

FOR SALE—REAL ESTATE. FOR SALE—REAL ESTATE.

Do You Want a Good Farm or Are You Interested in Grazing and Ranch Land?

The lands given below are only a few, selected from a long list of farms, grazing and ranch lands in the different counties of the state. Nebraska lands have increased in value from 5 to 25 per cent within the last year, and we look for even a greater increase in the next 12 months, especially in the Great Platte Valley where farmers and investors realize such great returns from even small investments. Read each description carefully, and if you don't see what you want, write us—we have it. Railroad fare refunded to purchasers.

PAYNE INVESTMENT CO., Main Floor N. Y. Life Building, Omaha. "The Alfalfa Land Men."

DON'T WORRY

About building, for you can Buy a New House All ready to move into, built better than you would build it and BUILT FOR A HOME.

One on west Harney St., excellent location, lower floor has hall, front and back parlor, dining room, kitchen, pantry and refrigerator room; second floor has three bedrooms besides an alcove room and bath; third floor attic; cellar cemented. Can probably be bought on a payment of one fifth cash and one fifth each year. Price only \$4,750.

One of six rooms near Sherman Flats, all modern except furnace, paving all paid, desirable location. Price \$2,500.

One of seven rooms with five acres of ground, choice location, slightly and fine, about three acres in fruit; good barn, chicken house, city water, cistern. Cheap at \$4,500. W. FARNAM SMITH & CO. 1820 Farnam Street.

SPECIAL OFFERS. Ala., Cherokee co., 1,000 a. and impts.; 750 a. timber, 20 a. cultivated; fine fruit land. Cal., n. e. of Santa Barbara, 25 a. suitable for big lots.

Desirable residences for sale. \$12,500—10-room, modern brick and stone residence, lot 19x125 feet, on 10th and 11th streets, near Washington Place, near Brownell Hill. \$10,000—11-room, modern brick house, lot 18x125 feet, on 10th and 11th streets, near Washington Place, near Brownell Hill.

Property near high school. \$1,500—6-room cottage, on Webster st. between 17th and 18th sts., building on rear of lot now rents for \$10 per year. \$2,000—6-room cottage, on Webster st. between 17th and 18th sts., building on rear of lot now rents for \$10 per year.

W. H. GATES. 617 N. Y. Life. Phone 154. 4500—5-room cottage, 2 blocks from car line, not far out.

Investments. 2 houses, rental \$200 yearly; \$4,000. 2 houses, rental \$120 yearly; \$5,000. 3 stores, 3 flats, rental \$1,100 yearly; \$7,000. 2-story brick house, rental \$100; \$2,500. 2-story brick house, rental \$100; \$2,500.

FARM AND RANCH LANDS. Nebraska, Kansas, Colorado and Wyoming. 50c to \$2 per acre for ranches. \$3 to \$12 for good farm lands. One-tenth cash. Write for particulars to B. A. McALLASTER, Land Commissioner, Union Pacific R. R. OMAHA, NEBRASKA.

Beautiful 5-room brick residence on West Farnam motor line, modern except furnace, tub, shower, etc.; \$12,000. 2-story brick house, rental \$100; \$2,500. 2-story brick house, rental \$100; \$2,500.

EVERY MAN IN OMAHA SHOULD OWN A HOME.

BY WATCHING THE REAL ESTATE ADS. YOU CAN FIND ONE AT A BARGAIN.

D. V. SHOLES COMPANY.

TELEPHONE 49, N. Y. LIFE BLDG. IMPROVED

- 450—Four rooms, 7x12 1/2 feet, east front, on 28th between Boyd and Sprague. 700—40th N. 5th, 7x12 1/2 feet, three rooms, two barns, horse and pheasant, spring wagon, 25 thoroughbred Plymouth Rock chickens, and garden, with lease on 2 1/2 acres. 600—1 room, 8x10 Parker, lot 6x12 1/2, corner. 550—327 Grand, 5 rooms, lot 50x125, high and slightly. 1115—17th S. 5th, 3 rooms, good repair, 67 feet front. 800—213 Castellar, 8 rooms, lot 50x125, fine trees. 1500—213 Howe st., large two-story, 7 rooms, sewer, water, gas, being put in good repair. \$2,400. 250—320 Seward, 7 rooms, sewer, water, gas, lot 48x127. 1200—708 E. 24th, 5 rooms, modern except furnace, lot 50x125. 1200—1200 E. 24th, 5 rooms, modern, fine trees. 1500—1543 B. 27th, 8x10 1/2, 7 rooms, modern, fine trees. 1500—1286 Georgia ave., 5 rooms, all modern, fine repair. CHOICE. 1500—1286 Georgia ave., 5 rooms, all modern, fine repair. CHOICE. 1500—1286 Georgia ave., 5 rooms, all modern, fine repair. CHOICE. 1500—1286 Georgia ave., 5 rooms, all modern, fine repair. CHOICE. 1500—1286 Georgia ave., 5 rooms, all modern, fine repair. CHOICE.

JOHN W. ROBBINS 1802 FARNAM ST. TELEPHONE 529. SPECIAL BARGAINS IN HOUSES.

