Wisdom, the Wealth of the Wise

SIEZE OCCASION

It is better to walk a mile and live in your own house than a few steps and carry the rent chains

Buy your own lot. Plan your own house. The installment plan assists you. The best of all investments today, Mr. Workingman, is in

West Salem

Terminus of Salem, Falls City & Western Railway. The hub of future commercial enterprises. Big factory already completed. Fine residential districts. Lots on installment

Now Is Your Opportunity, Act in the Living Present. \$5.00 Down and \$5.00 Per Month Without Interest

A great financier once said he attributed his success to the fact, when others were thinking he decided, and when others had decided he had executed.

West Salem is a Sound and Productive Investment. We invite You to See For Yourself

Waters Brothers' Investment Co.

State Street

Distance from School

Remarks:

United States National Bank Building

Ground Floor

NOTICE TO OWNERS OF PROPERTY Owners of Farms Large and Small, Improved or Unimproved

On the 10th day of April the wholesale real estate firm of P. C. Lavey & Company will begin, at its offices in the cities of Salem and Portland, Oregon, the listing of every available farm that is for sale in the Willamette Valley. We will not list farms for sale on commission, as this firm does not sell on commissions.

We Wan' to Buy your Farm Outright.

		here is a for	m for you	to Fill Out	and Send	in to Us.
Owner						
Address						
Price \$		Cash S		Mortgage \$	at	per cent
Section		Township		Range		
Terms				Section 1		
State	11 A 14 3		County	4		
No. Acres		Cleared		Slashe		d
	Pasture.		Timber		Kind	
Fruit	y	Kind		Age	e Filter	Condition
Soil		Character of Land .				
House		n.		Cost \$	STATE OF THE STATE	
Barn		Other Buildings				
Mortgage	Rate)	Due	T	axes	
Fences		Miles from				
Water		Insurance		Windmill		

Address all Mail Regarding this Advertisement to P. C. LAVEY COMPANY WHOLESALE REAL ESTATE. U. S. National Bank Building Saem, Oregon.

Exclusive Agency



IT'S A SIGN OF WISDOM

To be thinking of owning some real estate. It is wisdom itself to act on the thought. If you are in earnest about owning wour own home we can help you. Drop in and talk matters over. We have several propositions that mean good money for those that take them up. Why not you?

Some of These May Interest You

flower beds, etc., \$1600.

New up-to-date 6-room cottage on 18th street, at a bargain, \$2300. Eight-room house and choice lot on Cottage street, close in; if taken soon, \$2000. Fine new modern 7room house, close in on Chemeketa street, rustic barn. If you are looking for something choice this will interest you, \$4500.

Farms and Acreage

120 acres, near good town, 10 miles north of Salem; 90 acres in cultivation, balance timber, 6-room house and barn, \$6000. 100 acres, all in cultivation, new house and barn, one-half mile to school and three miles to good

railroad town, \$6100. 30 acres, all in cultivation; well improved place; two miles from Salem, \$275 per acre.

25 acres rich black soil, three miles from Salem; 20 acres just set to apples, \$5000. 21 acres, seven miles from Salem, in Howell Prairie; house, barn and hop house; 14 acres in

good hop yard, \$3650.

20 acres, house and barn, one mile from steel bridge, in Polk county, \$5000.

If what you want is not set forth in this advertisement, call at our office for large printed list of property for sale. Our booklet contains, not only a description, but also the prices of property for sale in all sections, both city and country, and will prove a valuable guide to the buyer.

H. A. JOHNSON & CO.

388 State Street, Salem, Oregon,

Ground Floor

DO YOU WANT A HOME? WE HAVE THEM.

106 acres, 70 in cultivation, balance good timber. All fenced and on splendid road in miles of Salem. Only \$50 per acre

575 acres, 5-room house, 2 barns. goat house and orchard; 200 acres in cultivation and crop; 200 acres well watered; all stock and machin-ery goes; only \$20,000. See this before you buy.

