

NEW 3-BR. house, lot of three acres, 2987 Delta Waters Rd. Consider trade. SP-3-7239

80 A. 26 A. Irrigated pasture. 54 A. alfalfa, grain. Good barn, well; no house. \$3500 down. Terms. HI 6-1323

95 A. irrig. stock farm on the Applegate. Over 2000 feet river frontage. Good 2 1/2 bdrm. beautiful surroundings. Ideal as a place to live on in retirement. 4242 N.E. Failing St. Portland 13, Oregon.

BY OWNER—2-BR. attractive home. Fireplace, city water & sewer. 2671 Elliott st. SP-2-8244

10 ACRES—2 bdrm. close in, live creek, large modern home with basement, furnace heat, hardwood floors. \$18,500. Terms. Ph. Mu 2-3731

ACRE with small house. Very reasonable. Terms. 6467 Chapparral, off Gibbon Rd., Central Point

NICE 4 bdrm. home, English type. Guest house or rental. 1 1/2 A. Ir- rrig. 2336 Table Rock Rd.

3 BDRM. HOME on acre. Good well. Will take trailer house as down payment. Phone TA 6-4871.

REAL NICE — By Owner. 3-BR. older home. Eastside near new shopping center, basement, trees, patio. SP-2-8802

3-BR. home for sale. \$7,500, cash only. 318 Mac, Medford.

31-FOR SALE REAL ESTATE
FOR SALE—3 1/2 acres, livable 2-bdrm. house. Will trade equity for large trailer house. 1730 Thomas Rd.

BEAUTIFUL UPPER RIGUE
Covly little cottage. 7 Acres, beautiful flowers & shrubs, excellent subsistence for retired couple, a wonderful buy at \$5000.

40 Acres suitable sub-division 3 springs, lots of shade, lovely view location. \$3000 Cash.

River homes, 6000 & up, ranches, river frontage, view lots.

RUTH G. SANFORD, R.E. Broker
Crater Lake Hwy., Shady Cove

\$14800 1 yr. old, 3 bdrm. home, built-in kitchen, tile bath, fireplace, new carpet, \$2200. dn. FHA loan \$12600. SP-2-5678.

FOUR bedroom home, inquire 704 So. Oakdale ave.

MINING claim, modern cabin on Elliott creek. Terms. Call p.m. KE 3-1507.

CHOICE irrigated 40 acres, fertile bottom land, grass & clover pastures. Beautiful, spacious, 4-bdrm. home. \$U 2-2912.

BY OWNER — 1 Bdrm. home in Medford SP-3-1368

31-FOR SALE REAL ESTATE
EASTSIDE 2-BR. home. 205 Wil- lamette SP-2-8792

SMALL modern house. Large lot. SP-3-6322 even.

BY OWNER — 2 homes, 2-bdrms., den & cool rm., hardwood floors, fireplace, patio with fireplace, 2 car garage & work shop. fenced pasture & barn. Rental—large airy rms. \$1625. Terms to suit. See at 2049 Orchard House Dr. FOR SALE \$17800. 6% financing. 724 Dakota Ave., Medford. Phone GR 6-4517.

OLD STAGE ROAD
Lovely 3-BR. home on 3 A. over- looking valley. Elec. heat, fire- place, creek & swimming pool. \$18,500. TW 9-1508.

BUILT FOR A DOCTOR, on 13 A. Little Applegate Valley, ranch 3-bdrm. deluxe home by river. Hunting, fishing, relaxation. 20 min. from Medford. No fog no smog, no bother. Even. Sat. & Sun. TW 9-1547.

3-BR. Eastside home bath & 4 1/2. Fireplace, daylight basement. Call NO 4-2502 for appointment.

FOR 24000 or Trade—Duplex lot. SP-2-4000

VALLEY VIEW DISTRICT
2 1/2 Acres — 1 1/2 irrig. good loca- tion — 2 Lovely 3-bdrm home with 2 room guest house. \$20,000. Fine terms.

OWNER SAYS "SELL!"
3 1/2 A. free soil, 2-bdrm. guest cottage, small peach orchard, all year creek, about 10 miles from Medford. \$12,500.

STOCK RANCH—700 ACRES
2 1/2 miles from town. Good buildings & equipment. \$50,000 will handle.

EXCELLENT FOR TRAILER
40 acres, 800 gal. septic tank & drainage. Irrig. NO 4-2277. New tank LPG engine & plastic pipe for irrigation — \$4,800. To see call UL 921.

TRAILER COURT — this location could double in value. 20 units, 2-bdrm. home & 1 bdrm. apt. Garage & Work Shop — \$27,000.

