Boulevard Park, the Modern Addition

The place for a man of moderate means to own a home. The addition where more is offered for your money than elsewhere in the city-where lots may be had for \$600, including city water, sewer, gas, coment walks, and only two blocks from 5-minute direct car service to down town. For those who enjoy rowing and sailing on the take, Boulevard Park offers advantages peculiar to itself. It is an addition of new, modern homes, owned and occupied by the residents of the addition. These lots are increasing in value and are being acquired by those who are seeking desirable places to build homes, or lots as an investment in an addition that is fast building up with a splendid class of dwellings. Have you selected your lot? If not, do so before any advance in price is made on this property. The Sherman avenue car takes you directly to Sprague St. the eastern entrance to the addition. Investigate for yourself and arrange to buy.

DESIRABLE DWELLING ON NORTH 18TH STREET

The 6-room and reception hall, new, modern, up-to-date dwelling on 18th St., near Sprague, is to be sold this week at a price that will move the property, and on the best terms possible to make on a similar class of residence property. The lot lies slightly above the strest, extends back to alley in the rear. The property has cement walks in front and around the house. Has the most modern plumbing and is in a neighborhood of nice dwellings. The price for immediate sale is \$3,300.

WEST FARNAM DISTRICT

A new 8-room, modern throughout dwelling, with a southeast frontage on corner, and only one block from car. Papersed througout and fin-ished in Flemish wood. This is a very desirable residence district and the property is good as a home or income proposition. Price, \$4,300,

A LITTLE FARM

Five acres, sightly, with plenty of shade, running water and blue grass pasture. Only a block from car. Is offered for \$2,000 by the owner, who is compelled to sell on account of HI health. This is bound to be picked up in a short time.

THREE SIGHTLY LOTS

The owner of a corner and two adjoining lots in Kenwood addition advises us to sell same for \$400. This will require a payment down of about \$500, and the balance on the easy terms on which these lots were originally sold—50 cents per week each. A splendid opportunity for a man to secure a nice piece of ground, with but little cash.

22D AND MEREDITH AVE.

This desirable corner is to be This desirable corner is to be sold for \$425. See us at once if you are interested in picking up a good

Shimer & Chase Co. Residential, Commercial, Industrial Sites. 1609 Farnam St. Douglas 3867—A3842.

LOANS **TRUSTS** WILLS **BONDS** REAL ESTATE **INSURANCE**

We invest our money in farm loans. Be-\$7,800,000 of other people's money we now have safely invested. During twenty years of business no investor has lost a dollar nor taken an acre of land. We now have for sale \$200,000 of choice mortgages, bearing 51, per

for sale \$200,000 of choice mortgages, bearing \$1/2 per cent.

We care for property as well as money, and accept trusts. If you wish property held for any particular use we can do it for you, and the terms of the trust will be carefully observed.

We prepare wills and act as trustee for the distribution of your property if you wish. Consultation is entirely confidential. We have some very good small issues of school honds. Rehool bonds.

PETERS TRUST COMPANY,
New York Life Bldg.

Omaha,

127 North 38th Ave.

West Farnam District

8 rooms and reception hall, strictly modern, gas and electric light, full cement basement, coal bin and vegetable room, hot and cold water, full screens, open nickel plumbling, equipped with the latest self-regulating vapor heating plant—better than hot water—saves one-third coal bill, burns anything; house built less than 3 years and built for a home. Occupied by owner, Look it over any time. This house is vary cheap at \$5,000, but if that is more than you can pay, make offer at \$5,000, but if that is the can pay, make offer W. A. ROGERS,
Residence phone Harney 1903.
(19)—M879 3

HOUSE AND LOT

2502 POPPLETON AVE. House six rooms, lot 60x160 feet; asphalt pavement; permanent cement sidewalk, all paid corner, with new houses all around it and for; city water, sewer and gas in just at the edge of Bemis park. This house has large attic room, stone foundation, full chaser; \$2,500. See the property nent walks and entire lot sodded. Look this over, as it will stand the closest inand then the owner, William A. apection. 1613 North Sth St. DeBord, Room 520 First National Bank Building.

(9)-M788 3

House Lot

Barn

\$1.700—In the north part of the city, No. 4116 Browne St., just two blocks from the car line; has a good cellar, fruit trees and considerable small fruit. The barn is new, also a new chicken house; plenty ground for garden and three or four acres can be leased. Small payment down and very sasy terms on balance. terms on balance.

BEMIS, 306 Paxton Block,
Independent A-1585; Douglas 586.

(19) 506

SPECIAL SNAP

Toxide, south front on California St., room cottage, permanent walks, paved street, all paid. This property must be seld, so see it today—304 California. F. C. BEST, 1007-8 New York Life.

