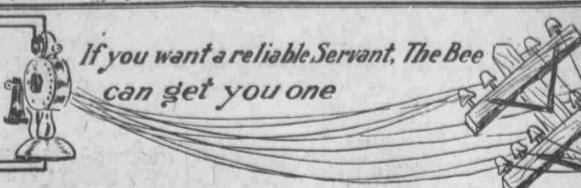
If you have a room to rent, The Bee

If you pay rent on a telephone it will be satisfactory for you to phone in your ads to our Want Ad Department.

Call Douglas 238



### Excellent Home

Eight rooms, never occupied except by owner, who has left city; half block For key Sunday 'phone Harney 5134.

O'KEEFE REAL ESTATE CO. 1002-3-4 N. Y. Life. Doug. or A-2152.\* NOTICE-A BARGAIN

8-room strictly modern house in one of the best locations in the city. Call at 21 W. B'way, Council Bluffs. C. SUNDEL & CO. Room G. N. Y. tractor and Builder; specializes on Bungalows and Cottages. Estimates furnished. PRAIRIE PARK High grade and artistic houses, ance monthly. Paxton Real Estate company, owner.

OWNER MUST SELL AT ONCE—3-room strictly modern house, near Hanscom park, sacrificed for \$3,209. Terms. Address W. 100, Bec.

### BRICK BUILDING FOR SALE TO BE WRECKED

Church building, north side Capitol Ave., between 12th and 13th Sts., to be removed. Submit bids.

George & Co., 1601 Farnam St. W. O. JENSEN builds homes right; plans urnished. Res., 2721 Spaulding. Web. 1989. 8 ROOMS STRICTLY MODERN Lot 75x121; electric lighted garage, west part of city, on Farnam car line. \$4.500. Good terms.

7 ROOMS, NEW, MODERN Large east front lot, house finely arranged, yard sodded, concrete walks, paved streets. Forced sale, Can make a very low price.

NOWATA LAND & LOT CO.,
Suite 624 N. Y. Life Bidg. Phone Red 1999.

MUST SELL 2829 DECATUR Owner desires to offer this 7-room house, suitable for two small families, has city water, barn and lot 80x127 feet.

The price is \$1,600-\$500 cash, but we want an offer.

GARVIN BROS., 318 N. Y. Life, 'Phone Douglas 952.\*

5-room cottage, \$1,350; \$150 cash, balance t-room cottage, \$1,200. cottage, new, \$2,350; -room cottage, 2 large lots, \$1,950.
-room cottage, 2 large lots, \$1,290 terms.
-room house, Hanscom park, \$4,000.

Ther residences at all prices.
HUFFMAN, 318 Neville Bidg.

MUST BE SOLD AT ONCE, One of Dundee's finest homes; has every improvement, with large garage; 3 large lots coverce with fruit; price reduced from \$10,000 to \$8,000 if sold at once; one-half

THOS. W. HAZEN, 106 S. 16th. Phone D. 1300.\*

AT NO. 3509 SHERMAN AVENUE You will find the most complete 5-room, strictly modern, new house in Omaha, on paved street, large lot, cement walks, fine shade. Cheap at \$4,500, cash or terms. Act quick on this or you will loose out. Open from 2 to 4 today, W. O. Jensen, Residence 2721 Spaulding St., Phone Webster 3989.\*

New, 6 or 7 rooms, up to the minute, best of locations. You can get special terms, UNDERHILL & HORN, OWNERS, 231 Board of Trade. D. 2216, H. 2177.\*

# 215x165, \$43,000

# Harrison & Morton

### PARM AND RANCH LAND FOR SALE

Arknusss.

HOMESEEKERS, LISTEN-What I found in northwest Arkansas is what you are looking for-prairie and timber, clirate, nealth, water, fuel, no negroes, maguitoes or saloons. All questions answered. Address J. Oswalt, Gravette, Ark.

TELKWA, British Columbia. The coming city, the metropolis of the famous Bulkley Valley. Cheap lots now for sale. Large profits for the investor when the Grand Trunk Railway is finished. Write for information. North Coast Land Co., Vancouver, B. C.\*

The Canadian Pacific makes it easy for you to own a big farm in the irrigated section of the Bow River valley of Southern Alberta or the nonirrigated section of the Saskatchewan River valley in Central Alberta. We'll break and develop your land it less than you could yourself. Hundreds have paid for their homes in these sunny ralleys out of first crops. Get a home here on only SMALL PAYMENTS DOWN—PAY BALANCE OUT OF YOUR CROPS.

"NO CROPS—NO PAY." For FREE descriptive books write

IN S. DENNIS, Asst. to 2d Vice Pres CANADIAN PACIFIC RAILWAY, Colonization Dept., 287 9th Ave. Colonization Dept., 287 9th Ave West Calgary, Alberta, Canada Colifornia.

FOR SALE-6,240 acres land near Han-lord Kings county, California; one mile from Guernsey Station on the Sante Fe railroad; best alfalfa, beet and fruit land; abundance of ditch water for irrigation; about 1,000 acres now planted to alfalfa; and rents at \$10 per acre. PACIFIC LAND LOMPANY, 317 Pacific Electric Bidg., Los Angeles, Cal.

