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REALTY MEN ARE EXPECTING BOOM

EVERYTHING POINTS TO CONTINUED ACTIVITY DURING THE COMING SUMMER—ACREAGE WILL MOVE

The prevailing opinion among the leading real estate dealers and others who have been keeping in touch with the growth and development of the county is that the summer of 1913 will be a very busy one in Klamath county.

This is particularly true with reference to acreage tracts and farm land transfers. Now that the dairy industry has secured a good foothold in the county the country has greater inducements to offer the Eastern homeseeker, who is more familiar with the small dairy than he is with the growing of alfalfa and grain.

With the beginning of operations by the saw mills and box factories, there is an increasing demand for homes that can be bought on the monthly payment plan. All this will make work for the contractor and builder, and mean business for the mills and material man. While there are not as many large buildings in prospect of building this year as last, it is believed that there will be more homes erected in Klamath Falls than during any previous year.

BENSON GOES TO LAKEVIEW SOON

Circuit Judge Benson is busily delving into authorities cited by attorneys in cases that he has taken under advisement, and he will dispose of several actions before his departure for Lakeview, to hold the May term of the circuit court in that city.

Judge Benson and Court Reporter Richardson will leave on May 2 or 3. On May 5, a number of cases adjourned from the last term will be disposed of, and on May 12th the regular term of court will open.

There are a number of important cases pending in Lake county.

SMITH MEMBER OF COMMITTEE

Wesley O. Smith, representative of this district, has received word from Secretary Ben S. Olcott that he has been appointed on the committee to prepare and file for publication in the official election pamphlet of initiative and referendum measures to be voted upon, the arguments favoring the increasing of the length of the legislative session and the pay of the members.

The other members of the committee appointed are Representative Lawrence and Senator Hollis.

Mrs. Frank Ankeny, who has been visiting in California for some time, has returned to Klamath Falls. Mr. Ankeny came in from the Ankeny ranch to meet her.

SAYS HORTON'S PLAN IS GOOD

LOCAL MEN BELIEVE YONNA VALLEY WILL BLOSSOM WONDERFULLY WHEN WATER IS TURNED ON THE RANCHES

Thursday morning Mr. A. S. Moorland, Mr. Henry Offenbacher and Mr. E. M. Chilcote, the local real estate man, took an automobile trip around Yonna Valley, and one of the three gives the following about the trip.

"We found the roads very good to Olene, but a little rough through the Gap, and decided that it would be better to go by way of the Harpoid dam than to try to cross Pine Flat on the Dairy road. Just beyond the Gap we passed the new home of Mr. A. L. Marshall, and at other places on the north side of Poe Valley we saw signs of development. About two miles on this side of Bonanza we turned north and followed up the east side of Yonna Valley, reaching the Chas. McComber ranch a little before noon, where we enjoyed a real ranch dinner. After looking around over the McComber and Offenbacher ranches, we left for the new town of Hildebrand and the Horton dam at the head of the valley. Several new buildings have recently gone up at Hildebrand, and since the advent of the store and postoffice, the rural district has taken on the activity of town life, bidding fair to develop into a nice little village.

"We were both pleased and disappointed when we arrived at the Horton dam. We were pleased with the site of the dam, with the work done, with the possibilities of development, but disappointed in some of the people of the Yonna country in that they have not been more appreciative of the good work done by Mr. Chas. Horton. In the northern part of the Yonna Valley lies some of the very best land in the Klamath country, and it only needs water to bring it into its own.

"It is the opinion of the writer that irrigation either from the Horsefly site or the Horton site would be a great benefit to the farmers in that section, and if for any reason the Horsefly project should not go through, then the farmers of the Yonna Valley should boost with all their might for the Horton dam.

"It seems to the writer that the whole northern part of Yonna Valley can be irrigated from the Horton dam, and that the Yonna Valley farmers should show their appreciation by signing up for water, especially if for any reason the Horsefly project should not be completed. The writer does not feel that it is to the interest of any of the farmers in that section to fight irrigation either from the Horsefly or the Horton dam.