\$500 DOWN, \$20 A MONTH will, buy a cosy little 6-room cottage on Tax18 lot. Haleyon Ave.. 2d house south of Reed St.. Benson; 1½ blocks south of car. This is new and modern except heat, and has only been occupied long enough to have been theroughly cleaned, ground graded, fruit trees and small fruit planted, garden put is, etc. On account of illness, owner has decided to sacrifice this and sell for \$2,250-including full-length screens, new, best quality shades, "Marryel" renge and "Riverside" baseburner. Apply 21 house or "phone Benson 45

REAL ESTATE CITY PROPERTY FOR SALE (Continued.)

PAYNE INVESTMENT CO.,

\$ 700-House and 1 acre of ground, near 7th and Arbor Sts.

\$1,650-3-room house, partly modern, on 18th St., south of Vinton. \$1,500-Neat 5-room cottage, near 29th and

Dupont Sts. \$1.700-6-room cottage, with city water and

sewer, corner lot. First class snape. \$250 cash; \$35 monthly,

\$2,500-7-room house, partly modern, near list St. and Dewey Ave.

\$3,000-8-room all modern house, with full south front lot, centrally located. \$3,600-Near Hanscom park, 7-room, 2-story house, modern except furnace.

\$3,500-8-room house, modern except furnace. on 26th Ave., near St. Mary's Ave. Double frontage; room for another

\$3,900-Near 16th and Spencer Sts., new and strictly modern \$-room house. A little beauty.

\$5,250-Beautiful 8-room and all modern water heat, oak finish. \$9,000-Elegant 9-room all modern and 6

room house modern except furnace. Located near Hanscom park. Will rent for \$1,000 annually. PAYNE INVESTMENT CO., First Floor N. Y. Life Bldg.

Tel. Doug. 1781; Ind., A-1188. Genuine Bargains

Kountze Place Lots

On Pinkney St., between Sherman Ave and 24th St., we have put on sale all south front lots, 47 and 50 feet wide for

Excepting corners, a trifle higher, This price includes cement sidewalks, sewer and city water. The cement walks will be put in immediately, which will make one of the best streets on the north side. Over half the lots have already been sold, without saying much about them. You must act quickly if you want one of these bargains. If you haven't all cash, we will make terms of one-quarter cash, balance in one, two and three years. Pinkney St. will also be paved from Sherman Ave. to floored attic, combination fixtures; lot 34th St. this year.

\$700 EACH. We also have several lots left between Sherman Ave. and 24th St.

On Binney St., at \$1,050 On Wirt St., for \$1,150. On Spencer St., for \$850. On Lothrop St., \$800 to \$950.

On Emmet St., for \$900.

HASTINGS & HEYDEN.

1704 Farnam St., Bee Bldg.

BRAND NEW

Two 5-room modern cottages, fine nickel plumbing, dressed floors, brick cement cellars with permanent stone walks in front and clear around the houses to be laid this week. Location 21st and Mason; east front lots 40x132 ft. each; sewer, water and gas. \$2,750 for the north one and \$2,850 for the south one; on easy terms. See them today.

D. V. Sholes Co.

110 Board of Trade Bldg. Telephones: Douglas 49; Ind. A-2049

INVESTMENT

New St. Louis flut, near 27th and Jack-son. This will prove a very conservative investment. Price is \$7,000. Full particu-F. C. BEST, 1007-8 N. Y. L. Sole Agent.
Phones-Douglas 234, Independent A 4344.
(19)-671 3)

\$3,600

For a strictly modern 8-room house. This house; terms to suit reliable pur-

2310 Hamilton St. (19)-M817 3x

No Shacks Here

6 rooms, partly modern, large lot, close to car—\$2,200, one-half cash.

8 rooms, all modern, large lot, Bemis Park—\$2,200, one-half cash.

5 rooms, fully modern, close to car, walking distance—\$1,100; terms.

7 rooms, new and modern, close to car; very easy terms. Ask for price.

4-room cottage, lot \$1x100, handy to car, fine for garden and chickens or to improve—\$1,750, one-third cash.

8 rooms, modern, close to car—\$2,000, one-third cash. This is very cheap.

Beautiful lot in Bemis Park—\$1,100 and paving tax.

Vacant business lot, \$7x125, on car line— Vacant business lot, 87x125, on car line-

GLUCK & NEWMAN, 660 Brandels Bik. Omaha, Neb. Doug. 5486.

5-room cottage, modern, except heat, easy erms, \$1,400. terms, \$1,400.
7-room house, corner lot, barn, shade trees, near Harney car line, easy terms, \$1,700.
8-room house, corner lot, West Parnam district, genuine bargain, \$2,500.

BILAS ROBBINS, Frenzer Block, S. E. Corner 15th and Dodge Stz.

Phones Douglas 2843, A-2842.

(19)—M704 3x

SEE THIS PROPERTY s-r., modern house, a corner in Bemis park. \$3,500.
S.r., house, bath, gas, paved street, 1818.
S. 32th St. \$2,500.
6-r., house, a beauty, in Bemis Park district, coment walks and modern, \$2,500.
HUTCHINSON-BOLLARD CO., 1633 Farnam St. (19)-M706 5

REAL ESTATE CITY PROPERTY FOR SALE (Continued.)