18 acres new 4-room house, barn orchard, fine well, 10 acres in culti vation; three acres of fine timber balnce pasture; all fenced, on good For a few days only \$2700. We have houses in all parts of city, from \$800 to \$7500. See us, of the growth of this country in gen-

Some fine lots close in cheap.

We have some choice acreage in small tracts. If you want to buy, see us. We seil

A. C. SMITH & CO. 544 State St.

SOMETHING NEW

Terms easy. A good 6 room house, barn, fruit,

car; \$1400. A fine 20-acre tract 5 miles out, beit rates slumped. The dream of running water; good well; house; 2 diverting commerce was not real-barns; orchard; 3 acres timber and ized. pasture; 3 cows; 1 heifer; 2 calves; 2 horses; wagon; buggy; hack merce of the port harness; all tools; 50 chickens; 100 grown enormously. potatoes and corn. A snap at \$4000, terms

A beautiful 20-acre home; good 9-room house; 2 barns, orchard, try in general, is the cause. Atlan-All kinds fruits and flowers. This tie ports are still doing business at 12 acres, close, fine improvements. Lots of fruit. Just outside of city, cheap. \$5700.

40 acres 5 miles out. Good im provements, fruit etc.; no better land, fine location. This is worth land, fine location, seeing: only \$7500. 5 acres of splend'd orchard, 6 miles out; mostly winter apples; no

buildings, \$1,500. Two nice lots on State St., \$400 Good new house and lot, north

front, \$1,000. Easy terms, small room house, north Commercial

Houses in all parts of city fo sale and rent. Fruit tract orchards, 6-room house, 3 closets, woodshed, small and large farms. For bargains of all kinds see me. Also employment for both men and women, all lines of work. Notary work and in-

For the best opening, in a fine new progressive town on the Chicago, Milwaukee, & St. Paul R. R. at Otheta, Washington. Lots from 875 to 8500, easy payments. Guarantee steady work, at good wages and if property is not as represented your money back with expenses.

R. R. RYAN FOR RESULTS Cor. Commercial and Center Sts.

FARM BARGAINS

205 acres 4 miles from Dallas; 100 in cultivation. Good house and two barns. Price \$14.000. Terms. 118 acres, 60 cleared. Now house and two barns: 4 miles from Dallas. A snap. Price \$35 per acre. 58 acres all cleared. 18 acres hops, two acres of orehard. Good house and barn. Mineral springs on

Price \$150 per acre. 40 acres near Shaw. 11 acres in fruit. Horse, cow, 100 chickens. wagon, buggy, harness, and all tools go with place. Also some cats and wheat. Price, \$5.000.

HUGHES & PARKER, Salem, or HUGHES & BIRD, Dallas.

NOT DIVERSION

Striking Evidences Seen in Recent Activities on Texas Gulf Coast---Galveston Lays Foundations---Millions Expended as Bases for Great Port, City and Pleasure Resort---Garland of Orange Blossoms.

eral is to be seen in the trend of commerce and immigration in recent years, and particularly in the movements now in progress, commercial- utilization

Texas. the Atlantic ports to the new gulf coast commerce. e made to run up hill. Railroads Texas. for export to the Atlantic ports, al-

Within the last few years the com merce of the port of Galveston has per cent greater than in 1890 Growth of the west and southwest growth of the business of the counis a dandy, close in. Terms; see it. the old stand. But they have become crowded. To expand their terminal facilities and to build to them new lines of railroad would involve enormous expenditures. cheaper to build to the gulf, and the great rallroads of the west have been putting out lines to that body water, as the cotton plant sends its roots to moist soil in a dry sea Upon the surplus commerce Galveston is growing. The Atlantic reservoir is full; Galveston and her sister ports of the gulf have become

REAL ESTATE BARGAINS.

well water and city water at cor ner of lot; barn, 20 large fruit trees, chicken park; 2 blocks from Yew Park school; \$5.00 per month.

65 seres, 2 miles south of Salem; running water on it, good tim-ber, some in cultivation; for \$85

land; ean be bought in 10-acre, portant, 20-acre, etc. This is good land. Taken and will soon raise in price, so good thing.

Now is the time to buy your home We have it.

