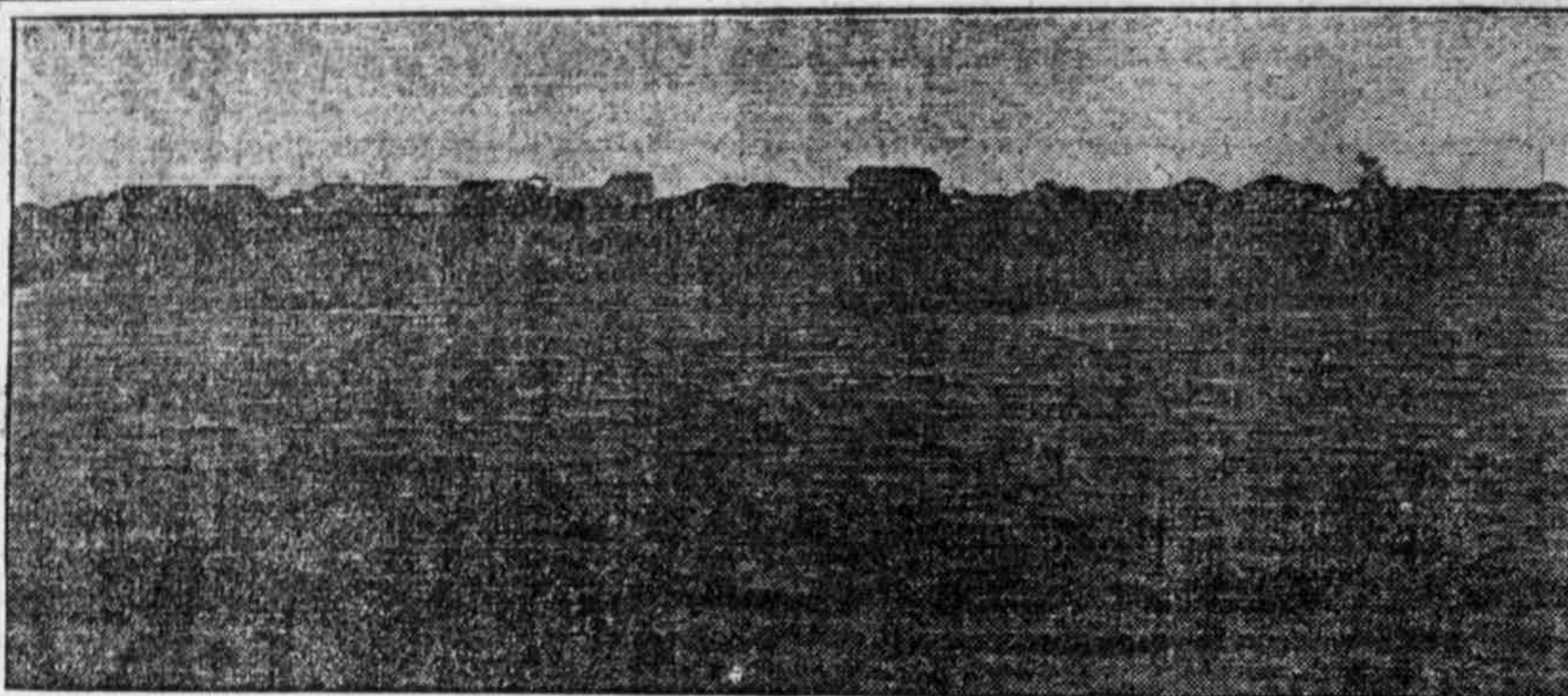


Irrigation Farming Pays

Mild and Equable Climate; Dry; No Excessive Temperatures Healthful



Main Gravity Canal of San Benito Land & Water Co.

Soil as Rich as Famous Nile Delta Many Feet in Depth

At San Benito, Texas

Where there are twelve months of growing season each year, where products of superior quality may be grown any month in the year and marketed at a time when they bring the Highest Price; where the soil is many feet deep and as rich as can be found in America; where water for irrigation is plentiful, guaranteed by the 31,000 acre feet storage capacity of the great San Benito Gravity Canal; where the farmer absolutely controls the amount of moisture his crops shall have.

Under the favorable climatic and soil conditions of the San Benito Tract a larger variety of crops may be grown than in any other section of the United States.

San Benito's canal is the largest in the state of Texas, the only GRAVITY Canal in the Lower Rio Grande Valley; 37 miles long, 250 feet wide, 75 miles of lateral canals already constructed. More building. Main canal NAVIGABLE.

Thousands of Acres of Growing Crops

the United States; in fact, experts tell us there are only two places in the world that surpass the Lower Rio Grande Valley in the production of sugar cane—Hawaii and Java. The sugar cane area of the world is very limited, and farm lands in localities adapted to its production are in great demand. Of the sugar consumed in the United States today more than 50 per cent is imported. You can figure your returns when the crop is planted. The yield here is nearly double that of the famous delta country of the Mississippi because of the extraordinary fertility of our soil and the fact that our cane has full twelve months to mature. We have planters on the San Benito tract who have made more than \$100 per acre on sugar cane. We do not promise that all can make \$100 per acre net, but we do feel sure that there is \$50 per acre net, year after year, in sugar cane in the San Benito tract.