Peters Trust Co. \$1,400-New four-room house, warmly built and located one block north of Leavenworth oar en 41st St. Small cash payment; balance monthly.

\$1,400-Pive-room cottage, new, with city water and gas, one block from car, north part of city. \$1,500-Four-room new house north of Cuming St. on 28th Ave. Small cash pay-

ment; balance monthly. \$1,650-This is a good sized six-room cottage, new and one block from car in north part of city.

\$2,500-Eight rooms with bath, well arranged, grate in partor, back and front stairs, lot 50x130, 664 S. 40th St. \$2,400-Eight rooms, new and modern except heat, but is piped for furnace. lot 50x138, one block from car, north

part of town. Look good. \$3,000-Six-room all modern house, with hot water heat, full lot with fruit and berries, 5014 Cuming St. Dundee home,

\$5,000-This is an eight-room all modern house at 3005 Dodge St. It is in first class condition and one of the best bargains in the West Farnam district. house in West Farnam district. Hot \$5,600-Near the Yates residence on N. 31st St., eight rooms, new and modern,

with a fine arrangement and excep tionally well built for a home. Hardwood throughout. \$7,000-This is one of the most desirable

residences in the Field club district now on the markt. Will soon be papered and cleaned ready to occuy A first class home. VACANT On Madison Ave. and 14th St. we

and lays well, street paved. On 14th St., just south and across the street, we have another, 65x128. Would like an offer on one or both.

\$1,600-Facing east on 42d St., 4th lot south of Davenport. Very fine. In Boulevard Terrace (near Field club) we have three very fine lots which we are pricing below the

market. If you are contemplating a home in Dundee we would like you to get our list of lots. Prices to suit your pocketbook and terms will please

PETERS TRUST COMPANY, Ground Floor N. Y. Life Bldg. (19)-

W. H. GATES, Room 617 New York Life Building. Phone Douglas 1294.

Eight room, new, modern, up-to-date home, with hardwood finish, 28x32, hot water heat, on Wirt street, laundry, 50x124; paved street. WILL CUT PRICE \$500.00 IF SOLD THIS WEEK. Eleven room modern house on Spencer street, with large barn and

ground 100x124, south front, paved street. \$6.500.00. Six room new modern house in Kountze Place, laundry, east front, full lot on paved street, for \$3.800.00. Eight room modern house with hot

water heat on 22d near Lake, lot 40x 140, paved street and permanent walks all paid for; a good home well located, \$3,200.00. Five room new modern house with

furnace on south front lot 50x127; 2868 Ohio, \$2.500.00. Seven room two-story house at 2105 Miami, modern except furpace, paved street, lot 33x122, \$2.600.00.

Five room new odern cottage cept furnace, on east front lot near 22d and Manderson, \$2,750.00. Five room cottage at 3711 North 19th, modern except furnace, lot 50x 140 with a barn, shade and fruit trees, \$2,300.00.

Ave. near Ohio, with bath, gas fixtures, east front lot 60x81; only \$2,200.00. On terms of \$300.00 cash and \$25.00 per month. Six room cottage with large grounds 100x159, corner 47th Ave. and LaFay-

Eight room two-story house on 19th

ette, a beautiful home place with lots of shade and fruit, \$2.500.00. Seven room house on 24th street, in part of Kountze Place, opposite Redick's, near Pinkney street; bath, lot 45x124, with large barn, paying paid for; \$2,600.00.

OMAHA

2715-2719 Blondo St., two 4-room cottages on lot 60x140, on Blondo St., 3 blocks north of 24th street car line. Price, \$1.850.

2223 Franklin St., 5-room partly modern cottage, up stairs not completed, lot 50x120, 100 ft. east of 33d street car line; north front. Price, \$2,300.

2018 Pierce St., 6-room modern cottage, except furnace, lot 30x185; lot facing on two streets. Pierce and Poppleton Ave. Price, \$2,500.

2015 Bancroft St., and 2015 Arbor St., lot running through from Bancroft to Arbor St.; two cottages, one facing Arbor St., one facing Bancroft St. Price, \$2,050 for both, or will sell one for \$1,025. 2427 Spencer St., 6-room cottage, all mod-ern, lot 40x122; as good as new. Price, 33,300.

For a strictly modern 8-room house. This is a new house, just completed, on a fine corner, with new houses all around it and just at the edge of Bemis park. This house has large attle room, stone foundation, full cemented cellar, with laundry room; permanent walks and entire lot sodded. Look this over, as it will stand the closest inapection. 1413 North Sth St.

G. W. GARLOCH,

3316 Hamilton St.

(19)—MS17 3x

time.

New. all modern 8-room house, full lot, permanent cement sidewalks; best neighborhood, 1922 S. 24th St. Price, \$4.80.

Three acres and 4-room house, 1½ miles northwest of Florence car line; barn, well and orchard. Price, \$2.000.

