J. W. ROBBINS

House Bargains

Two full lots, with 6 houses, 18th and Decatur Sts; price asked, 18,600; want an offer.

Six-room modern house, hardwood finish throughout, 125 S. 63d St., 23,750.

Five-room modern bungalow, 2511
Hamilton; price, E. 1850.

Eight-room modern house and garage, 23d and Grant Sts., 23,000.

Eight-room modern house and garage, 23d and Grant Sts., 23,000.

Can make good terms on any of the above. Don't disturb tenants, but see me. JOHN W. ROBBINS, 1867 PARNAM ST.

NINE ACREAGE HOME incres ten blocks from ear line, nicely improved, modern house, anto garago, chicken house and barn; a acres in bearing fruit. Will take good home in Commha as part payment.

C. R. COMBS

Pays the best. We have a proposition in small acreage that can be bought for a small payment down, balance monthly without interest.

W. T. SMITH CO., City National Bank Bidg.

6-ROOM BARGAIN-NEW, 6-ROOM, 2-STORY HOUSE, NEAR CAR. A SNAP AT EL40: REASONABLE PAYMENTS, BENSON & CARMICHAEL, DOUGLAS 1722. 641 PAXTON BLK.

MODERN HOME Cheap and on easy terms if taken at once; new 7-room house, built for home; oak foors and finish; strictly modern; large corner lot. Call H. 2131.

MY NEW HOME.

6 large rooms, sun p. and s. porch, fireplaces in l. rm. and bed rm. Hardwood throughout. Stucco. You'll like it. Phone D. 1981, after 6 p. m. call Wal.

ACREAGE—I have for sale 1, 1%, 2, 4%, 5 and two 10-acre tracts. Prices right on all. Some improved. See ms.
Phone Doug, 1510. William Colfax, Suite 702-4 Keeline Bidg. F-ROOM strictly modern house at 509 S. 27th St. Harney 816.

REAL ESTATE-UNIMPROVED West.

EE ME for screage; have choice tracts north of Fiorence, R. H. Landsryou, M. Neville Blk., Tel. Doug. 576.

Cheap Lots

Omaha Heights

We have sold five of eleven lots we had in Block 10 and now offer a group of 4 lots, being Lots 9, 10, 11 and 12, for \$200; 35 cash, 35 per month. A group of two lots, 16 and 18, in the same block for \$400; \$4 down, \$4 per month. In Block 7, immediately north of Block 10, we have a group of six lots, 11, 12, 12, 14, 15 and 18, which we offer for \$1,200; \$12 cash, \$13 per month. In the same block we have Lots 17 and 18 which we offer for \$400; \$4 cash, \$4 per month. Also Lots 21 and 22, \$400; \$4 cash, \$4 per month. We also have Lots 3 and 20, which are to be sold separately for \$200; each; \$2 down, \$2 per month. The last lots are up on the hill among the bousest.

A. P. Tukey & Son, WEST FARNAM LOTS

MIAN CHURCH, near the new mry Yates School site, and 16 minse walk to Right school. Every Parm car and litney passes this district, king a quick trip downtown or to depote. It is a splendid morning lk of 10 blocks for the business man. Ill y two eart front lots left in the lock. They are Soxias ft, each, perct grade, two feet above the street, d uniform elm trees along the whole pick. Who wants one or both of these a good home site?

HARRISON & MORTON 316 Omaha Nat. Bk. Bldg. Tel. D. 314.

66 Feet East Front Prettiest Mile

Charles W. Martin & Co., 742 Omaha Nat. Bk. Bldg.\* \$10,00 CASH

A very choice lot, surrounded by new homes, on grade; has water, sewer, gas and sidewalk. Balance only 56 per month; located between two car lines, close to the Rennedy school; on Wirt St., just west of 27th St.

W. Farnam Smith & Co., 1200 Farnam St. Tel. Doug. 1064. One Acre Near Miller Park

Acre lot 140x240 on 20th St., near Mil-ter Park: can be out into six full steed into which will sell for 1600 to \$700 each. This whole tract can be sold for \$2,250, subject to new paving. JEFF W REDFORD & SON, Doug. 250.\* 5 Love S. E. corner 4'th and Skumet, \$150 each. Phone Florence 254.