> J. C. SCHULZ & CO. Bush Bank Bldg.

SEE SAVAGE & PRUNK For Farms and City 135 S. COMMERCIAL ST.

Influence of the Big Ditch. Some diversion will in all likeli-hood come with the completion and of the Panama canal-House to rent, etc. ly, industrially and agriculturally, not because of the gulf ports are so buy, see us. We seil along the gulf front of the state of much nearer the Atlantic portal of the canal than are our Atlantic ports When the improvement of Galves-ton harbor was undertaken in 1890, be as favorably situated as are Galveston folks figured that a large those of the Atlantic seaboard in revolume of business would shift from spect to Oriental and other Pacific outlet as soon as the big ships could time they are the least favorably sitcome up to the wharves, as Galves- uated of all American ports in that ton would furnish "the line of least regard, in consequence of which Or-resistance." But in this they were lental business moves by rail to Pa-riage. For example, the rate on cot-Good 6 room house, barn, well, resistance." But in this they were iental business moves by rail to Pafruit trees, 2 fine lots for only \$800. disappointed for a time. Water can't cife and Atlantic ports even out of

> the great coastal plain, is being rapbeit rates slumped. The dream of idly populated, developed and utilized, not through a process of diver-sion, but because the surplus of inhabitants from older sections is here is the development of pleasure finding elbow room. No part of our sorts. The most ambitious of the country is yet crowded as is Europe projects is that of Galveston. This tlers in considerable numbers until tion for this purpose, and it is that space is needed.

> course, have much to do in deter-Transcontinental ocean to ocean lines, which were stretched across the country in the 60's and '70's, afforded access to sufficient new country to last for many years. In consequence the triangle of Texas, which lies below the southernmost of these transcontinental lines, was practically neglected until recent years. Rather curlously, it was early the subject of colonial effort, for in 1685 the Chevfrom carline. This is a real colonial effort, for in 1685 the Chev-cheap place—can be bought for only \$850: \$500 cush; balance colony, St. Louis, midway the Texas coast. Not until the latter half of the ninoteenth century, however, was much progress made in the set tlement of Texas, and then building of transcontinental railroads to the north left the lower triangle of the state to one side, and only within the last twenty years so acres, 3 miles south of Salem on have the ports been sufficiently de-Jefferson road: excellent fruit veloped to make its seaboard im-Taken Out of the Back Yard.

But this strip of country has been you had better take advantage of taken out of the backyard. A railthe opportunity and invest in a road traverses the coast country from end to end, following the trail march to Mexico. fully growing oranges upon a small improved. I can honosity real average. He stored this information mend Foley's Kidney Pills as I know away, and, when he got out upon they have cured me." J. C. Perry.

money boxes, he built the Guli Coast Line and placed arnother garbuilt the Gulf land of orange blbrow of Columbia. blossoms upon the

During the last three or four years the influx of population into the coast country has been enormous. The nurseries of America and Japan have been awamped with orders for orange, lemon, grape fruit, fig and olive trees. Commercial shipments of the fruit has begun. They are raising cane on the battlefield of Resaca de la Palma and elsewhere in the lower Rio Grande valley, and up and down the said valley and up and down the coast, the production of sugar, rice, fruit and vegetables has grown and is growing enormously.

Millions for Foundations. These large movements are reflected in the towns and cities of the Galveston, notably, has been busy during the last nine years laying the foundations for great Many millions of dollars have been put into improvements public and private. works have been completed, a third is under construction, a fourth and fifth are projected and assured.

The first of these was a great sea wall, 17 feet high, 20 feet wide at the base (the same being protected by 27 feet of granite riprap), 17,592 feet in length, constructed by the people of Galveston, through their county government, at a cost of \$1,500,000. This has been extended 5,506 feet by the federal government to protect its Fort Crockett military reservation at a cost of \$300,000, the entire wall forming an embankment for the grade raising, which comes to a level with the top of the wall, the entire length, 4.37 miles, and breadth, one mile, of the city. The storm of July 21. 1909, was a severe test to this wall, and a most satisfactory one to Galveston people, who had builded it, as the protection it afforded was thorough, there being no erosion of the grade, no damage to the city and not the least damage to the wall it-self. In raising the grade 16,000,-000 cubic yards of material was fill-ed in at a cost of \$3,200,000.

