

TIMELY REAL ESTATE GOSSIP

City Property Values Make Sharp Advances During the Week.

HOLDING INSTEAD OF SELLING

This Disposition on Part of Property Owners Makes Sales Slower, but Transfers Will Average \$1,500,000 Monthly.

For the first time in a number of years, many real estate dealers who hold or represent the most desirable vacant property in Omaha are taking the position that more money is to be made in holding Omaha real estate than in selling; there is an indifference as to whether buyers are to be had or not and prices which have remained stationary for years have suddenly taken sharp advances.

With transfers of \$1,300,000 to \$1,500,000 each month a large amount of Omaha property is selling and there is every indication that more advances are to follow. "It is harder to get a buyer and seller to agree than it has been for a long time," says J. H. Dumont of J. H. Dumont & Son, real estate dealers. "Property is advancing and when prices are marked up after becoming well known it is some times difficult to make sales." Harry Tukey, who has made some big deals in property lately, says: "Three pieces of property which I have had an opportunity to sell this week, have been marked up until it will be a little more difficult to make the sales, if indeed they are closed at all. Almost every piece of vacant property which we have on our list has advanced in price during the last month and it is hard to get the better lots in the best residence districts."

Among the investments made by buyers from out in the state during the week, was the sale to F. G. Usher of Fairmont of the George A. Wilcox home, at 1111 Park avenue, by J. H. Dumont & Son for \$6,000. Mr. Usher intends moving his family from Fairmont to Omaha and will make this city his future home. He is a retired farmer and stock raiser whose children are either in school or employed at the Fairmont Creamery company, here.

J. J. Donahue, chief of police, is off the market, having bought a residence of Jamie D. Stowe during the week for \$4,000. Mr. Donahue has been looking at several pieces of property and finally selected this residence, on Thirty-fifth street, between Farnam and Douglas streets.

Dr. C. S. Shepard, who has built and sold a large number of residences during the last two years, sold the new double frame residence at Twentieth and Spencer streets to R. F. Frieche for \$4,000. Mr. Frieche is a grocer at Sixteenth and Locust streets.

William Paxton, Jr., has begun selling a number of residences in the Prairie Park addition, between Twenty-seventh and Twenty-eighth streets on Ames avenue. One of the sales made during the week was a fine residence to E. R. Thresher, manager of the Armour Grain company. Mr. Paxton has greatly improved the property since last fall.

Payne & Botwick will open this week the "Baltimore Park" addition on Frederick street, just over the dividing line between Omaha and South Omaha. The property is among the desirable pieces of vacant residence lots in the north part of South Omaha.

An old residence at Nineteenth and Lake streets has been torn down and the site secured by the Hungarian society of Omaha with a view of erecting a club house.

Improvements in the vicinity of Thirty-first and Lake streets, which have been in a way retarded because of the brick kilns near, can now proceed, if the smoke from the yards in any way interfered. The Smith Brick company has secured additional property and besides enlarging the kilns will erect a smoke stack costing \$10,000. This will make the kilns as small an offender because of smoke as the ordinary residence or store building.

No part of the city is making more attractive improvements or seeing more rapid changes than along Florence boulevard, which has been quiet for a number of years. T. F. Stroud has just completed a beautiful home and is now landscaping the grounds. His lots are 200 feet on the boulevard and about 400 feet in depth, well covered with natural forest trees. The property compares favorably with the Home Miller home, which has long been the most attractive on the boulevard.

Harry Tavender, who recently sold his residence to W. H. Dilworth of the Burlington legal department, has bought a lot on the Florence boulevard north of Ames avenue and will begin at once the erection of a large bungalow. Mr. Tavender's lot is a part of the large tract known as "Kierstead's park," which is one of the breathing spots in the city, overlooking the new Carter park and the Missouri river. It will eventually become the site of many beautiful homes.

Opposite the Home Miller residence to the west Harrison & Morton are erecting a large modern residence on lots seventy-eight feet in front with a depth varying from 100 to 200 feet. It overlooks the Miller private park.

The property owners on Florence boulevard have shown a liberality in putting down a cement sidewalk six feet in width instead of the usual width of four or five feet. It is proposed to extend this walk north past the Stroud home, and at least as far as Fort street. This will make the boulevard about as popular with those taking walks as it is with the drivers of carriages and automobiles.

Many Want to Buy Fink House

Numerous Offers for Old Grossman Corner, but Finks Will Not Sell.

Five buyers want the northwest corner of Seventeenth and Douglas streets, and will pay more than the property is worth to get it, but the owners will not sign a deed.

The property belongs to Mr. and Mrs. Robert C. Fink and is involved in some way by the decree of the court in granting divorce and alimony to Mrs. Fink. Mr. Fink, it is said, will not sign the deed, though Mrs. Fink is disposed to sell the property.