> Beautiful Bellevue Beautiful Bellevue

For raising fruit, poultry, vegetables children nothing about Omaha sur-suses those solid blocks, II lots, Na crea, in Believue vilinge at \$1,000 a

Beautiful Bellevue Educational facilities unsurpassed, water system and cement walks; hourly service on interurban; healthful, moral and beautiful surroundings.

Lots from \$100 to \$500, according to

George G. Wallace, 614 Keeline Bldg., Omaha.\*

Miscellaneous. ACRES ACRES ACRES COUNTRY CLUB ACRES You no doubt know where this beautiful suburban property is located. On the Fort Crook Boulevard, it of a mile from the city limits on the south and right on the car libe. There is no acre property around Greater Omaha to compare with Country Club Acres—and there is no acre property has a brighter future. It will pay you well to investigate Country Club Acres, which is now for sale in tracts of one agre and upwards on very reasonable terms. O'Neil's R. E. & Ins. Agency

VACANT LOTS If you contemplate building a home this spring, do not fail to see us. We have a list of choice vacant lots in both north and west parts of the city.

A. P. TUKEY & SON.

Tel. Doug on. 1607-8 W. O. W. Bidg.

404 Brandels Theater Bidg. Tyler 1004.

REAL ESTATE-UNIMPROVED

Have fine corner lot, high, sightly and well located in Dundes. Will build on this lot to your order, and make easy terms. See me quickly.

F. S. TRULLINGER.

Builder of Well Built Homes.

Fhone Benson 122.\*

TWO ACRES, close in, \$1.30; and other acreage, \$350 to \$500. No trades. Patterson, Douglas 2847.

#### REAL ESTATE—EXCHANGES

For Sale or Exchange

A desirable modern house with 7 rooms and hall; hardwood finish in first story, except kitchen; pine finished natural upstairs; bath room finished in white enamel; full comented basement. Price \$6,000, mortsage \$3,000. Owner will exchange equity for vacant land with good hard soil in Nebraska or good vacant lots in Omaha. This house fronts on a paved street and boulevard and has a large lot with shrubs and shade. Give government numbers and full description of land in first letter.

J. H. Dumont & Co. 416-18 Keeline Bldg. Phone Doug. 690,\*

LAND BARGAINS Have two good northwestern lowa sections, well improved. Price \$150 per acre. Will take part in trade in good city property if clear of incumbrance and give easy terms on balance. Also have good irrigated Colorado land, at \$50 per acre and up. Will take good city property in exchange.

ED ROREM, Call at Paxton Hotel Office, Monday, 8 to 10 a. m.\*

17 Acres Nicely improved, good 7-room house, barn, corn cribs, grenary, etc.; some fruit; located 2 miles from Emwood park and car line, Will sell at reason-able price or take about 80 acres in Sarny Co.

O'Keefe Real Estate Co., FOR Saie or Trade-By owner, 10 lots in bearing fruit, modern Bungalow with good clatern, well and windmill extra good bern and chicken houses; 1 block to paved road, 2 blocks to school and street car. For cash, cash and trade or all trade if suited. Phone Benson 401 or 232. J. W. Parsons.

> 20 Acres Fruit Near Florence.

T-room house, barn; \$ acres grapes, 200 trees—apples, pears, raspberries, gooseberries, currants, strawberries, asparagus, some alfalfs. Will take \$ co \$ room house in Florence or Omaha, clear, as part payment. Balance easy terms. HASTINGS & HEYDEN, 1614 Harney. WE have four high-class residences in Dundee, Bemis Park, West Parnam and Cathedral districts; one owner, who will trade for a high-class farm within 100 miles of Omaha, or for good Omaha business property or apartment house. Will assume encumbrance or pay cash difference; trade or onsh values. Submit full descriptions in writing.

Glover & Spain,

Douglas 3002. \$19-20 City National.\*
RENTAL \$125, price \$4,500, and will take a small part trade. Large apartment sits (corner); walking distance; south and west of high school and Creighton college; \$ houses that occupy only is of ground, 65x132, with casement, making total of 50x150. Tel. D. 2007. Evenings, Wal. 257.

Wal. 287.

-ROOM house, with 56-foot lot; mortgage B.100. Will trade equity for second-hand Ford car. See us at once.

