

900 BUILDINGS

RISE AT SALEM

Capital City's Remarkable Growth During the Past Two Years Strikingly Evidenced by Large Amount of Construction.

(Portland Journal.)

Salem has experienced a phenomenal growth during the past two years that can hardly be surpassed by any other city in Oregon outside of Portland herself, perhaps. The development has not been rapid and spectacular, but substantial and conservative.

It is stated that Salem has grown more in the past two years than in the 10 years preceding. To substantiate this statement it is estimated by the Salem Board of Trade that during the past 12 months, and at the present time, there have been and are under construction nearly 500 dwellings and business houses and that during the 12 months just prior nearly 400 buildings were completed. Some of these buildings will compare favorably with any now being built in the larger cities.

Among them is the new United States National Bank building, for which the steel frame is now being put into place. This building is at the intersection of the two principal streets, State and Commercial, will be five stories high and will cost \$100,000.

Enlarging State Institutions.

Another building to cost \$100,000 is to be built at the asylum for the state as soon as the material can be delivered. Willamette university is completing a \$50,000 pressed brick building. It is to be known as Eaton Hall and will be ready for occupancy when school opens in September. It is an ornamental structure and will add much to the appearance of the Capital City.

The Salem school district has recently let a contract for the construction of a \$30,000 brick building to be used in conjunction with the high school and common schools of the city.

Besides these expenditures the state is spending many thousands of dollars enlarging, repairing and renovating the public buildings at Salem and beautifying the grounds. Residences are springing up all over the city, costing all the way from a few hundreds to several thousands of dollars. Subscriptions are being solicited for a new public library and hope is held out that a new hotel will be added to the list within a few months.

Paving Business Streets.

A great deal of bitulithic pavement has been laid, more is under way and still more is projected. Salem's streets are full 100 feet wide, making it one of the most beautiful cities on the west coast. The cost of paving is more than \$11 a front foot, blocks are 400 feet long, the cost to property owners on both sides of the street for paving totaling nearly \$4500 a block. Last year the Portland Railway, Light and Power Company and the property owners in Salem expended nearly \$100,000 for street improvements alone. Six blocks have been paved already this season and six more will be paved before fall.

In the fruit districts the development has been greater than in the city. No less than 20 big farms in Polk and Marion counties, in the vicinity of Salem, have been cut into small tracts and are being planted to prunes, cherries, apples and smaller fruits. These places are being purchased by immigrants from the east who have come to the Willamette valley and Salem through the efforts of the local Board of Trade and other commercial bodies in the state of Oregon.

Business men are working together in perfect harmony through the Salem Board of Trade, and while they have not thrust Salem ahead in a lurid manner they have been getting results. Salem is not booming, but is going ahead steadily and continuing with a conservative, sane, business like movement.

Developing Fruit Industry.

Orchard land in the vicinity of Salem can be bought for very reasonable prices, about half what it can be purchased for in the intensified farming districts. Better grades of prunes can be grown on \$200 and \$300 land in the vicinity of Salem than can be grown on land in the Santa Clara valley that costs from \$500 to \$800 an acre.

The Salem Fruit Union, organized this spring among horticulturists and financed partially by Salem business men, is placing strawberries, loganberries, cherries, raspberries, currants and all of the earlier small fruits in markets never before reached and the union is securing for its members prices that exceed any before obtained.

It is in the 10-acre tract, highly cultivated, that the Salem prophet relies. Here better fruit can be grown because more care can be given, both to the soil and to the product. Recently two of the largest farms in this vicinity were sold to easterners to be cut into small tracts. They were the George Ayer place of 320 acres, bought for \$25,000 by J. P. Nadermann of Elmo, Mont., and the Ike Needham prune ranch of 420 acres, which sold for a similar amount to a Mr. Plaseche of Grand Island, Neb.

These are samples of transactions in land that are building up the country about Salem. New houses are being built in the country almost as rapidly as in the city.

Salem people are proud of the country. The fruit districts are toured by automobilists and other sightseers as often as any other section of the state. Visitors in Salem are without exception shown the splendid prune, apple and cherry orchards of the south of the city if any kind of an opportunity to do so presents itself.