J. R. Dixon was among Thursday's visitors in this city, coming in from his fine ranch south of town with cream for the local creamery.

ALGOMA LUMBER MILL IS GOING MANY BUSINESS BUILDINGS ERECTED

PRESENT CREW CUTTING IN THE NEIGHBORHOOD OF 100,000 FEET DAILY—OUTPUT WILL BE INCREASED SOON

(Special Correspondence)
ALGOMA, April 19.—Work on the season's output of lumber has been commenced by the Algoma Lumber company, and the crew at the big sawmill is now cutting about 100,000 feet of lumber daily. As soon as the mill is in operation a little longer the daily cut will average 125,000 feet.

The Algoma mill will cut between 18,000,000 and 20,000,000 feet of timber this year, say the officials of the company.

Work on the box factory being erected is nearing completion, and the machinery will commence to arrive in a short time. It is planned to have the box factory running full blast by the first of June.

This will furnish employment to a large number of men, thereby increasing the population of this thriving community.

E. J. Grant, secretary of the Algoma Lumber company, is in Klamath Falls today, attending to business matters.

Building operations in this community this summer include the erection of two fine bungalows for H. H. Edmunds, general manager, and E. J. Grant, secretary of the Algoma Lumber company. The contract for their construction has been awarded to J. L. Cunningham of Klamath Falls.

Mr. Cunningham is expected to do other building here, as the opening of the box factory will mean an increased demand for cottages.

George C. Clark, who is engaged in construction here, went to Klamath Falls yesterday to attend to business matters.

SHAFT BEATS THE LIFE OUT OF A MILL HAND

(Special Correspondence)
ALGOMA, April 19.—Getting his clothing caught in a revolving shaft at the plant of the Algoma Lumber company this morning, B. A. Dodson, aged 60 years, was whirled about the shaft until his clothing was torn from his body, and he sustained injuries that resulted in his death.

As a result of his terrible experience, Dodson's back was broken, and one side was horribly macerated. The accident occurred about 7:30 this morning, and Doctors Truax and Taylor came up from Klamath Falls two hours later. Dodson died shortly after their arrival.

Nobody saw the accident. Dodson, prior to his death, stated that he attempted to go under the shafting by stooping when his clothes caught. He stated that the company could not be held responsible for the accident.

The remains will be shipped to Klamath Falls for preparation by Coroner Whitlock. They will then be sent to Hornbrook for burial.

Dodson had been working at the lumber mill for two weeks. He is survived by a daughter and a son, both of whom live here.

BARNES BUYS MILL OF CHILOQUIN CO.

A deal has just been closed in lumber circles, whereby Wm. B. Barnes and his son, Marion Barnes, have purchased the interests of J. W. Newhart and W. I. Clarke in the plant of the Chiloquin Lumber company at Meva station. The plant cuts 30,000 feet a day.

Hereafter the concern will be known as the Barnes Lumber company. In addition to the mill just purchased, the Barnes own a sawmill a short distance above their new plant. This will not be placed in operation until June.

With the two mills running the Barnes Lumber company can cut 50,000 feet of timber a day. The company purchased a tract of Indian timber at the sale held last year.

J. Frank Adams is here from Merrill attending to business matters.

GARAGES, STORES, A NEWSPAPER PLANT, CREAMERY AND OTHERS INCLUDED IN THE LIST OF NEW STRUCTURES

Over half a million dollars. This is the amount that Klamath Falls is spending on buildings.

The greater portion of this is for business property, and is a good indication of the growing importance of this city as a central trading community.

Some of the buildings that are included in the aggregate of \$510,750 value were completed late last fall, and others are now under construction. There are some of those listed for which plans are being drawn, and which will add much to the appearance of Klamath Falls.

Principal among these is the Masonic Temple. The local lodge has made arrangements to erect a three-story building, at a cost of \$50,000 or more. The building will have a basement equipped for a club room, and in addition to store and office rooms on the first and second floors, there will be ample room for Masonic activities on the second and third floors, according to the arrangement made by Veghte & Co., who drew the plans.