S. P. BOSTWICK & SON, 300 Bee Bidg.\* OLD man wants income or lot (clear) suitable for flats. Will assume. Has several lots \$550 to \$975 each, nearly clear. Tel. D. 2107. Evenings, Wal. 2587. WE have listed from owners high-class kansas City income properties to exphange for farms; if you want to convert your farm into choice monthly income property, send us complete description of same. Shaw Realty Company, Reserve Ridg., Kansas City, Mo.

LOS ANGELES HOME
to exchange for home in Omaha. This
is a nice, modern house of a rooma,
built in the Swiss chalet style and includes garage. It is worth \$6.00. Owner
wants good Omaha house.

M'GER REAL ESTATE CO.,
105 Pear St. Council Bluffs.\*

We have several good pieces of land
and farms to trade for good income
property.

MCCAGUE INVESTMENT COMPANY,

Will exchange two business lots clear of encumbrance, corner of 5th and Sew-ard. Price \$1,500, for house of equal value. J. B. ROBINSON,

THN rooms, all modern, incumbrance \$5,500; equity \$13,000; wants clear western land or vacant lots.

O'Keefe Real Estate Co.

O'Keefe Real Estate Co.

1016 Omaha Nat. Bk. Bldg. Doug. 2715.\*

FOR EXCHANGE—Land clear of incumbrance, in Dundy county, Nebraska, for land in the Red River Valley of Minnesota or North Dakota. Will assume. E. F. Andrus, 30 Endicott Bldg., St. Paul, Minn.

IMPLEMENT STOCK WANTED.
Will trade well improved 15-acre farm in western lowa for good clean stock of hardware or implements. Preference Blvd., Omaha, Neb.

1 HAVE some good investment stock to trade for equity for land or city property. W. B. Malinara, 1657 Omaha National Bank.

11,650 contract first lien on a 5-r. bunga-

tional Hank.

1,650 contract first lien on a 5-r. bunga-iow and 4 lots, will trade for good build-ing lots, or would discount a little for cash. 106 McCagus Hidg., or Doug. 1653.\* POR SALE or trade, 75 acres good land near county seat for Omaha property or acreage; South filde preferred. Write particulars. Cyrus Wright, R. 6, Marsh-field, Mo. field, Mo.

FOR EXCHANGE 47,300 squity in 70 acre farm 18 miles from Bioux City, for clear Colorado or Dakota land and \$1,000 cash. Address Box 78, Slean, Ia.

CHOICE 80 acres, near towns Johnson Co., for good Omaha property. CAMP-BELLS & CRAIG, Kesline Bidg. D. 4833. FOR SALIS or trade, 6-room house and lot at Burwell, Neb. Will take in good car. E. W. Gruber, Ord, Neb. rWO modern 8-room houses, near car and cash, for 8,000 to \$1,000 grocery or mass, Address C-780, lice.\*

1 9-ROOM house for sale or trade for smaller house. Douglas 6878. RS N. RESIDENCE and flats. Exchange for vacant property. Toland & Trumbull.

CAN sell or exchange anything you have to offer. C. J. Canan, McCague Bidg. REAL ESTATE-SUBURBAN

> Henson. THREE ACRES, CHOICE CORNER.

On paved road near Benson, Easy terms, MADS A. HANSEN,

407 McCague Bldg.

FOR SALE OR EXCHANGE 44 acres lays nice and high, close to two good streets, one mile from city; good house, good authuildings, young fruit. Price, #1500. FRED A. BAILEY, MI, Main St., Benson, Nob.

Dundee.

BEST DUNDEE CORNER at 6th and California streets. 100 ft.
south front. 134 ft. east front, both
streets paved and paid in full, ground
up about 3 ft. above streets. One of
the most sightly corners in Dundes and
inside the street car loop. Splendid
nome site or apartment site. Only \$5,500. HARRISON & MORTON 916 Omaha Nat'l Bk. Bidg. D. 216. \*

REAL ESTATE—SUBURBAN

Dundee. Good Dundee Homes At Right Prices

At Right Prices

14,500 buys a well built 7-room house, hungalow style, located on north front, lot brills ft. hice shads trees, one-half block from ear line, having living room with large fireplace, dluing room, kitchen, bedroom, lavatory and tollet, all on first floor; also 3 bedrooms and bath room on second floor, finished in oak and white enamel, with oak floors; plenty of closet room. This is a well built home, not too large, but with plenty of room, and is priced right. Terms, \$1,000 cash, balance monthly like rent.