Also some good SOUTH OMAHA PROPERTY.

NELS A. LUNDGREN, Phone Douglas 3483. 625 N. Y. Life Bidg. (19)-

VACANT LOT WEST HARNEY STREET.

The last south front lot in this choice lo

J. H. DUMONT & SON, 1605 Farnam St (19) Phone Douglas 690.

MORTGAGES FOR SALE We have several splendid 6 per cent farm ortgages for sale. These mortgages were taken as part payment on the sale of farms and are the very best kind of securities. Call and see us.

PAYNE INVESTMENT CO., First Floor N. Y. L. Bldg. (19)--567 B

I WANT an offer on the property, 1128 and 1130 S. Elst St.; two modern houses and goed barn; well rented. This property is owned by an eastern party who must sell THOMAS BRENNAR. Room I, New York Life Bidg.

REAL ESTATE

CITY PROPERTY FOR SALE

(Continued.)

110 Board of Trade Bldg. Telephones—Douglas 49;

Ind. A-2049. \$ 2,350—Near 60th and Decatur, good 8-room cottage, hot water heat, full lot, 50x130 ft. Bargain.

\$ 2,400 New 5-room cottage, modern except furnace, 2711 Maple St., has pantry and vostibule built in rear; new plumbing, dressed floors, and is a cracking fine place for the money; lot 45x125 ft.

New 5-room cottage, modern except furnace, 2715 Miami St., artificial stone foundation, vestibule, up-to-date plumbing; large pantry; space for one room in the attic; small barn; lot 50x152 ft. Immediate pos-

2,600—Seven-room house, modern except furnace, 1322 S. 27th St., beautiful east front lot, 50x150 ft., with fine shade and fruit. \$4,250—New 6-room frame dwelling in Field Club addition; must be sold this week; very desirable location and strictly up to date. \$ 5,500 Bight-room modern residence, with hot water heat, in Hanscom Park district, oak finish down stairs; full east front lot; fine shade trees; pav-ing paid.

VACANT

\$ 1.050 44x135 ft., southeast corner lith and Arbor Sts. Or we will sell 122x135 ft., with permanent walk; paving on lith St. all peid for. \$2,750-half cash; balance one and two years, 6\ per cent. This is a bargain.

\$ 1,100-100x130 ft., corner 40th and Seward Sts. both streets paved, but not all paid; room for three houses and a bargain. On Madison Ave. and 14th St. we have a lot, 45x127, on which we desire suitable for a St. Louis flat. Paving all paid.

\$ 1,850-100x125 ft., northwest corner 36th and Marcy; block to car; sewer, water and gas. Section improving fast.

INVESTMENT

\$21,000—Block from Farnam car, 50x115 ft.
of ground, with a block of six apartments, all heated by one plant; no
other expenses or janitor service
necessary; total rental \$2,820 per year.
Deduct coal and care of heater, not
exceeding \$400. This will pay 8 to
16 per cent net.

\$4,300—Four houses, now renting for \$49 per month, one 4-room, one 5-room, one 3-room and one 8-room. These are near 16th and Vinton Sts., in a fine renting location.

\$ 7,500—Four new 5-room cottages, strictly modern except furnace, located at 29th and Douglas Sts., close in; always rented; now renting for \$85.50
per month. A rattling good bargain.
We show you around by automobile. You get your money's worth
if you don't buy.

(19)—

C. R. Glover & Son

Hanscom place, six rooms, all modern, on good paved street, built 3 years, \$3,150.

Bemis park district, on paved street, eight rooms, all mod-ern, in fine repair, only \$3,200. Can give immediate posses-

2663 Jones St., ten rooms, all modern. Make a good home close in, or a good investment. 519 S. 26th Ave., seven rooms,

all modern, in good neighbor-hood, close in. See us for fur-ther articulars. West Farnam, sevan rooms, all modern, lot 54x144, 35th Ave. just block off Farnam, \$4,750.

2559 Dodge St., nine rooms, all modern, \$5,300.

On 31st Ave., just north of Dodge, a seven-room house modern, \$5,000. Ask about this Bemis park, chance to get a well built home, seven rooms, with hardwood finish, beamed ceilings, etc., on large lot facing the boulevard, for only \$5,750.

INVESTMENTS

Close in, flat, St. Louis, renting for \$960, \$8,000. Another, renting for \$900, \$8,000; only \$3,260 cash re-quired.

lot, close in, renting for \$25 and water, can be had for \$2,500. Two aved streets.

Row of flats and frame house, renting for \$1,860 a year, for \$12,900. East front, on 26th, near Spencer St., \$475. C. R. Glover & Son 'Phones, Doug. 3963; Ind., A-3963. 601-2-3 N. Y. Life.

'TIS A FINE DAY Take your wife and the youngsters and go out to see Keystone Park. Our rigs will be at the end of the Benson car line from 10 o'clock until 5.