The passage of the special charter, straightening the middle in connection with the legality of bond issues here, has brought to the front again the necessity of building a city hall, and the \$35,000 bonds voted for this purpose have been advertised for sale. As soon as the bids are opened, and the arrangements completed, work will be commenced on the municipal building. Several local architects are drawing plans for the city hall, and all are confident they will be able to create a building that will be a credit to any city.

The recent offer of the Carnegie Corporation of New York to donate \$20,000 toward the erection of a Carnegie library here, providing the county raise not less than \$2,000 annually for maintenance is an assurance of the library for Klamath Falls, as the county court, by a slight levy, is raising in excess of the fund asked by the corporation. Competitive plans are to be submitted by local architects, and these will be sent to the Carnegie corporation for approval. Upon approval of the plans, and the selection of a site, work will be commenced.

One of the big items in connection with the local building activities is the Klamath county court house. This is in course of construction on a slightly location in Hot Springs addition. The structure will cost \$165,000. Most of the steel work is completed.

Veghte & Co., architects, have prepared the following list of building operations of the year. The greater part of the work was planned by this firm, but there are several others listed.

Charles E. Riley, two story brick, with full basement; modern pressed brick front; store below, apartments above; steam heated; located on Main street, between Fifth and Sixth; cost \$8,000.

Crisler & Stilts, two-story brick store and apartment house; pressed brick front; steam heated, on Main, between Fifth and Sixth; cost \$8,000.

W. S. Slough, one-story brick with basement; pressed brick front; on Main, between Fifth and Sixth; cost \$6,000.

G. W. White, two-story brick with basement to be used as restaurant; entrance to basement from the front; modern pressed brick front; stores on first floor, offices on second; steam heated; Main, between Fifth and Sixth; cost \$20,000.

Klamath Falls Creamery company, one-story creamery building, corner Klamath avenue and Seventh street, with concrete floor and concrete partitions; building cost about \$5,500; building is modern throughout in every detail, and is one of the finest creameries in the state; with machinery installed, cost aggregates about \$13,500.

D. A. Lamb, two-story brick building with full basement on Main street near Seventh; pressed brick front, cement basement; stores on ground floor; when second floor is completed building will cost \$12,000.

P. M. Reidy, one-story pressed brick on Seventh street; has full basement and is steam heated; cost \$4,000.

Robert A. Johnson, Hillside addition, one-and-a-half-story bungalow, with full basement; plaster finish on the outside; hot air heating plant; garage carried out on same lines; cost \$5,500.

Miller Hill school house; modern in every way; cost \$1,800.

D. Matheu, one-story brick as Main and Eighth, for use as store or other business house; to have pressed brick front, and cost \$6,000. Work on this structure commences next week.

D. A. Lamb, brick building at Sixth street and Klamath avenue;

pressed brick front and full basement; to cost \$8,000.

Melchase building, three-story brick on Main near Fourth; store on ground floor and hotel above; steam heated; cost \$22,000.

Reidy building, Seventh street, between Main and Klamath; one-story brick, with modern front, full basement and steam heating plant; cost \$5,000.

E. B. Henry, concrete garage on Klamath avenue, between Fourth and Fifth streets; second story to be used as a club room by a local lodge; cost \$8,000.

Sam Evans building, one-story brick, opposite White Pelican hotel; modern in every detail; pressed brick facing on two sides; steam heat, overhead lighting system; concrete floors—no mechanical department; cost \$30,000.

Remodeling of First National bank building, corner Main and Fourth; structure changed throughout at a cost of \$8,000.

Jack Evans, one-story brick, Main street near Sixth; cost \$5,000.

Henry Offenbacher, one story brick building on Main, near Sixth; cost \$5,500.

Klamath Falls foundry, new fire proof building on Sixth street; cost about \$5,000.