2,000 buys a good full 2-story, 5-room modern house, located on south front, lot for its, one block from ear line, having room, dining room, butler's pantry, convenient kitchen and rear entry first floor; 3 good-sized corner bedrooms, tiled bath room and outside porch with door opening to same from second floor; full cemented basement, laundry connections, furnace heat, cak finish first floor, newly painted and decorated and in first class condition throughout. Terms, \$1,000 cash, balance monthly.

Don't fail to see us about these homes it interested in getting a good place in Dundee, in good condition, at a right price.

George & Company,

George & Company, Phone D. 764, 900 City Nat. Bk. Bldg.\* DUNDEE

8 rooms, corner house, near car line and school, just reduced from \$1,000. This price is only good for the next ten days. A great many built in features, beautiful oak floors throughout house, oak finish downstairs, white enamel up, has sleeping porch and sun parior. Best buy in Dundse.

7 rooms, cannot be duplicated for less than \$7,000.00 any place in the city; beautiful oak finish, oak floors; finest kind of hardwood; purchaser can plek out own decorations and fix terms on either of the above houses.

CALKINS & CO. Douglas 1318, City Nat'l Bank Bldg.\* Happy Hollow Blvd. New Brick Residence

Just built by the owner for a home when he was transferred to another western city and must sell this week. This price is considerably less than the house cost. Has never been occupied. Is a two-story brick and stucco, onk finished, hot water heated home with beautiful brick fireplace, sun room, sleeping porch, garage and every modern improvement. It can't be beat at the money. \$2,000 cash will handle it, and balance can be paid monthly.

\$8,500

Armstrong-Walsh Co., Tyler 1888. Keeline Bldg.\* Dundee Bungalow

Seven rooms, new, wall built and up-to-date, cak finish, fireplace, nicely decorated, attractive inside and out; a bargain at \$5,000 for quick sale before Spring sales, and \$1,500 cash will handle.

Glover & Spain, 910-20 City National." DUNDEE

I have for sale a number of fine homes located in this restricted district, ranging in price from \$6,000 to \$18,000; also beautiful residence lots, overtooking Happy Hollow golf grounds and Elimwood Park, at very attractive prices. Do not delay in making your resiection today, tomorrow may be too late. Call me up and make an appointment to go out and see what I have.

C. A. GRIMMELL,

549 Om, Nat. Bk. Bldg. Doug. 10 DUNDEE BARGAIN This fine corner lot is a bargain at the price asked. Will give you a deed to this lot for \$350. This lot has side-walk, water and paved streets and is the northeast corner of 60th and Isard. Be sure to see it today. CREIGH, SONS & COMPANY

Douglass 200, 508 Bee Bldg.\*

DUNDER BARGAIN

Just listed a nirty 6-room nearly new home, strictly modern in every way, Bear 68th and Farnam, on the Lincoin Highway, House has oak finish throughout and all built-in features. Large lot, box160. One of the prettiest views in the city. Let us prove it.

PAYNE INVESTMENT COMPANY, 6th Floor Om. Nat. Bk. Bidg., D. 17sl.—o

15 ACRES For lease or will sell on payments.
This land is 1% miles northwest of Florence. Fine place for poultry farm. Is improved and has a 6-room house and a barn. For price call CREIGH, SONS & COMPANY,

508 Bes Blog.\* South Side. 5 ACRES and house, South Side; fir place, well improved, fruit, etc. 24,000. W. T. GRAHAM, Boe Bidg.

REAL ESTATE-WANTED HAVE buyers for Mod. N. side cottages, bungalow, easy payments. Youngman, 301 Om. Nat. Bank Bidg. Doug. 1476. WANTED—To buy on monthly payments small store room, with living rooms above, in Central school district. Phone Red 254. Red 1854

TO BUY-Store building, 25x40, centrally located, town 830 to 1,500, northeast Nobraska Lock Box ef, South Stoux City, Neb.