PAYNE INVESTMENT CO., First Floor N. Y. Life Bldg. Douglas 1781—'PHONES—'A' 1188. D. V. SHOLES CO., 110 Board of Trade Bidg. Douglas 49-'PHONES-"A" 2049.

ADMINISTRATOR'S SALE A NICE COTTAGE PROPERTY

\$2,500

Worth \$3,000. Extra lot. Good condition and a fine barn. A little more than one-third cost. No better built in the city. I prefer a good mechanic to judge, who knows good job. Wm. Fleming, Administrator. Sale subject to approval of court.

O. M. Underhill & Co. \$1,750 takes 5-room cottage on 27th, near Spaiding St.; part modern and a

bargain. \$1,850 will buy 6-room cottage on full lot at 27th and Ruggles Sts. \$1,550 will our full corner lot, with 5-room house, on paved street, at 18th and Pratt Sts. Get busy. \$2,600 will buy new cottage at 26th and Spencer Sta.; fine neighborhood. \$2,700 takes modern home being built at piece of vacant ground for sale fronting 25th and Bristol Sts.; seven rooms; paving paid. \$1,900, reduced from \$2,000; five rooms, lot 57x124, 23d and Manderson Sts.

Telephone Webster 1859 or Webster 3769. 4228 HARNEY ST.

One of the prettiest homes in Omaha, 8 rooms, all modern, hardwood floors, targe porches, two lots, beautifully planted fruit, shrubs, hardy plants, kitchen garden; do not buy until you have seen it; call before 9 a.m. or after 3 p. m. on premises. 5-r. house, 3501 Ohio, \$900. 5-r. house, 31381/2 Cass, \$1,250.

J. H. PARROTTE, 325 Board Trade. (19)-M886 9 FOR SALE—Or long term lease, 6-room modern cottage, For terms address T. B. Barnes, 382 N. 22d. Tel. Webster 1886. (19)-391

REAL ESTATE CITY PROPERTY FOR SALE.

D. V. Sholes Co. New Houses For Sale By

4 ROOMS-\$1,500 Ave. car line, good high ground, house has full cement block cellar, good coal shed, large lot; six lots adjoining can be used for gardening; terms, \$250 cash; balance about the same as rent.

Hastings & Heyden

5 ROOMS-\$2,350 4020 N. 23th St.—A well built little cottage on east front lot, 45x120 ft.; has cement walk in front, good walk around the house, combination electric light and gas fixtures, one block from end of Dodge car

5 ROOMS-\$2,400 3607 N. 29th St.—This bouse has just been completed, has 5 rooms, cemented cellar, nickel plated plumbins, combination elec-tric light and gas fixtures; terms, \$500 cash; balance about the same as rent.

4 ROOMS-\$1,500 SEES Corby St.—Has city water and sink in kitchen, house is piped for gas, has a front room, large during room and kitchen, two bedrooms, stairs to the attic, large cellar, all cemented; terms, \$250 cash; balance monthly.

6 ROOMS-\$2,650 4011 N. 30th St.—One block from end of Dodge car line, has paved street, with paving all paid, reception hall, parior, dining room, kitchen and one bedroom on first floor, two bedrooms and bath on second floor, full cemented cellar, nicely sodded jot, walks around the house; terms \$750 cash, balance monthly payments.

5 ROOMS-\$2,400 4626 N. 31st-In Collier Place, nice east front terraced lot, 116 blocks north of Ames Ave., house is strictly all modern except heat; can make reasonable terms.

6 ROOMS—\$3,650

House No. 1708 Lake St.—South front lot.
40x128 feet, nicely sodded, one block west
of Sherman Ave, car line and within 2½
blocks of the 20th St. car line, house
strictly all modern in every way, has nice
square reception hall parlor, dining room
and kitchen on first floor, three bedrooms
and bath on the second floor; will make
terms of \$50 cash.
We are also building two 5-room cottages
at the northeast corner of 25d and Manderson; one on Lake St. just west of
Sherman Ave., which will be completed
in about three weeks.
Office open Monday evenings until 8:38. 6 ROOMS—\$3,650

Hastings & Heyden 1704 Farnam St.

Bee Building.

Some Good Ones

West Side, 8 rooms, with hall, West Side, 8 rooms, with hall, parlor, back parlor, dining room and kitchen on first floor, 4 bed rooms and bath on second, good cellar. House in excellent condition throughout. It is located on Capitol Ave., near 47th St., one block from car, in excellent neighborhood and a big bargain at \$2,400.

29th and Oak Sts., 8 rooms, modern except furnace, nearly new house, with full lot, fine shade and fruit trees and shrubbery; 5 rooms and bath on first floor, 3 bed rooms on second. This is only 3 blocks from west side park car line and a snap at \$1,800.

Kountze Place, near 18th and Binney Sts., large 8-room, 2-story house, thoroughly modin every respect; orn in every respect; newly painted and papered, new side-walks and first-class repair throughout. South-front lot, 50x124, on paved street. East-ern owner very anxious to sell at once and wants offer. Our lowest price is \$4,000, but think this can be shaded.