Three warehouses, costing about \$1,500 each; all fireproof.

William H. Shaw, five-room bungalow on Washington; cost \$1,600.

Frank Vannice, six-room bungalow, modern throughout; cost about \$3,000.

F. Platt, garage, mission style.

F. M. Coates, seven-room house, modern; cost about \$3,000.

J. L. Cunningham, modern five-room bungalow in Hot Springs addition; cost \$2,000.

George Biehn, brick garage at corner of Klamath avenue and Ninth street; one-story; cost about \$4,000.

H. D. Platt, eight-room bungalow in Hot Springs addition; to be carried out in mission style; cost about \$5,000.

In addition to those listed, there were about fifteen or eighteen other bungalows built during the year, at costs ranging upward from \$1,200. Among the owners of these are Ed Vannice, Henry Boivin and Prof. R. H. Dunbar.

There will be renewed activity in the building line within a short time, according to contractors, and there are being drawn plans for a number of slightly residences. All the structures being planned are complete with every modern detail.

MAY SUE DISTRICT ATTORNEY ON BREACH OF FAITH CHARGE

Holding that District Attorney John Irwin acted in bad faith with them while connected with an action appealed to the supreme court, Chas. Donart and B. S. Grigsby are said to be considering bringing suit against Irwin to recover for breach of faith. Should they succeed, it is said that they may bring further charges against the attorney, and seek his disbarment.

Judge Henry McGuinniss, a well member of the California bar, and formerly on the bench in that state, arrived here Friday from Sison. He frankly admits that he was summoned by telegraph to consider bringing action against Irwin. Further than that Judge McGuinniss refused to discuss the matter.

"I have not been retained as yet," he said, "and for that reason I do not think that I can talk about the action."

The matter is said to have originated in the suit of Rausch and Stewart against Donart for the possession of a building occupied by Donart as a pool room. The matter was appealed to the supreme court, and it is held that Irwin acted in bad faith with the two complainants in regard to the appeal bond.

HAMAKER RANCH CHANGES HANDS

A. H. Newton has sold his place on Lost River, known as the Hamaker place, about nine miles south of town, for \$8,000. This place was purchased by Mr. Newton and his sons about three years ago, and consists of approximately 160 acres, of which about a third is irrigable. Mr. Newton has not sold this fine home place on the Merrill road with the purpose of going to Texas, as was reported a few days ago. He says he is too much of a lover of old Klamath to think of making his home anywhere else in the world.

Dr. A. A. Soule, a Fort Klamath practitioner, who has been visiting relatives at Montague for the past few weeks, has returned to Klamath county. He left on Friday for the Wood River Valley metropolis.

George C. Clark is here from Algoma, where he has charge of the extensive construction work of the Algoma Lumber company.

ACTIVITY IS NOTED DURING APRIL

REAL ESTATE MAN ANNOUNCES THAT MAJORITY OF TRANSFERS MADE ARE FREE FROM ENCUMBRANCE

Regarding your inquiry as to the real estate situation here, would say that I have found same fairly satisfactory all winter, but exceptionally so for the past month, and herewith hand you a list of sales made through this office since March 22, 1913:

March 22, to A. A. Bellman, lots 10, 11 and 12, block 19, Second Fairview addition, \$3,500.

March 24, to H. L. Jones and J. F. Maguire, the Comstock hotel property on Main street, \$23,100.

March 26, to A. A. Bellman, 320 acres near Malin, \$6,500.

March 28, to A. A. Bellman, corner of High and Seventh, \$4,500.

April 10, same property to Geo. G. Tugnot, \$4,800.

April 5, Wilkins & Woodbury, to J. F. Maguire, 14 lots in First addition, \$4,500.

April 11, to A. A. Bellman, 1660 acres near Midland, \$3,200.

April 11, to Abraham Logan, 8 lots in Second addition, \$950.

April 12, to A. A. Bellman lot 11, block 2, First Fairview addition, \$1,250.