Salem was christened the "Cherry City" at a meeting of the State Board of Horticulture here two years ago. It was the Cherry City long before that only there had been no such designation, he cherry fair just closed is an annual event. Such a show is put on as cannot be duplicated in another state in the union. The most excellent cherries are grown more successfully around Salem than anywhere else. Cherries grow to a wonderful size and retain a most excellent flavor.

New Railroad connections. Within two months Salem will have a new railroad. The Salem, Fall City & Western will connect Salem with the west side and give her direct communication with Corvallis, Independence and Newport, and a new route to Portland. For a time there will be no bridge across the river to Salem, but that is to be overcome by a quick water service to the terminus of the railroad on the west bank of the river. The advent of the 900 GALLEY TWO railroad is expected to be felt in the quickening of the business pulse.

Salem is not dependant on fruit alone. Oregon produces annually from 110,000 to 150,000 bales of hops. One sixth of this total output is handled at Salem and grown in the yards adjacent to this city. The gathering of this crop annually gives labor to thousands of men, women and children and distributes hundreds of thousands of dollars among the people each fall.

Besides all these things Salem has a quick electric motor service with Portland, the metropolis. The electric line is handling a large passenger business.

A copper mining district is being opened up as rapidly as possible on the Santiam river in this country, which it pans out at all successfully, will make the population of the entire Willamette valley rich.

SALEM PROPERTY IN GREAT DEMAND

Quick Sales at Good Prices Are Indicative of Rapid Growth and a Bright Future—Farm Property Sales Keep Pace With Those of the City.

There are many strangers in the city and consequently many inquiries for property, both city and suburban. Several tracts are being prepared for market, by having streets graded and walks built.

Mr. W. Stubbs, an asylum attendant, who bought ten acres of Waters brothers, south of the city on the Liberty road, paying \$1,107 for it, has been offered \$2,350 for his tract, but refuses to sell it. He says all property is slowly advancing besides good conditions for the city and suburbs, and the long-predicted slump will be a long time coming.

Waters brothers report steady sales in West Salem of the lots they have put on the market there. Lord and Thomas have bought four the past week and will erect two good houses at once.

Henry A. Townsend's family have come up from Portland to camp for the summer and may build themselves a permanent home here.

Savage & Bort, real estate dealers, sold twenty acres on Salem Prairie yesterday for \$2,350 to J. B. Rhodes, recently of Iowa, who will build himself a home there. It is adjoining the Levi Herren place.

Bechtel & Minton report following sales: Two lots in North Salem, Lee Steiner to Mr. Armstrong for \$525.

C. W. Basher, the South Salem barber, bought two lots on Fairmount Hill for \$50.

Boy Berry bought a lot on Fairmount Park for \$275.

The H. H. Spaulding farm of 46 acres north of the city has been sold to Herbert L. Ross of Nebraska.

Property all over North Salem is advancing. The same is true east and south and west.

REALTY TRANSFERS

A. A. and J. Waymire to Julius Voget, lots 1, 2, 7 and 8, in block 35, and lots 1 and 2, in block 38, in University addition to Salem, W. D., \$2,500.

August Schneider to Eliza Coloney, lot 8, in block 29, in University addition to Salem, W. D., \$3,300.

E. and C. Hanson to S. D. Milbank, 30 acres in township 6 south, range 1 east, W. D., \$1,600.

E. M. and M. W. Lemmon to M. Howe, lot 9, in block 6, in Yew Park annex to Salem, W. D., \$900.

E. A. and A. R. Miller to T. Littlepale, south 50 feet of lot 8, in block 1, in Pleasant Home addition to Salem, W. D., \$325.

T. A. Lewis et ux to Lydia A. Pigott, northwest quarter of northeast half of section 26, township 8 south, range 1 east, W. D., \$1,000.

James S. Wadsworth et ux to Ray Orwick, land in section 30, township 9 south, range 3 west, W. D., \$150.

Wm. McGilchrist to John P. Sunden, lot 5, in block 2, in Salem Heights addition to Salem, W. D., \$400.

C. D. McPeck et ux to Chas. Falst, part of block 4 in University addition to Salem, W. D., \$1,000.

C. E. and F. Miller to Thos. Shanahan, 3-100 acres in section 36, township 6 south, range 3 west, W. D., \$600.

Geo. Collins to J. B. Craig, part of D. L. C. of A. F. Waller, township 7 south, range 3 west, W. D., \$3,000.