The Fink residence—the old Grossman place—is on corner opposite the Brandeis building; it will be directly across the street from the new Brandeis theater. Above it are four residences which it is

50 Per Ct.—A Good Profit!

50 per cent is exactly what can be made by taking advantage of our great half-price alteration sale. On account of the rebuilding of the store we are compelled to be about idle for a couple of months. With our complete spring and summer stock on hand we prefer to make a big sacrifice and will sell everything at half price. We again call the buying public's attention to the prices we quote on diamonds in different settings; no such prices were ever known before:

- Diamond Ring, Tiffany setting, 11-8 karat.....\$195
- Diamond ring, Tiffany setting, 3-4 karat..... 135
- Diamond ring, Tiffany setting, 5-8x1-64 karat..... 95
- Diamond ring, Tiffany setting, 3-8x1-32 karat..... 50
- Diamond ring, Tiffany setting, 3-8x1-32 karat..... 45
- Diamond ring, Tiffany setting, 1-8x1-16 karat..... 29

Links for Gentlemen

- Nifty patterns, die work, with real diamonds in links, reg. price, \$12, now.....\$6
- Elaborate patterns, die work, with real diamonds in links, reg. price \$18, now.....\$9
- Rose finish, with genuine chip diamonds in colored gold, reg. price, \$6.50, now.....\$3.25

Brooches or Pendants

- Beautiful enamel effects, real diamonds, reg. price, \$28, now.....\$14
- Pearl clusters, real diamond, reg. price, \$15, now.....\$7.50
- Large massive effects, real diamonds, reg. price, \$40, now.....\$20
- Enamel brooches, pearls and diamonds, reg. price, \$50, now.....\$25

Solid Gold Jewelry cut in two Solid Gold Signet Rings

- Gentleman's extra heavy, \$8.00, now.....\$4.00
- Gentleman's perfectly plain or Roman finish, \$7.00, now.....\$3.50
- Gentleman's flower design, \$7.50, now.....\$3.75

Solid Gold Cuff Buttons and Links

- One pair, with diamonds, \$5.00, now.....\$2.50
- One pair, Roman finish, assorted designs, \$3.50, now.....\$1.75
- One pair, Roman finish, plain, for monogram, \$4.50, now.....\$2.25

Solid Gold Scarf Pins

- Roman finish, for monogram, \$2.00, now.....\$1.00
- Genuine opal, swell mounting, \$3.75, now.....\$1.87

Sterling Silver Flat Ware

- Cream ladles, regular price, \$2.50, sale price.....\$1.25
- Sugar shells, regular price \$2.00, sale price.....\$1.00
- Pickle forks, regular price, \$2.25, sale price.....\$1.13
- Half dozen teaspoons, regular price, \$6.50, sale price.....\$3.25

Roger Bros.' 1847 Flat Ware

- Berry spoons, regular price \$2.00, sale price.....\$1.00
- Fruit knives, regular price \$2.25, sale price.....\$1.13
- Cream ladles, regular price \$1.50, sale price......75c
- Butter knives and sugar shells, regular price, \$2.25, sale price.....\$1.13
- Half dozen teaspoons, regular price \$2.00, sale price.....\$1.00
- Half dozen desert spoons, regular price, \$3.50, sale price.....\$1.75
- Half dozen tablespoons, regular price, \$4.00, sale price.....\$2.00

Rich Cut Glass

- Half dozen tumblers, regular price, \$8.50, sale price.....\$4.25
- Two-gallon punch bowls, with twelve glasses, regular price, \$64.50, sale price.....\$37.25
- Whisky decanter and six glasses, regular price \$25, sale price.....\$12.50

As this is our new, up-to-date and modern spring and summer stock, we are selling it at half price, you have an almost endless variety and all the latest patterns to select from. Everything is marked in plain figures and the price is absolutely cut in half. The sale goes on every day until the builders compels us to discontinue by disarranging windows, entrance and whole front completely.

AT THE SIGN OF THE CROWN



115 South 16th Street, Opposite the Boston Store.



Men's Oxfords

Our new Oxfords comprises every good feature in Oxford making that the best American shoemakers can attain. Patent coil, kid or gun metal leathers, blucher cut or new buckle effects. Choice lasts if you prefer.

\$3.50, \$4.00 and \$5.00

They're Oxford perfection and the man we fit with Oxfords never has that "all feet" feeling that goes with the wrong shoe.

FRY SHOE CO.,

THE SHOEERS
16th and Douglas Sts.

This Is Oxford Time

April to most people means the leaving off of heavy winter shoes and the donning of light weight footwear—oxfords.

Although styles in general may be the same in all stores, yet here one will find an assortment complete in every respect.

Our Oxfords For Women Priced at \$3.00

are attracting attention on account of their high value. These shoes have all the style and appearance of higher priced shoes. We have them in patent coil, gun metal calf, vici kid, turned and welt soles. Your money refunded if you do not find them satisfactory.

Write for our new spring catalogue.

Drexel Shoe Co.
1419 Farnam Street

HAYDEN'S YOUR SPRING SUIT IS HERE HAYDEN'S

IT is easy to make satisfactory selection from the tremendous assortment of new spring styles, fabrics and patterns.