April 14, A. A. Bellman to J. F. Maguire, lots 20, 21 and 21, block 18, Second addition.

April 15, to Geo. G. Tugnot, 13 lots in Second addition, \$2,100.

April 16, to A. A. Bellman, part of lot 7, block 41, Nichols addition, \$2,000.

April 17, to A. A. Bellman, lot 10, block 10, Ewauna Heights, \$1,000.

The total amount of these sales aggregated \$58,050.

The peculiar feature of these sales is that most of the property has been transferred free of incumbrance, in fact, the total indebtedness against all properties above mentioned is \$10,270. This I believe to be the very best indication of confidence and prosperity in Klamath county realty.

This office has several other deals in process of closing deeds for which will go on record in the next few days, and one very large ranch deal is being considered.

It is my belief that Klamath county is going to see one of the best years it has ever known, and that 1913 will be known as the beginning of the greater development of our great district.

Yours very truly,
J. F. MAGUIRE.

POLICE JUDGE A. L. LEAVITT LEFT ON THURSDAY FOR OAKLAND, TO MEET MRS. LEAVITT, WHO WILL RETURN HOME IN A FEW DAYS. MRS. LEAVITT IS MUCH IMPROVED IN HEALTH.

Early Arant was in Thursday from the Arant ranch at Pine Grove, purchasing supplies.

SUIT TO RECOVER

Suit to collect money alleged due on a note was commenced against W. H. and Henrietta Mason Friday by First Trust and Savings bank. C. F. Stone is attorney for the financial institution, and the amount involved is \$4,500.

CENTRAL SCHOOL WINS IN TENTH

Eighteen to seventeen, with the East Siders on the long end of it, was the result of Friday's game between the ball teams of the Riverside and Central schools. This was the first game the two teams played this year.

In the ninth inning the score was tied, 17 to 17, and an extra inning was necessary to settle matters. A second game will be played later.

Abel Ady is here from Midland attending to business matters.

James Larkins of Chiloquin was among the arrivals on Friday's train.

C. B. Ferris is here from his ranch for a short visit.

KILLS TWO DENS OF COYOTE PUPS

Two litters of coyotes, containing nineteen coyote pups, were found in the sagebrush near Merrill earlier this week by Lem Reese of that city. In addition to killing the pups, Reese killed one of the mothers.

The scalps of the mother and the pups were brought to Klamath Falls today by Reese, and he will receive \$1.50 for each scalp.

License to wed was issued Saturday afternoon to Thomas George Wilson and Lillian Elizabeth Waits. The couple were united by justice of the Peace Gowen a few minutes later. Wilson is the son of Catherine Prehm of this city. He has a homestead near Bonanza.

E. Estes and son are here from their ranch at Oklahoma, the growing community at the southern end of Lower Klamath Lake.

POLAND CHINA SWINE

One of the largest herds of young Poland China boars and gilts in the Willamette Valley, from the very best foundation stock in the United States.

Below is a partial list of our foundation stock, which shows the high standing of our herd:
Boar—"Joe Quality," No. 191651, Grand Champion under 2 years, Oregon State Fair, 1912.
Boar—"College Special," No. 174935, bred by the Washington Agricultural College, Pullman, Wash.
Sow—"Nodaway Belle 4th," No. 145088, bred by Williams Bros., Villisca, Iowa.
Sow—"Tecumseh Girl," No. 418164, bred by Samuel Taylor, Belmont, Washington.
Sow—"Belmont Queen," No. 418162, bred by Samuel Taylor, Belmont, Washington.
Sow—"Kittie," No. 444424, bred by J. F. McCool, Macon, Illinois.

We also have "Polly Ann" and "Nancy Hubbard," two of the finest sows in the West, both sired by the famous boar, "Nebraska King."

We ship only the very best selected stock, and guarantee every head.
Young stock sold f. o. b. cars, \$25, \$30, \$40 and \$50.

Dimick Stock Farm

ALL STOCK REGISTERED
E. J. LANKINS, Manager

Hubbard, Oregon