DARLING, Inc., Realtors
947 S. Riverside
SP-2-9468 or SP-2-5109
Eves. TA 6-2080
MU 2-1432 or TA 6-2080

THESE ARE GOOD
New 2-BR. home, hardwood floors & approx. 2 1/2 acres, 2 1/2 acre irrig. rights. \$9500, \$1000 dn. #3 bedroom house & 2 lots — small down payment. To Buy or Sell phone NO 4-3132 or 4-2277

ACME REALTY CO.

EASTSIDE
\$16,500 Comfortable roomy 3 BR. home with built-in dishwasher, disposal, Aluminum windows, furnace. Drapes included. Prudent loan may be assumed. \$2500 and this lovely home is yours.

2 ACRES
\$10,800 Cute little 2-bdrm. home, walking distance to water and ditch. Small barn, chicken house. Good soil. Out of town owner anxious to sell quickly. Good terms available.

CLOSE IN
\$6,950 Neat, clean 2 BR. home, walking distance of Sears. Cement foundation, extra room over large garage, paved street. Has flu and also electric heat. Would make a good rental. Phone

Ferne Kellow, Realtor
SP 2-7930
Elsie Birkholz, SP 3-1444

Oregon Land & Investment Co.
Call RANCHER Ray Ryan
Talbot 6-4884
Wallace W. Watkins Realtor

★ ★ ★ ★ ★
For Action . . . Use Tribune Want Ads
Use Tribune Want Ads For Action . . .

COUNTRY CLUB MANOR
Nearly new 3 bedroom home on 74x140 lot. Forced air furnace, fireplace, carpeting, rock roof, double garage. \$17,500, and approved for FHA.

WEST SIDE SUBURBAN
New 3 bedroom 2 bath home on 100x135 lot. Beautiful paneling, partly carpeted, large living room, lots of closet space, \$16,500, with about \$4500 down and consider large trailer house in trade.

RIVER PROPERTY
Good 2 bedroom 1 1/2 bath home on approx. 1 1/2 acres with 143 ft. river frontage. \$15,000, with approx. 1% down.

LADDER FACTORY
Offer considered on asking price of \$11,000 when includes equipment and property. Would sell business and equipment.

NORTH CENTRAL
80x200 business lot, close in, with fair 2 bedroom home. \$16,000, on terms. Adjoining 50x200 lot available.

STOCK RANCH
463 acre ranch in the Eagle Point area, with approx. 80 acres in cultivation, and approx. 20 irrigated acres. 3-room house. Grade "A" dairy barn and other outbuildings. Adjoining 500 acres leased. \$25,000, on easy terms and trade considered.

OPEN HOUSE TODAY 1 to 6 P.M. 3365 HOLLYWOOD
3 bdrm. home, Pioneer subdivision. Large living rm., open view on covered patio. Built in cabinets in kitchen, dining rm., 2 car garage. Forced air heat. 2 car garage.

By Owner—On terms to suit your needs. SP-3-2961

BY OWNER 4 rm. modern house. 1 bdrm. fireplace in living rm. Large guest house, 1 A. of ground. Double garage. Call NO 4-1960 and Sun. Home all day Sat. & Sun.

FOR SALE or Trade—Duplex, N. W. R. Christlieb, P. O. Box 273, Corvallis, Ore.

3 BDRM. 2 bdrms. Suburban, G.T. Loan. SP-3-4622.

22 ACRES with 1355 ft. of Southern Pacific Railroad frontage, also 1000 sq. ft. of 1 1/2 bdrm. house with plumbing, septic tank, well, pressure water, etc. \$11,000. Will sell all or part. Ph. NO 4-1476 after 5 p.m.

Eastside
Lovely like new 3 bdrm. G.I. or F.H.A. \$13,500. 1909 Oregon Ave. SP-3-3890.

TRADE equity in 1 BR. turn, or unfin. house with large fenced yard for trailer of equal value. NO 4-2707.

NEW 3 BDRM. home 1771 Easy St. Brookhurst subdivision. Open Sun. or call SP 2-7283.

2 BR. den, 1400' wonderful living, brick, fireplace, utility rm., \$4500 dn. 2665 Hwy. 52.

BY OWNER
9 rm. Ashland home, 80'x200' fenced lot, on alley. Near grade school, bus, city center. Immaculate condition. Equity \$3,000, balance \$2,700. 4 1/2% Int. Home, or separate apt. will make payment. Take car, pickup as part down. 128 Central, Ashland, 940 9-1751.

EAST SIDE 1 bdrm. large living rm., circ. fireplace, neat kitchen with dining area, utility rm., off kitchen; large carport, fenced yard, lots of flowers & shrubs. Walnut trees. SP-3-1241.

SWAP 3-bdrm. home, 1 1/2 bath, furnace, fireplace (value \$14,000), bal. \$10,000 for heat 10x40 truck or larger. After 5 p.m. & week ends. 904 Summit.