FOR SALE-BUSINESS PROPTY

Annual Rent, \$540 Price, \$4,250 Cash Required to Buy, \$500

On a new double brick and stucco residence (two tenants) on a close-in corner. If you have \$50 in cash, don't lot this spiendid investment get away from you. Never vacant. Rents will pay for the property.

HABTINGS & HEYDEN, 1814 Harney St.\*

Good Location For Down Town Garage

188xill feet, northeast corner 17th Jackson Sta.; close to retail bust center. Price and terms on applica George & Company, Phone D, 766, 902 City Nat. Bank Bldg.

Downtown Investment One Block from Farnam St.

Consisting of six flats, now and all modern in every respect, renting for \$1.50 per year, Your opportunity to purchase an investment that will pay you between 9 and 10 per cent not. HASTINGS & HEYDEN, 1816 Harney St.\* sease for Sale Good Location

> REAL ESTATE INSURANCE 180 Square Fost-\$10.00. The Bes Building Co.

Room 103.

FOR SALE-BUSINESS PROP'TY

WHOLESALE BARGAIN

About 50,000 square feet of sale space, in the heart of the most desirable wholessle district and being the southwest corner of lith and Douglas Sts.

Splendid elevator.

Hig reduction in price.

Also can be had upon very favorable terms—6 per cent upon deferred payments or will give lease for five years at a very nominal rent. Full particulars at office.

W. Farnam Smith & Co.,

1330 Farnam St. Tel. Doug. 1064. Business Block

8% Investment Price \$65,000

This is a modern three-story brick block, containing three stores and 12 modern steam heated apariments on 21th St. in the best part of the South Side business district. Always rented and sincreasing in value, Non-resident owner cays SELL. One-half cash will handle it.

Armstrong-Walsh Co., Tyler 1898. Reeline Bldg.\*

REAL ESTATE—INVESTMENTS Your Money's Worth

Investment

One of the best properties listed with us in many months. Owner leaving city authorizes us to close it out without delay. It's close incasy walking distance from Ford Motor works, U. P. shops, etc. Property consists of two houses, with rental value of \$50 per month—10 per cent per annum on \$6,000. One house is almost new, two stories, brick veneered, six rooms, birch finish, oak floors, strictly modern in every detail, including handsome electric fixtures, samitary plumbing and hot water heat. The other house is older, but in good condition. Two-story frame, five large rooms, gas for light and fuel, modern plumbing. Purchaser could live in the frame house, same as present owner, and have a spiendid income from the other house. Owner has put price right down to bedrock, only \$4,300, with desirable terms to responsible purchaser. Cell us for full particulars, or call on the owner today at 1812 Clark St., who will show you the property; but don't disturb the tenant. You won't need to look further for a clean, safe investment for your hard-earned savings. PAYNE & SLATER CO.,

Bole Agents. Douglas 1616, 616 Omaha Nat'l Bk. Bldg. Cuming St.

Investment Bargain

N. E. corner of 20th and Cuming, 66x123 ft, with an old brick residence, Price \$9,000. This is about \$140 a foot for the Cuming street frontage, or \$70 a foot for the 20th street and is the best and cheapest buy on Cuming St. to-day. An ideal location for stores or flats; within four blocks of the new Ford assembling plant and in a rapidly growing district. Speak quickly. This won't last long.

Armstrong-Walsh Co., Keeline Bldg.\*

Best Buy on Harney Street

60 feet right close in at 2000 a front foot; have a tenant for 25 year lease, which averages about 8% net. This is the cheapest ground close in on Harney street, and can be made to pay good returns from the start.

Glover & Spain, Dong. 1962. 919-20 City National. 24th St. Investors

Look Here We can offer three high-class properties on 54th St., within block or two sured futures; which owners do not care to sell but will lease on favorable terms. Chance to speculate on small margins. Investigate right now.

Glover & Spain, Doug. 3963. 919-20 City National.\* Investment, 15%

Income, \$744

Price, \$5,000 Two stores and flat building on Cum-ing St., renting for \$74 per year. This property is always rented and tenants are prompt to pay; one of the best small investments on the market at \$5,000. RFF W BEDFORD & SON, Doug 2002.