Hart, Schaffner & Marx

have made for us this season the greatest line of ready-to-wear clothes it has ever been our pleasure to offer.

Just enough different in style to be distinctive, enough different in quality of fabric and workmanship to be the best. Varied enough in style, fabric, coloring and pattern to insure the most particular dresser satisfactory selection, and worth more than the price.

- Suits in fancies, black or blue.....\$18.00 to \$35.00
- Overcoats, Top Coats and Rain Coats.....\$15.00 to \$30.00

Several Other Well Known Dependable Makes

Shown in complete assortment of the newest spring styles, fabrics and colorings; every garment backed by our personal guarantee of satisfaction to you...\$7.50, \$10.00, \$12.50 to \$25.00

"MARVEL SUITS" at \$15.00 are certainly creating a sensation among clothes buyers in Omaha. They're made of all wool or silk mixed worsteds, in delightful assortment of clever new styles, artistically hand tailored, silk lined—have all the quality, style and fit of the ordinary \$25.00 suit, in fact are sold in many stores at this price; we're making them leaders this week **\$15**

Young Men's Suits, including the celebrated University clothes, distinctive style ideas, built and finished in a manner to delight the most fastidious young fellows—the nobbiest line ever shown in Omaha—on sale Monday at.....\$7.50 to \$22.50

Boys' Knee Pant Suits—You have here a splendid assortment of the very best makes to select from, the choicest line of styles and values ever shown in Omaha or the west; on sale at.....\$1.50 to \$8.50 See the special values Monday at.....\$2.95

Samples of Men's Suits sent free to out-of-town customers upon request. Write today.

HAYDEN'S TRY HERE FIRST, IT PAYS HAYDEN'S

THE RELIABLE STORE

THE RELIABLE STORE



New Spring Blocks in the John B. Stetson Hats— at.....\$3.50 to \$6.00

A. COHN

2200 CUMING ST. TEL. DOUG. 5585.
ESTABLISHED 1898.

Oldest Dealer in Nebraska of Paper Stock

We pay the following prices for paper stock:
Clean Scrap Paper, per 100 lbs..... 25c
Magazines and Books..... 50c
Writing and Ledger Books..... \$1.00
Will not call for orders for less than 100 pounds.

Realty Bargains

Find them every day by watching the announcements in THE BEE'S Want Ad Columns.

Home Of The Living Music Box

"Living Music Box" is the trade marked name for Geisler's sweet voiced, prettily plumed CANARY BIRDS, (U. S. Patent No. 3088). Bewitching, finely bred little songsters that bring joy and cheer to any household. Each beautiful CANARIE will drive depression from the most morose—they sing day or night. Have one about your home; live within the sound of continual warbling, trilling and singing.

GUARANTEED SINGERS AT \$5
With trademark on wings and cage.

MAX GEISLER BIRD CO.
1617 Farnam Street.

It is printer's ink that keeps the smoke in most business men's chimneys.

You can buy printers ink by the barrel, but it's the way you use it, that counts. You may spend all kinds of money for your catalogue, booklet, or newspaper advertising and then spoil it all by lack of illustration.

You can trust the most complete engraving house in the West to do it right.

Baker Bros. Engraving Co.
BARKER BLOCK, OMAHA PHONE DOUGLAS 2523

ELKS WILL OBSERVE SUNDAY

Will Not Hold Fair on Sabbath—No Drink Any Day Stronger Than Coffee.

The Elks' fair will be closed on Sunday. The doors of the Auditorium will be locked at midnight tonight, but will be reopened at noon Monday, the fair to continue all next week. While signs in the Auditorium enjoin visitors to "eat, drink and be merry," nothing stronger than coffee is permitted.

HACKMEN HAVE THEIR SAY

Complain that Rigid Rules of Union Depot Company Restrict Their Business.

Omaha hackmen say the stringent rules of the Union Depot company are responsible for the small number of carriages being kept at Union station. They say the men are not allowed in the depots, nor are the carriages permitted to stand in front of the station or on the company's land north of the station.

Charles Ware, superintendent of the Nebraska division of the Union Pacific, says that only such rules are enforced as are necessary and that the men are not barred from the station, but simply are not permitted to solicit in the depot.

"If we permitted these men to leave their hacks standing in front of the station, they would be in the way of carriages driving up to the station," said Mr. Ware. "We have passed no rules to shut these people out, but, on the other hand, have done what we could for them. We have a switch with a red light which the red caps use to call a carriage whenever anyone wants one."

SEE UNION PACIFIC'S BLOCK SIGNAL EXHIBIT AT ELK'S FAIR, AUDITORIUM

and Remember That Careful, Particular, Busy People Use Our Line for SAFETY-SERVICE-SPEED

The Ideal Travel Combination

DINING CAR MEALS AND SERVICE

"Best in the World"

City Ticket Office: 1324 Farnam St., Omaha, Neb.
PHONES: Bell, Doug., 1828, and Ind., A-3231