VACANT

Near 51st and Underwood Ave., full lot, nicely terraced, \$675. Might shade this if you are going to build at once.

South front, on Fowler Ave., between Florence Bivd. and 22d St., 50x133; water, sewer, gas and street will be paved this summer—\$700 and \$725.

East front, on 30th, near Spencer, 50x120, \$400. W. FARNAM SMITH & CO.

Tel. Doug. 1064 and Ind. A-1064.

1320 Farnam St.

Sts., sewer; room for two houses, and duced from \$60 makes a great bargai duced from \$60 makes a great bargain.

2724 Ruggles—New 7-room house, modern except furnace; lot Sox124 ft., south front; permanent sidewalks; in good neighborhood. This is the best bargain in north part of city, so see it sure, as it must be sold. Price only \$2,375.

246 Jackson. Here's a bargain. Fully modern 7-room house, in first-class condition, in growing neighborhood, and priced so as to make it the best bargain in south part. Might consider trade on some nice acreage. Price for immediate sale only \$2,650.

F. C. Best, 1007-8 N. Y. L. Sole Agent.
Phones-Douglas 2244, Independent A 4244.
(19)-

\$1400.00 70 Feet

Chicago and Davenport. Lot on grade. Sewer and water pipes put in for two houses, ready to connect, and paid for. Lot east of this one sold last week for over \$25 per front foot. This is the last to \$400 cheaper than anything else as good in this locality. Owner needs the money this week, so better pick it up.

C. M. Rylander

308 NEW YORK LIFE BUILDING.

2863 AMES AVE. New 5-room cottage, on car line; has bath, tollet, stationary wash stand, cement cellar, hot and cold water connections; just finished. See this today. Price, 27 No. WM. E. ROMANO,

D. 1319.

33 Board of Trade.

REAL ESTATE CITY PROPERTY FOR SALE (Continued.)

IT'S ADVANTAGES

It has size, nearly a mile square, insuring It has size, hearly a folle square, insuring a large and speedy improvement. It is parked—no need of filling or grading. It has thousands of shade trees. Nearly every tract has a small orchard. Every lot faces on an offed boulevard and is located high and sightly. A paved road extends from Omaha to its entrance. entrance.

There are nine new houses all ready erected and o dozen more planned for.

It is the most beautiful spot in Douglas county for suburban homes.

It is the cheapest acreage property in the vicinity of Omaha.

KEYSTONE PARK

Three-fourths of a mile west of Benson. Lots 2 to 10 acres each. \$175 to \$400 per icre. Easy terms. Ask us for plat and particulars.

PAYNE INVESTMENT COMPANY, First Floor N. Y. Life Bidg. Telephones Douglas 1781 and A-1188. D. V. SHOLES COMPANY, 110 Board of Trade Bidg. Telephones Douglas 49 and A-2049. (19)—689 2

INSPECT THIS FINE PROPERTY 3613 Pierce St.; high and sightly; lot 60x165; sleven large shade trees; barn and other outhouses. House is all modern; nine rooms, \$4,250, one-half cash, balance

at 6 per cent; no incumbrance NELS A. LUNDGREN, 'Phone Doug. 2483. 625 N. Y. Lif. (19)—M613 8 BRAND NEW

Brand new six-room house, walking distance, strictly modern, will be finished this week. This is surely a snap and must be seen to be appreciated.

Five-room cottage, strictly modern, built last fall, permanent walks, street paved. This is a bargain.

Seve-room house on Grand Are only

Seven-room house on Grand Ave., only built two years. 425-6 N. Y. Life Bldg. Phones, Red 4721, Ind. A-1721 (19)-M834 3 FLORIDA ORANGE GROVES Send for

special orange grove edition of the In-dustrial Record, free. All about tropical Florida and the citrus fruit industry. Beautifully illustrated, Jacksonville De-velopment, Orange Grove Department, Jacksonville, Fla. (19)-784 3x FOR SALE Seven-room house on large lot; elstern and fruit, Installments. 2501 Corby St. (19)-M877 6x

FOR quick sales list your property with Walter Hills, 414 Bec Bldg., Rentals and Insurance. (19)-701 MI NEW, well built 4-room houses. One mod-ern except heat; one has city water; one has well. Will sell cheap on casy terms. R. A. McEachron, 206 S. 16th St.

LIST your property with Chris Boyer, 23d and Cuming Sta. (19)-869 REAL ESTATE TITLE TRUST CO. (19) - 863

(19)-M(11 2x

THE REED ABSTRACT CO., est. 1856. Prompt service. Get our prices. 1716 Farnam. (19)—864 NEW location. Benjamin R. E. Co., 477 Srandels Bldg, Both 'phones. (191-537

FARM AND RANCH LAND FOR SALE Colorado. 25,000 ACRES GOOD FARM-

ING LAND ON EASY

REAL ESTATE

PAYMENTS Having purchased an exceptionally fine tract of farming land in the Greely (Colo.) district, we offer this in tracts of & sections up to full sections, on very easy terms and at a price that makes this the best investment or home proposition ever offered. offered.
General farming is carried on including corn raising, as this is a low altitude, with an abundance of moisture. Good wells at a depth of from 25 feet to 40 feet. Land close to this selling for \$250 an acre and renting for \$10 an acre. This land will double in value in a few months. Our

regular excursion next Tuesday.