24th St. Lot Between Seward and Charles, 23x60 Owner wants to sell; no reasonable offer turned down.

Shubert S. Cary. 204 Keeline Bldg."

FINANCIAL

Real Estate, Lonns, Mortgages. WE are ready at all time to make loans on first-class city property and eastern Nebraska farms. Rates on request. UNITED STATES TRUST CO.

212 So. 17th St. TO 6% for loans on best class city residences in amounts \$2,000 up; also farm ionna Reasonable commissiona. PETERS TRUET CO., 1833 Farnam St.

OMAHA bemes. East Nebraska farma O'KEEFE REAL ESTATE CO., 1615 Omaha National. Phone Douglas 1715.

MONEY TO LOAN, for 6 years, on improved properties. SHOPEN & CO., Doug, 498.

GARVIN BROS. Nati Bk Bidg.

FARM loans, 5%, eastern Neb., or western Is. Toland & Trumbull, ess Bee Edg. 100 TO \$10,000 made premply, F. D. Wead, Wead Bidg., 18th & Farnam Sts.

MONEY on hand for city and farm loans. H. W. Hinder, City National Bank Bidg. W. H. Thomas, 255 State Bank Bldg. CITY and farm loans, & 54, 6 per cent. J. H. Dumont & Co., 418 State Bank. 6% CITY LOANS, C. G. Cariberg, Re-in Brandels Theater Bldg.

5% MONEY, HARRISON & MORTON, 266 Omaha Nat. Bank Bldg.

Pinancial Wanted. WANTED—Party to invest three thous-and dollars in a good business proposi-tion. Will set big return. Will give third interest as well as working, if desired. High grade reference given. Address, Room die Bankers Life Bidg., Lincoin, Neb.\*

WE are offering for investment, subject to prior sale, \$100,000 f per cent accumulative preferred and perticipating stock at par. Our company has been established since 15%, and it is now manufacturing and assembling automobiles. Let us furnish you with a copy of our prospectus showing the enormous profits of other companies and the exceptional opportunity which we have. Be sure and write or see us today, as we will soon advance the price on our stock. DRUMMOND MOTOR COMPANY.

Sith and Pernam Sts.

\$2.00. 7%, well secured, personally guaranteed farm mortgage for sale.
\$3.000 Douglas Co., Neb., farm mortgage bearing 5%%, Secured by property worth \$7.700. If miles from Cmaha.

\$5.000 purchase money mortgage, 10 years optional. Secured on farm near Irvington. Neb., which sold for \$2,000. Draws 5%, will discount to \$4.55 basis. Stocks and Bonds. 416-18 Keeline Bldg.

REAL ESTATE

REAL ESTATE

# Homes

are being planned for

(4)中市(南北南洋)河南川市(町町町町)川 (東江川地震

## Minne Lusa This Year

The most remarkable development ever seen in Omaha will be going on there-in the summer

Investigate Now

\$550, \$600, \$650 and \$750 for beautiful lots with all improvements paid for.

Easy Terms

Charles W. Martin & Co.

Tyler 187.

742 Omaha Natl. Bank Bldg.\*

# Cathedral District

THIS IS THE SAME HOUSE WE HAVE BEEN ADVER-TISING FOR SEVERAL WEEKS PAST. We know this is one of the NIFTIEST, BEST BUILT, PRICED RIGHT, MOD-ERATE SIZE, DELIGHTFUL SIGHTLY homes in this locality, and we are trying to get you interested ENOUGH to go and look at it.

If you are in the market for a moderate priced home, not great big house with more rooms than an ordinary hotel,

this ought to appeal to you.

Has front and back vestibule entrance, large living room along entire front of house, with big fireplace, beam ceiling, French doors opening on to heated sun parlor; wide opening between living room and dining room with built-in bookcases; well arranged, attractive dining room, butler's pantry to kitchen; coat closet, refrigerator room, etc., on first floor. Quarter-sawed oak finish. Upstairs, four bedrooms finished in white enamel and sleeping porch, bath, hard wood floors. House was built for a home; fine hot water heating plant; nicely decorated; beautiful fixtures; ceiling and side lights; everything up-to-the-minute. Tapestry brick with tile roof with white trimmings makes an attractive exterior.