NEW well arranged home, large living rm., dining rm., lovely 1 1/2 bath, built-in kitchen, elec. oven & cooker plate, patio, with large carport & storage space. Only \$13,000. SP-2-7835.

4-BDRM.—Completely redecorated. All new tile floors. Low dn. pay- ment. SP-3-5020.

FOR SALE by owner. New 3-bdrm. home, double garage, built in stove, 2 baths, city sewer & water. Buy now and save \$1,000. KE 5-1389.

82 ACRE RANCH. 50 acres irrigated. Many good bldgs. 8 mi. Medford. HI 6-3884.

JUST REMODELED
2 bdrms., nice, large new kitchen & utility, large paneled living rm., big lot, carport & 1 bdrm. home. Near St. Total Price \$8500. Terms.

INCOME PROPERTY
Price \$20,000, 2 almost new small houses. Large commercial frame buildings. All approx. 2 yrs. old. Present income \$200 per mo. Can take some trade.

LARGE BUILDING LOTS
Some with beautiful walnut trees. Priced \$2320. City, See agent.

Brooks Construction Co.
SP 2-5208 OR SP 2-5011

NEED LARGER HOME? TRADE!
Your smaller home may qualify as trade in one of our new 3 bedroom and larger homes, several ready for possession now from \$13,500.00 to \$18,900.00, or will help plan and build a new home to fit the needs of your family. You may live in your present home until completion of new one, thus saving the cost of two moves. We will allow you as much or more for your present home as you wish, or take an open market. Call for particulars. No obligation to show you what we have or to appraise your present home.

\$6,900.00
Small two bedroom — walking distance new home. Has large fenced yard, patio, attached garage and is a fine possibility for a Federal G.I. Loan.

\$13,500.00
BRAND new 3 bedroom on 90x90 lot — city water, sewer and paved street. This well built home of over 1,100 sq. ft. plus attached garage has fireplace, family-dining room, sliding glass doors to the patio area. State G.I., F.H.A. or local financing available.

\$16,400.00 DUPLEX
Large 2 bedroom units, fenced back yards, separate garages, only three years old. Has been rented steady at \$80.00 per month each. We are holding one side open to show or for possible buyer to move into. As low as \$3,000.00 down and \$100.00 per month and at only 6% interest.

\$15,900.00 CLOSE IN
One year old Eastside 3 bedroom. Has built in oven and range in roomy brick kitchen. Wall to wall carpet in living room and hall. Sliding glass doors to patio. Perimeter gas heat. Will consider 3 bedroom in trade up to \$10,000.00.

THIS WEEK'S Specials

Commanding View of the Valley
2 ACRES ALL IRRIGATED
Shady Oak Trees \$4,000

Here is an outstanding building site north of the Country Club. Just imagine 2 full acres of rich soil all in clover (and almost knee high right now) for only \$4,000. There are large oak trees in just the right spot to shade that new house you have been intending to build. The ground slopes just enough to make it easy to irrigate. You will build many a day before you find a prettier spot to build your home. Phone right now for an appointment to see this choice building site before some other lucky person buys it. We also have an irrigated acre S. W. of Medford with city water for only \$1,750. It is in an area of all new homes and your new home here will take the best of financing. This is good free soil, and if you like to garden or raise a beef or two you will love this productive acre. We will be happy to show you anytime. Phone now to see it.

OPEN HOUSE
11 A.M. TILL DUSK
415 SUMMIT AVE.
4 BEDROOMS
Room For the Large Family
Priced So You Can Afford It

Here is a conveniently located home that is just right for the large family on a limited budget. It is a very comfortable home on a large corner lot in a friendly Westside neighborhood. Both streets are paved and there are sidewalks for the little ones' trikes. It is just 2 short blocks to the Jackson School and you can stand on your front steps and watch your little ones run all the way into the front door of the school. And it is just 4 blocks to McLoughlin Jr. High. Truly a convenient location for a family with children in school. There is plenty of room for storage in the large workshop adjacent to the carport. There is an insulated fruitroom as well. This home was meant to be lived in. It has a most economical heating system and you will be amazed at how little it costs to heat this 4-bedroom home. And it is vacant now. You can move right in and we will help you with the financing. You can buy it on an easy F.H.A. terms with a low, low down payment, or even on a G.I. loan with no down payment. (We have had it appraised already.) Bring all the family down and look it over right now. We will help you with the financing. But come on now before some other large family takes advantage of the low price and easy terms. **BETTER HURRY.**

THIS 2 BEDROOM HOME IS PRETTY AS A PICTURE
On 1/2 Acre With a Guest House Too

You can't help but like the looks of this attractive home on a close-in half acre of rich garden soil. There is a sycamore tree growing in the front yard that everyone admires as they drive by. The cozy two-bedroom home is as neat as a home can be and still be lived in. The gleaming hardwood floors are as smooth as you will find in any brand new home. If you like to work around a shop, you will appreciate the large workshop on this homey place. It is well lighted and big enough to do most any kind of work there. There is a comfortable guest house with a shower. Just the place to put up the city cousins for a few days when they come to visit you. It has a circulating fireplace and a super-size kitchen as well as a good fruit room. There are many other extras that we do not have space to list. We will be glad to tell you, though, if you will give us a call right now. Attractive homes like this one are not easy to find. We are glad to have one so neat and pretty to show you. Phone us now for an early appointment to see this lovely half acre.