NATIONAL INVESTMENT COMPANY

581-582 Brandels Bldg. Omaha, Neb. (20)-M847 4

85-ACRE Iowa farm, two miles from town, at \$67 per acre; has \$2,500 loan, balance cash. A bargain. Address Y-443, care Bee. (20)—M782 3x Missourt.

CORN LANDS Write for state map, report, sent free, BAZEL J, MEEK, CHILLICOTHE, MO.

Nebraska. 41/2-ACRE FRUIT AND CHICKEN RANCH

at Fort Calhoun, Neb. A good 3-room house, barn, wagon shed, corn crib, granary, chicken bouse, two chicken yards, 300 peach trees, 75 apple trees, cherry and plum trees, 15 acre strawberries, 15 acre raspborries, grapes and other fruit, all young and just beginning to bear. This is a pretty home as well as a profitable one—\$1,300.

H. A. STEVENSON,

Board of Trade Bldg., Omaha. 190 ACRES near good town in eastern Ne-braska; excellent dairy, hog or poultry farm; fair improvements; price, \$65 per acre; \$2,500 cash and balance at 5 per cent. B. E. BIERER & CO., 411 BEE BLDG. (30)—599 4

A SNAPPY SNAP 169 acres 3 miles from county seat; all good land. House, barn, sheds, etc.; flowing well. Level as a floor and first class in all details. Best farm for the money in Nebraska. Price, \$5,000. To show that we have confidence in this farm will sell for \$1,000 down and carry the balance as long as you like. Call, 'phone or

Stringer Investment Company, 438 Bee Building. Omaha, Nel (20)-M(22 2 70 Feet

South front on boulevard by about 70 feet deep, 100 feet east of 30th, between prices of western lands.

B. E. BIERER & CO., 411 Bee bidg. FOR SALE OR TRADE-Nine quarters, located together, fair improvements, black icam soil, clay subsoil, blue stem grass, from level to rough, central Nebraska, stock, alfaifa and grain land, no sand or

rock; 1 mile to good town and railroad; 225 per acre. Graham & Neal, Kearney, Neb. (20)—M818 5x 640 ACRES Kimball county, Nob., tand at \$7 per acre. Will take \$1,200 trade, \$1,600 cash, balance 5 years. Address Y-436, care Bee. (20)—M783 3x

8% ACRES, improved, in Boyd county, Neb., at \$16 per acre; \$6,000 cash, balance easy terms. A fine investment. Chas. B. Wilson, Mondamin, In. (20)—MIM 3x LINDSAY sells alfaifa, corn, wheat and ranch lands. Write him for large list of farins. List nothing but snaps. Lindsay, Wilsonville, Furnas county, Nebraska.

South Dakots.

want to borrow \$5,000 private money on highly improved Omaha income of ample value. Address D-412, Bec. (25) M841 2-

02

investments and will stand closust in-spection Cash or terms. Box 823, Aber-deen, S. D. (20)-M915 M8 North Dakota.

Out THEY GO
On the new C., M. & St. P. Coast Rallway, through Adams county. North Dakota, which is attracting homeseekers to an unexcelled farming country. Sunshine, free coal, pure water, sure crops, a home and profitable occupation for you. Land but \$10 to \$26 an acre row. Easy terms. We have homestead relinquishments for sale. See Wm. H. Brown Co., Haynes or Mott, Nerth Dakota, or 131 LaSalle St., Chicago, 11. Maps free Mention this paper. Or write our Mandan, North Dakota, office.

REAL ESTATE

FARM AND RANCH LAND FOR SALE

South Dakots-Continued.

\$40-ACRE improved farm, Brown county, Bouth Dakots, \$25.00 per acre. Two smaller farms at bargain prices. Sev-eral quarters unimproved and, All fins

FARMS ALONG THE ORIENT.
We also have the Frisco and Rock Island roads. This is your chance to get a farm cheap, where you will be in touch with all the markets. No frests in April. No sultry nights in summer. Our staples are aifairs, corn, cotton and hogs. Improved farms, \$10 to \$20 per acre. Buy now and get the raise. Send stamp for lots of information.

Texas.

FORTUNE AWAITS YOU IN TEXAS

GRANDE." Write for our descriptive list of farm lands in Fexas and Oklahoma. Let us show you how to get results. List your property with us for sale or ex-change. Agents wanted everywhere.