If you want something in this location let us take you out and show you this house. Won't cost you a cent to look at it. For special reason at this time owner can give possession soon and make attractive terms if necessary.

#### For Lease

WESTERN NEWSPAPER UNION BLDG., located at WESTERN NEWSPAPER UNION BLDG., located at 15th and Howard Sts., 66x132 feet, fine basement, well lighted. Room for three good stores fronting on Howard and one on 15th St., on ground floor; two floors above. Would prefer to rent to one party at a net annual rental, they to make own alterations and repairs or changes. But would alter building to suit tenant if necessary and give good

If interested see us and we will work out details with you,

D. V. Sholes Co.

915-16 City Natl. Bank Bldg.

Doug. 49.\*

### Buy Where Every Improvement is Made

Where there is no worrying over grades, no waiting for paving or walks, no tearing up for prospective sewers.

Buy in The Right Direction

Where Omaha's best residence district is growing. Remember that Omaha's growth his always been west from 9th and Farnam to Dundee. Property in this direction wisely bought has

Buy in Dundee's Newest Addition Where everything has been done for the comfort and conven-ience of the home owner. Building restrictions make impos-sible cheap improvements. Good street car service within a

block or two brings this addition within 18 minutes of the shopping district. Prices Low-Terms Easy The prices of the lots and the easy terms suggest that here is the place to invest. The terms make the matter of building your own home very attractive. Now is the time to

select your lot for your future home and investment. George & Company

Phone Douglas 756.

642 Paxton Block.

902 City Natl. Bank Bidg."

## LEAVENWORTH HEIGHTS

42D TO 45TH

LEAVENWORTH TO PACIFIC

Leavenworth Heights is a classy addition at moderate prices for classy people of moderate means. Building restrictions not too much, but just enough

to make it an ideal place for homes for those who haven't money to burn, but are looking for clean and beautiful Our prices range from \$475.00 to \$675.00 per lot and our terms from \$10.00 to \$12.50 cash, and \$10.00 to \$12.50 per month. These prices include water, sewer, gas and cement sidewalk all in and paid for.

Only fifteen minutes from down town by street car.

It is your last chance to get a lot in a new, up-to-date, restricted inside addition, for there is no other such tract available.

Take your afternoon walk or ride out this way today and note the wonderful change that has been wrought during the cold winter months. Then picture, if you can, the improvements which a few weeks of spring are bound to bring. Now is the time to buy and Leaven-worth Heights is the place,

> BENSON & CARMICHAEL Douglas-1722.\*

# REAL ESTATE

## N. P. Dodge & Company Investments

We are closing out the holdings of a non-resident estate. All properties can be sold at low price and on easy terms, as the estate only wants 6 per cent.

\$1,000-25 ft., east font, on 24th St., near Franklin. Va-

\$2,500-40 feet, with two small stores. Same Location. \$4,500-64 ft., with store, living rooms, coal sheds and barn. Same location. \$4,500—Seven cottages and

trackage lot, 170x168, at 14th and Ohio. Rents \$648. \$8,000-Two stores and flats above, on Cuming St. at 25th

St. Rents \$1,080. \$5,000-200 ft. on Cuming St., north front, just east of

Boulevard. \$10,000—145 ft., on 24th St., 147 ft. on Webster, 145 ft. on 23d St., alley on south open all around. A great bargain for stores nd flats.

#### Long Term Leases

This estate will lease for 99 years, 115 feet, south front, on Farnam St., at 27th St., and the southwest corner of 24th and Dodge Sts. 146 feet on 24th and 660 feet on Dodge.

N. P. Dodge & Co.

GILT-EDGE stock in reliable Omaha firm paying 10 per cent; no better. Ad-dress M 757, Bee. \$2,750 FARM mortgage bearing 7 per cent, secured by property valued \$11,000 Tal-mage Loomis Inv. Co., W. O. W. Bidg.

Abstracts of Title. GUARANTEE Abstract Co. The best abstract is the cheapest. Room 7, Patterson Bidg. D.2847 KERR Title guarantee and Abstract Co., a modern abstract office. 305 S. 17th St. Tel. D. 5487.

REED ABSTRACT CO., oldest abstract office in Nebraska. 205 Brandels Thea.