The third notable work, now under construction, is a great cause-way to connect Galveston island with the mainland. It will be two miles long, will cost \$1,500,000 and will have ways for pedestrians, automobiles, wagons, the Galveston-Houston (electric) interurban railway, which is now under construc-It will be the largest structure of its kind in the United States, excepting the Florida keys viaducts. and will be wider than any lengthy

viaduct in the world. Greater Galveston Harbor.

A fourth project in course of realization is Greater Galveston harbor, as planned by the engineers of oor, as planned by the engineers of the United States army, which will include the port of Galveston and the subports of Texas City and Port Bollvar. The plan includes the deepening of the channels to thirty-five feet and the opening up of the entire water front of lower Galveston. entire water front of lower Galves-The work will cost approximately \$30,000,000 and require 10 to 15 years to execute. At present Galveston has thirty-two feet of water and Texas City and Port Bolivar twenty-five feet. Texas City Is seven miles distant from Galveston and Port Bolivar five miles.

The federal government has thus far expended \$10,500,000 on the Galveston harbor improvements, with the result that the people are num in transportation charges, or about the cost of the new project. It is worthy of note that the saving in ocean carriage on foreign com-merce within the last twenty years ton from Galveston to Liverpool has fallen from 60 cents per 100 pounds good 6 room house, barn, fruit. leading from the "granary of the Finding Room in Coast Country, to 27 cents, whereas the rail rates nation" continued to take products Likewise the Toyon Coast Country. Toyon Texas common points to Gal-Likewise the Texas coast country, from Texas common points to Galveston have been reduced 15 cents.

The Pleasure Side.

Another notable feature of the new activities along the Texas coast and Asia, but Americans have been city has for many years had considaccustomed to plenty of breathing erable reputation, especially in the space and demand it. The ploneer southwest and west, as a resort, but spirit yet lives. Whenever a section it is now proposed to place it in the becomes moderately thick in settle- front rank. A step in this direction ment, the nomadic impulse asserts is the proposed and assured erection Thus, the new sections get of a first-class seaside hotel, frontsettlers, not so much because of su-perior advantages in soil and ell-leg the sea. Within two week mate as because they have breath- more than half a million dollars in ing space; and they do not get set- stock was raised by private subscripable that a million dollars will be Transportation facilities, of invested in the enterprise. The proposed site of the hotel is

from the scenes of shipping and trade, "far from the throng's ignoble strife." the expectation that a high-class resort will be developed are salubrious climate, an incomparable beach-long and shelving, splendid for surf bathing and affording thirty-two miles of fine driveway; the matchless Seawall boulevard, three miles length, connecting at one end with the heach and at the other with cleander and palm-lined Broadway, and through it with the Causeway and the shell road to Houston, fifty miles north, the whole affording opportunity for the most lordly automobiling on the continent. Also there are aquatic sports, fishing and hunting, from the tamest to the samest, and a city of quaint charm. projected development, as was said in at the outset, is evidence not of diversion, but of the tremendous, restless growth of our common country.

The Sound Sleep of Good Health.

The restorative power of sound which General Taylor made on his sleep can not be over estimated and This road was and aliment that prevents it is a built five years ago, partly to open menace to health. J. L. Southere, this country to settlement, partly to Eau Claire, Wis., says:—"For a long of of Mexico. Benjamin F. Yoakum, soundly nights, because of pains of Mexico. Benjamin F. Yoakum, soundly nights, because of pains of the railroad magnate, projected it. scross my back and screness of my He is a Texas product; grew up as kidneys. My appetite was very poor a farmer boy, raised and sold fruit and my general condition was very agriculture and hort-culture. When ing Foley's Kidney Pills but a short, in training for his big work he line and now sleep as sound as a learned that some of the ploneers rock. I eat and enjoy my meals; sof the coast country were success, and my general condition is available.