W. W. Dalrymple et ux to A. and E. A. Wilson, lot 3, in block 14, in Englewood addition to Salem, W. D., \$150.

L. F. Hill et ux to M. S. McLeod et al, south half of southwest quarter of block 32 in North Salem, W. D., \$1,150.

Chas. M. Bruce to Annie Thompson, one-fourth acre in Woodburn, W. D., \$1,000.

A. and S. Schaner to Carl Heck, 7.67 acres in section 14, township 6 south, range 1 west, W. D., \$700.

E. and P. Byrne to Oregon Electric company, 9-100 of an acre in township 7 south, range 3 west, W. D., \$50.

O. M. and C. Reeves to G. E. and B. V. Becknell, lots 1, 2, 3 and 4, in block 2, town of Turner, W. D., \$900.

Florence Sanatorium to Florence

Butter

Fancy25@27c

Choice30c

Cheese

F. C. Twins16c

F. C. Triplets17c

Young America17c

Milkstuffs

Brn26.50

Middlings33.00

Shorts, city32.00

Chop24@30

Rolls Barley36@37

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THE MARKETS

San Francisco, July 17.—Wheat—No. 1 California club, per cental, \$2 2.07 1/2; California white milling, \$2.19 @ 2.12 1/2; northern bluestem, \$2.22 1/2 @ 2.2; off grades wheat, \$1.90 @ 2; reds, \$2 @ 2.07 1/2; new crop, Sonora, \$2.07 1/2 @ 2.10; club, \$2.05 @ 2.0.

Barley—Feed barley, \$1.42 1/2 @ 1.45; common to fair, \$1.40 @ 1.41 1/4; brewing, \$1.47 1/2 @ 1.50; chevalier, \$1.60 @ 1.70.

Eggs—Per dozen—California fresh including cases: Extras, 30c; firsts, 29c; seconds, 25c; thirds, 21 1/2c.

Butter—Per pound, California fresh: Extras, 28c; firsts, 27c; seconds, 25 1/2c; packing No. 1, 22 1/2c.

New cheese—Per pound: California flats, fancy, 14 1/2c; firsts, 13 1/2c; seconds, 12c; California Young America, fancy, 15c; firsts, 14 1/2c; eastern Oregon, 14 1/2c; do Young America, 15 1/2c.

Potatoes—New crop per cental, 85c @ 1.15.

Onions—Reds, per sack, nominal; yellow, 75c per cental.

Oranges—Per box, Valencia, \$2.50 @ 3.25.

PORTLAND MARKETS.

Wheat—Track Prices.

Club \$1.30

Bluestem \$1.30

Turkey Red \$1.18

Valley \$1.17

Flour.

Patents \$6.25

Straights \$5.30

Exports 4.70

Valley 5.50

Graham, 1 1/4 sack 5.60

Whole wheat 5.30

Hay.

Willamette valley \$17 @ 20

Eastern Oregon, fancy \$20 @ 23

Malva \$7 @ 14

Clover \$13 @ 12

Dressed, poultry, 1c lb. higher.

Ducks 14 @ 15c

Geese, live 10 @ 11c

Turkeys 20c

Dressed Meats.

Hogs, ordinary 8 @ 9c

Picnic 10c

Hogs large 8 @ 9c

Veal, extra 8c

Veal, ordinary 7 @ 8c

Veal, heavy 6c

Mutton, fancy 6 @ 7c

Cottage roll 11c

Breakfast 17 1/2 @ 21c

Regular short clear, smoked 14 1/2c

Ditto, unsmoked 13 1/2c

Clear backs, smoked 14 1/2c

Shoulders 11c

Potatoes.

Buying prices, cwt \$1.75 @ 2

Fresh Fruits.

Oranges \$2.25 @ 3.25

Lemons \$1.75 @ 4

Apples, box \$1.00

Bananas, lb. 5 1/2 @ 6c

Poultry.

Chickens, mixed 12 1/2 @ 13c

Springs 16 @ 17c

Roosters, old 8 @ 9c

Broilers 28 @ 30c

Geese, live 11 @ 12c

Turkeys 15c

Oats.

No. 1 white \$39 @ 40

Gray \$38 @ 39

Eggs.

Select Oregon 24 @ 25c

Eastern 15c @ 20c