REAL ESTATE-TRACKAGE

Trackage for Lease. Will lease trackage, lots 136x150, Union Pacific tracks on property, 11th and Seward Sts. Norris & Norris.

WHEN the renting problem is under consideration—either from the standpoint of the tenant or landlord—the Real Estate and Want Ad Guide to all of Greater Omaha—The Bee—is the best tredium for sure and satisfactory results.

FARM AND RANCH LANDS Alabama Lands.

REFINED gentleman can get room in doctor's family; also board if desired; references required. Address A 755, Bee. Colorado Lands.

160 ACRES, Eipaso county; level, good soil; house, barn, fenced, cultivated; \$1,250. Owner, Davis, 838 South Penn, Denver, Colo. 40 AURES OF COLORADO LAND, clear, worth \$1,000; want auto, clear lot, live stock or anything I can uses. 1919 Grace St. Phone Webster 134.\*

Canadian Lands. MANITOBA FARMS FOR SALE.

Five hundred dollars cash and \$700
per year, principal and interest included, for good 20-acre Manitoba
farm, five miles from railway town;
250 acres broke, fifty acres fall plowed;
house, stable and granaries. Price
\$8,000. Have a farm of your own. This
is so cheap as renting. Write E. Blaquier, Port Arthur, Ont.

IP YOU own land in Canada that you
wish to sell write Walch Land Co., Winnipeg, Canada.

California Lands. A LITTILE farm, \$50. Easy terms, California imports carloads of chickens and eggs. Here's a chance for politrymen. Sheridan, Placer county, California.—o owner for full information. P. B. Goss, My 2-acre tracts are just big enough for chickens and are close to town conveniences and market centers. Write owner for full information, P. B. Goss, Sheridan, Placer county, California.—o

> Idaho Lands, WANT MONEY!

Let me tell you how to get it. Idahe land is full of it, and the land lan't very high-priced, either. Climatic and living conditions are excellent—electricity used for cooking, lighting and heating on many farms—educational advantages unexcelled.

Omana, Nebraska —o
BIG LAND SALE.
In Idaho, February 2, 1918, the State of
Idaho will offer at auction at Boise and
Caldwell, Idaho, 14,000 acres of irrigable
land in Ada and Canyon counties, under
the Payette-Boise project. Forty years
to pay for the land, 20 years to pay for
the water. Write me quickly for detailed information and get in on this
NOW.
R. A. SMUTH.

Room A 509, Union Pacific System.

Room A 509, Union Pacific Headquarters, Omaha, Nebraska.

IOWA FARM

Geo acres, well improved, all vary richest farm land, mostly under plow: close to good towns in Oceola county, lowa, nothing better in state. Price \$150 per acre, clear of encumbrance, Will take \$2,000 cash, \$5,000 in chesp land or city property, and carry balance on the farm at 5 per cent. This farm will stand closest investigation.

F. T. WALKER & COMPANT, \$27 Omaha Nat. Bank Bldg.

Omaha Nat. Bank Bldg.

GET THIS CHOICE IOWA FARM.

Possession given March 15th, 100 acres choice corn, clover, wheat and blue grass, in best part of Taylor county. All plow land, profitably rolling, Extra well improve, well located, good black soil, well kept, good water. Owned by physician, who must sacrifice. Price, Bee.

Bee.

DAY & HESS COMPANY,
123 Pearl Street. Council Bluffs, Inc.

Sheridan, Placer county, California. — o
Will exchange for clear castern, any
part of thirty acre, five year old
bearing orange and lemon grove in
Foothill citrus district at Covina, near
Los Angeles. Good buildings: choice
location. \$1,000 per acre. Small incumbrance. Submit: Owner, 27 Story
Bidg., Los Angeles, Cal.\*

CALIFORNIA Alfaifa, Fruit, Dairy
and Poultry farms for sale. Terms,
write P. R. Waite, Shawnee, Okia.\*

tages unexcelled.

There are many tracts of land-irrigated and non-irrigated-suitable for all glinds of farming, for sale cheap and on reasonable terms. Seed raising highly profitable. I will give complete information to you free for the asking.

R. A. SMITH.

Colonization & Industrial Agent.

Union Pacific System.

Room 56, Union Pacific Headquarters,
Omana, Nebraska ——o

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