- \$6,000—9-room modern and barn, east front on Georgia Ave. near Poppleton, SPLENDID HOME AND CHEAP. \$5,500—9-room modern, fine east front lot 55x155, street paved and paid for, in best of west Farnam District. \$4,750—10-room modern and barn, full east front corner, both streets paved, one block from Hanscom park VERY CHEAP. \$3,100—9-room modern and barn, close in. \$3,300—5-room cottage on lot 108x115 feet, on paved street, within 2 blocks of High school, a bargain. \$2,350—7-room modern, except heat, east front on paved street, A NICE CHEAP HOME. \$2,100—8-room modern, Hanscom park district, east front, fine shade, MUST BE SOLD. \$1,800—5-room cottage and full lot on 16th street, south of viaduct. BIG BARGAIN FOR THE MONEY. \$4,000—3-stories and 3 cottages, 13th and Williams; annual rental \$516. Must be sold to close an estate.

F. D. WEAD 124 DOUGLAS. CHEAP BUILDING LOTS

- \$3,000—104x150, corner 28th and Pacific. \$1,500—100x138, Lafayette Ave., near 36th. \$1,050—37x140, 29th St. of Farnam. \$900—62x150, Webster and 38. \$300—50x128, choice south front, Dundee. I HAVE OTHER BARGAINS IN BOTH VACANT AND IMPROVED PROPERTY, IN EVERY PART OF THE CITY. DON'T BUY UNTIL YOU SEE ME. MONEY to loan on city property in Omaha, South Omaha and Council Bluffs. W. H. Thomas, First Nat. Bk. Bldg. RE-69 24

NEW 613 N. Y. LIFE. ERNEST SWEET, Tel. 1472.

REAL ESTATE BARGAINS. House and lot in North 29th street, paving tax all paid. Only \$1,000. This is a great bargain. Full lot and three houses on North 29th street, paving tax all paid. \$1,000. Full lot and 3 houses on North 29th street, newly paved and papered, rented \$600 a year. \$1,000 will buy one of the best residences in Omaha, large house and barn, stone building, north street paved. This is worth investigating. THOMAS BRENNAN, 309 SOUTH 17TH. RE-67 24

F. D. WEAD 124 DOUGLAS. R. C. PETERS & CO.

Ground floor, Bee Bldg. We have a 4-room cottage, with small barn, on a full lot—\$500. 6-room cottage, city water, close to car line—\$600. 7-room, modern cottage at 28th and Decatur, within two blocks of good car line, and block from school, which is closed out at once. We are ordered to accept \$1,000 for this property. 10-room house, modern except furnace, hardwood finish downstairs, two full lots with 400 bushes and 100 trees, besides apple, pear and plum and other ornamentals, street paved, full lot. \$1,400 cash and balance in 5 years. This is well located in Dundee and must be seen to be appreciated. 10-room, modern, hard-wood finished house, oak maple and cherry floors, fine stucco ceilings, newly papered in first-class condition and cement basement under whole house, good barn and 100 trees, street paved and full lot. This house is fire-proof and cost over \$1,000 to build. Owner has been holding at \$4,000, but wants offer at once. Call at our office or phone 988 for full particulars about the above property. RE-31 24

W. H. GATES. 617 N. Y. LIFE. 6-ROOM, ALL MODERN.

6-room house, with furnace, porcelain bath, gas, sewerage, oak finish down stairs, full east front lot on boulevard; no special taxes; owner compelled to make a change and offers the property for quick sale at \$2,800; most complete small home on our list; act quickly if interested. HARRISON & MORTON, Tel. 814. 613 N. Y. Life. RE-1129

W. H. GATES. 617 N. Y. LIFE. 2-ROOM, ALL MODERN.

2-room house, with furnace, porcelain bath, gas, sewerage, oak finish down stairs, full east front lot on boulevard; no special taxes; owner compelled to make a change and offers the property for quick sale at \$2,800; most complete small home on our list; act quickly if interested. HARRISON & MORTON, Tel. 814. 613 N. Y. Life. RE-1129

A FARM IN DAKOTA

On easy payments, small payment down, interest and taxes paid to date. Write to A. Felschusen, 105 N. 67 ave., Omaha. RE-62 24

A DAKOTA SNAP

400 acre stock ranch in Brown county, near Aberdeen, at \$1.50 per acre, will pay half fare to homeseeker, free fare to buy A. Felschusen, 105 N. 67 ave., Omaha. RE-62 24

FOR RENT—HOUSES. BUSINESS CHANCES.

TWO 5-room modern cottages, \$15.00 and \$20.00; one block from car line, near Hanscom park. CHAS. E. WILLIAMSON, 1209 Farnam St. D-29 24

FOR RENT, modern dwelling apartment, 2nd floor, 2 nice office rooms, both in the DeWitt building, opposite city hall. JOHN W. ROBBINS, 1802 FARNAM ST. D-32 24

MODERN 9-room flat near 25th and Farnam, good condition. CHAS. E. WILLIAMSON, 1209 Farnam St. D-40 24

THE ABBOTT-COWAN CO. Phone AM2. 814-Brown Block. WEEKLY BULLETIN OF BUSINESS CHANCES AND INVESTMENTS.

Excursion. We have just what you want in Western Canada. The finest agricultural lands at from \$5 to \$10 an acre.

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