ALFALFA—The area of farm lands in the United States adapted to the raising of alfalfa is limited likewise. Alfalfa requires special conditions of soil and climate and water. These we have at San Benito. Our twelve months of growing season gives us an advantage over the alfalfa raising countries of the North. We cut alfalfa at San Benito from seven to ten times a year and get from three-fourths of a ton to a ton and a half to the acre each cutting.

FORAGE—Sorghum, milo maize and Kaffir corn grow here to perfection. Sorghum sown broadcast yields from three to four tons to the acre per cutting and may be cut from three to six times a year. There is a steady demand for all raised.

COTTON—Our early planting season and an assurance of plenty of water when needed places the Lower Rio Grande Valley among the first in the production of cotton. We plant in March and mature our crop ahead of the boll

SUGAR CANE—Sugar cane, alfalfa, cotton and corn are the staple crops of the Rio Grande Delta. There is no better sugar cane region in

weevil. A bale to the acre is a safe and conservative estimate of the yield to expect. Cotton planters who have been accustomed to seeing their crop flooded by rain and baked by the sun should investigate cotton at San Benito, where we "control our rainfall." Plentiful supply of Mexican laborers available during cotton picking season.

TRUCK—This is the winter garden of the Nation. We get our truck products on the market at a time when no other part of the United States can supply the demand, consequently get the very top prices. Cabbages, onions, cauliflower, beans, okra, tomatoes, peppers, potatoes, egg-plant, melons and all kinds of truck grow to perfection here, and find a ready market. Planters are now shipping winter cabbages in car load lots at \$35 per ton.

There is no better country in the world for the raising of the famous Bermuda and Crystal Wax onions than the delta of the Rio Grande. The yields are phenomenal. Our soil is especially adapted to the raising of onions; our immense water system guarantees water when they need it; we are located on the main line of the St. Louis, Brownsville & Mexico Railway, and can ship promptly; we have an abundant and efficient supply of cheap labor to take care of the heavy work of transplanting, cultivation, harvesting, crating and shipping. Our crop is ready for the market **AHEAD OF ANY OTHER SECTION OF THE UNITED STATES, INSURING THE HIGHEST PRICE.**

CORN—We do not get the corn yield of the Northern corn States here in the delta of the Rio Grande, but we get two crops a year, the two crops making about seventy bushels per acre. The price is steady and there is a good local demand for all corn raised. The price remains in the neighborhood of \$1.00 per bushel.

ORANGES—San Benito is within a few miles of the southernmost point in the United States. Expert reports show soil and climatic conditions to be most FAVORABLE to citrus fruit culture. Annual mean temperature for past seventeen years 72.8.

Choice land on reasonable terms; one-third cash, balance 5 equal annual payments, 6 per cent

THE CITY OF SAN BENITO

Was not on the map two years ago. Today it is the largest of the new towns in the Lower Rio Grande Valley. Its 1,600 (actual census) population is making rapid strides toward the 2,000 mark. More than 3,000 people from the San Benito tract do their trading at San Benito. San Benito is populated with people who have been accustomed to the best the old settled regions of the north could afford. They have pushed improvements here. The result is that San Benito has grown with remarkable rapidity, has added improvements and conveniences found in few towns in America twice its age. San Benito HAS a city water and lighting system, ce-

ment sidewalks, good schools, churches, business houses and residences. Many new and handsome buildings in course of construction. Bonds have been voted for a \$25,000 brick school building.

The building of the San Benito Interurban Railroad will center business at San Benito, making it one of the most important cities in Southwest Texas. A third addition to the townsite has just been added. Lots, including cement sidewalks and curbing on reasonable terms: One-third cash, balance in one, two and three years at 6 per cent.

For a WINTER HOME there is no more desirable location in America than San Benito. Its climate is mild and healthful. The Arroyo Colorado, a salt water, sea level ARM OF THE GULF OF MEXICO, lying within three miles of town affords fine BOATING, FISHING AND BATHING. San Benito's great canal running through the center of town is equal to a lake for BOATING, FISHING AND DUCK SHOOTING. Deer and other Game abound in the surrounding country.

Send Coupon for Illustrated Booklet

San Benito Land & Water Co.,
Box B, San Benito, Texas.

Gentlemen: Please send, without incurring any obligation to me, your illustrated booklet containing full information of your irrigated land.

Name
P. O.
R. F. D. State.....

San Benito Land & Water Co.,
ALBA HEYWOOD, President
San Benito, Texas

Preliminary work has been started on an Interurban Railway System which will cover the San Benito tract. Gasoline motor cars to be used for passengers, express and mail. Heavy products in car load lots will be handled by standard steam equipment. No region will be better equipped for transportation than San Benito. Farmers can load products in their fields and ship direct to northern markets.