OPEN HOUSES
11:00 TILL DUSK

112 Mistletoe—2 Bedroom Home
Nicely arranged — wall to wall carpet, close in. This is real nice and has been reduced to sell

\$8500.00 TERMS

916 Murphy Rd. Barnett at Edgemont
Lovely 3-bedroom home on corner lot between Manor and new hospital. Has 2 baths, fireplace, built-in oven and range, dishwasher. Double garage. Builder will take your home in trade.

Two new 3-bedroom homes near new hospital. These have excellent financing available. See these quality-built homes today.

AMERICAN Home & Land Co. MEDFORD HOTEL LOBBY SP 3-7543

FOOD MARKET
\$2000.00 plus inventory will buy this good going market. Lots of parking — good equipment — real clean—some terms.
CALL FOR APPOINTMENT

CHERRY LANE PARK
Your dreams can now come true.

A beautiful home site in the country, yet close to town.
A place to raise a family in the out-of-doors, yet in Medford School District.
A chance to have saddle horses, with room to ride into the hills away from traffic.
A home site in a planned area, so that you will know how much room you will have.
An area with building restrictions, yet not beyond your means.
A chance to buy an acreage, and yet have a satisfactory well GUARANTEED.

We invite you to drive out Hillcrest Road, turn right on North Phoenix Road, then left on Cherry Lane. We are developing 65 acres on the south side of Cherry Lane just 1/2 mile from the North Phoenix Road.

Tracts will be irrigated and will range in size from 2/3 acre to 3 acres. Prices will run from \$2500 up. Very convenient terms can be arranged. **WHY NOT PLAN FOR THE FUTURE?** Let us have a chance to show these tracts to you and explain our plan of guaranteeing you a satisfactory well for domestic purposes.

Contact
Ralph L. Cook - - - SP 2-7652
Evenings, for Appointment

OPEN HOUSE
TODAY
1909 Oregon Ave.
11 A.M. TILL DUSK
A really nice home! Three spacious bedrooms, fireplace, electric heat, big living room and dining room. Utility room, laundry trays. Carport, paved street. Near schools.

PRICE ONLY \$13,500
Easy Terms Available

31-FOR SALE REAL ESTATE
4-Bedroom home (2 down, 2 up), breakfast nook, utility room. Near Washington School. Pink of condition! A real buy. See it today before it gets away!

PRICE ONLY \$9,500
Make Down Payment. Owner Will Carry Balance

MEDFORD REALTY
"Where customers send their friends"
Phone SP 2-5750

31-FOR SALE REAL ESTATE
32 ACRES, level, \$12,800, \$250 down. \$123 mo. TA 6-4701.

FOR SALE by owner, 7 rms., 3-BR. with 1 1/2 bath, large fireplace, patio, wall to wall carpet, 2-BR. guest house, renting \$75 mo., all gas. Real buy. Want out of town. Good location, 3 blocks from senior high school & 3 blocks from Washington school. 806 & 810 Grant St. near Piggly Wiggly Market. See anytime except Sat. SP-3-6427.

OPEN HOUSE
Today — noon till dusk
New 3-bedroom with lovely kitchen and bath, fireplace, patio, extra large garage.

1771 EASY STREET
Brookhurst Subdivision
Just off Roberts Road
Builder—Call SP 2-7283

PICKELL REAL ESTATE
OFFICE
411 E. Main St. SP 3-6646
Evenings and Sundays
Call
Harry Withrow SP 2-4277

Mountain Ranch Wanted
We have a buyer for a large mountain ranch. It need not be on a paved road as our buyer does not mind if it is isolated. The ranch must have some water for irrigation. And it must have a live stream through it. The buildings are not important, as the buyer would just as soon build his own home. Our buyer has the cash and will pay for the place, or if you prefer he will pay 25% down and pay monthly or annually as you prefer on the balance, provided the interest rate is right. If you have such a place for sale, or if you know of any such land for sale, won't you phone us right away. Our buyer is most anxious to get settled.

Harry B. Marshall
REALTOR
OFFICE OPEN SUNDAY
MULTIPLE LISTING SERVICE
246 E. 10th SP 3-7345