Paul Jones & Co., 708 Locust St., St. Louis, Mo. (20)-785 3x

WANTED TO SELL 187 acres of good land, cheap; easy terms, Address (owner) H. L. Mead, Greybull, Big Horn County, Wyoming. (20)—M681 6x IN PIONEER IRRIGATION DISTRICT. Albany county, Wyoming, one section fine farming land close to ditch; has good-sized lake, at \$10 per acre, \$840 cash, balance long time. Land will soon double in value.

HASTINGS & HEYDEN, Land Dept., Bee Bldg., Omaha, Neb. (20)—

WESTERN LAND, large and small tracts; sale and exchange. National Invt. Co., 582 Brandels Bldg. (20)—808

Miscellaneous.

Farms, Ranches and Pasture Lands. SPECIAL
400 acres two miles west of So. Omable,
\$1.50 per acre. Further information inquire of THE BYRON REED CO., 'Phone
Douglas 297. 212 S. 14th. (21)—M858 3

REAL ESTATE LOANS Wead Bldg., 18th and Farnam. (22)—870 PRIVATE MONEY-NO DELAY.

GARVIN BROS., 1604 FARNAM.

(22)-667

(22)-471 LOWEST RATES-Bemis, Parton Block, (38)-872

Do you want a first class man have the following:

\$ 50 at 6 per cent.
\$ 550 at 6½ per cent.
\$1,000 at 6 per cent.
\$1,200 at 6 per cent.
BEMIS, PAXTON BLOCK.
Doug. 185—Both 'Phones—Al585.

WANTED—City loans and warrants. W. Farnam Smith & Co., 1230 Farnam St. (22)—803 MONEY to lean on improved city property. Hastings & Heyden, 1704 Farnam St. (22)-874

REAL ESTATE WANTED WANTED—Unimproved land or lots. Will give my shares of stock in a reliable industrial corporation for same. Describe what you have and state value. Address F. J. Brown, Rogers Park, Ill. (23)—M712 5x

WANTED TO BUY-6 or 7-room cottage, not to exceed \$2,000, near car line, terms eash. Address F-481, care Bee. (33)-M831 4x WANTED TO BUY-Modern house and lot for \$3,000 apot cash. What have you be ofter. Address F-54 care Bee. (23)-095 2x

INFORMATION wanted from owners re-garding house and lot or good farm for sale. Price must be reasonable. William M. Ross. 1423 East Virginia, Kansas City, Mo. (231-728 28)

WANT to berrow \$3.00 at 5 per cent on Omaha real estate worth \$12.00 Address W 408, care Bee. City M171 2 I WANT PRIVATE LOAN

GEORGE E. MARSH, Arapahoe, Okl. (20)—M857 3x

TEXAS LANDS—How to get them. Send \$1.00 to R C. Lomax, Austin, Texas for copyof Texas Land Law and instructions how to buy. I was for ten years chief of land department state treasurer's office. Know the lands, when they come on the market, how to get them for my clients. Reference: Austin National bank, Austin, Texas. Best lands to be sold next three months. Fees reasonable.

"DOWN BY THE RIO

Washington.

FOR SALE—63 acres pine timber in Wenat-chee valley, central Washington, choice opportunity for small company to manu-facture lumber and fruit boxes. For in-formation, address P. Sayder, 1746, 1883 3x 3d St., Davenport, Ia. (20)—M Wyoming.

REAL ESTATE FOR RENT

MONEY TO LOAN-On improved city property; building loans a specialty; no delay.

W. H. Thomas, 503 1st Nat'l Bk. Bidg.

(22)-M741 All

Nebraska farms and good business property in Omaha.

ALFRED C. KENNEDY.

D9 First National Bank Building. Telaphone Douglas 722.

WANTED,
CHOICE FARM AND CITY LOANS.
We want good loans on farm or city property in amounts from \$600 up. We buy purchase money mortgages.

As we wish to buy these loans ourselves, payment will be made for them as soon as they are approved.

PETERS TRUST COMPANY,
New York Life Bidg., Omaha, Neb.

(21)—

O'Keefe R. E. Co., 1001 N. K. hife Bidg. (20)—508 PRIVATE MONBY—CASH ON MAND NO DELAY, J. H. MPPHEM NAT. BANK BLDG. TEL IN

MONEY TO LOAN-Payne Investment Co

WANTED-City loans. Peters Trust Co. (22)-873

WANT TO BUY-Good 6-room house; must be a snap for cash. Miss Harrison, 207 Douglas. (25)—M830 5x

WANTED-To buy a modern home for cash, 8 or 9 rooms. Address S. M., Omaha, care Gen Del. (25)-M856 3

WANT to buy some rental property or cottage or acreage near Omaha from party who will take an electric automobile as part payment and balance on time. Address H 62 care of Bee. (25)—M888 5 WANTED-TO BORROW

HAVE got the choicest farm lands and homesteads in South Dakota information if takes but an extra stroke or two of the par to mention the fact that you saw the sd in The Bee.

(20)-M295 M27x