MR. FARMER OR INVESTOR CONSIDER THIS-Improved farm in Morgan county of 100 acres level land, 12 miles from town; 50 acres broke out and under ditch. Water for the whole paid for and your crops are sure. You have the rain when you want it. Only 19 feet to water. Will grow wheat, corn, alfaifa, beets, oats or anything. Cement block house. All fenced. Price \$27,50 per acre. Terms half cash. Address, The First State Bank, Wiggins, Colo. FOR SALE-In Logan County, Colorado,

tiear a rapidly growing county seat, with a population of 4,000, division for two Trunk Lines of Raifroad, 142 acres of well improved irrigated land with good water rights. Furchaser can make 33% per cent on the investment on the investment.

Also, 100 acres near same town. Land adjoining is paying \$15.00 per acre cash rent. Good water rights. Will sell at a bargain. Also fine stock ranch, 800 acres in north Lincoln county, Nebraska, 200 acres in cultivation, cuts 200 tons wild hay. Eight acres aifalfa. Cheap for cash. Address, Postoffice drawer No. 38, Fairbury, Neb.\*

GARDEN HOMES IN SUNNY COLORADO—With water guaranteed for all
time. We own 16,000 acres within five
miles of Pueblo, now ready for the plow,
in tracts of 16 to 160 acres. Alfalfa, wheat,
oats, barley, sugar beets, potatoes, cantaloupes, all kinds of fruits and berries
are grown here in abundance. Excessive
demand for poultry and honey from this
district. On five transcontinental railroads, good markets and shipping facilities,
Finest climate in the world. Good schools
and churches. Our selling plan is the best.
The terms are all you could ask for. Write
for illustrated booklet, map, terms of sale
and particulars relative to transportation.
THE TELLER RESERVOIR & IRRIGATION CO., 601 M. North Santa Fe Ave.,
Pueblo, Colo.\*

FOR SALE—Greatest Bargains in Eastern Colorado. Two sections fine farming land, Lincoln county, only \$5.50 acre, also five sections improved and fenced, first-class farming land, near R. R. town, \$6 acre. Terms. R. Bettesworth, Cedar Rapids, Ia.\*

WRITE FOR ILLUSTRATED BOOK ABOUT COLORADO.
Fruit, Garden and Poultry. Tracts adjoining Denver, under the Antero Irrigation system. The best, surest and safest investment on the market. Denver is the best market in the world.

5-10 AND 20 ACRE TRACTS
SOLD ON THE EASY PAYMENT PLAN Will pay for themselves in a few years.
\$200,000 worth sold in the last 6 months. We give you the names of 100 who have bought, for reference. Endorsed by the Governor. Refer to local banks. Altura Farms, 210 Ideal Bidg., Denver, Colo.\*

FOR SALE-160 acres, fenced, good soil, near Haxtun, Colo. 80 acres in winter wheat, price \$2,880. Incumbrance, \$800. Ad-dress Y-167, Bec.\*

THIRTY THOUSAND ACRES Of the most fertile agricultural land in eastern Colorado, unimproved land from \$5 to \$12 per acre; improved, from \$10 to \$25 per acre. Why rent when one crop of wheat, corn, oats, harley or cane will pay for your land the first year. \$20-acre homesteads; also relinquishments. For further information address The Akron Land Co., Akron. Colo. Agents wanted.

Akron, Colo. Agents wanted. COLORADO LANDS Alfalfa, corn, wheat, flax, rich soll plenty of water. We are selling these new lands for \$10 to \$15 an acre. Easy terms. Special excursions; special rates.

FRUIT AND FARM LANDS IN SUNNY SOUTHERN IDAHO.

Best and cheapest irrigated land in the west; write for prices and descriptive literature; a town of two years and 2,500 population; a part of the biggest irrigated project on earth. Lyman G. Taylor, Gooding, Idaho.

WE own 40,000 acres of the richest land in "The garden spot of the northwest," which we are seiling on easy terms at much less than actual value. Only 10 acres of this fertile irrigated fruit land planted in trees in a few years will assure you an annual income of \$2,000 to \$8,000. It costs nothing to investigate. Why not call or send for information, prices, terms, etc? BITTER ROOT VALLEY IRRIGATION CO., 100 Washington St., Chicago.

Three Fine Iowa Farms for Sale or Rent

One 205-acre farm in Madison county; 100 acres can be put in corn. One 160-acre farm in Madison county, for grain and stock, all hog-tight, half can be put in corn. 200-acre farm in Cass county, all in grass; all can be put in corn if desired. All well improved. Write or call

Irrigated Farm Land Co., 509 Youngerman Bldg., Des Moines, Ia.

12-ACRE FRUIT FARM
adjoining Council Bluffs; rich garden land,
nearly all bearing fruit; good new house,
barn, water works, long frontage on suburban street, which is rapidly building up
with nice houses. This place has paid the
owner about \$7,000 in last 4 years and is
in condition to do better the next 4. It
is cheap at the price of \$3,500,
MGEE REAL ESTATE CO.,
14 Pearl St., Council Bluffs.\*

80-ACRE IOWA FARM, POSSESSION AT ONCE. A BARGAIN FOR SOMEONE. 80 acres, 40 miles from Des Moines, deep rich soil, almost new 7-room house, fair outbuildings, some fruit; will seil at a bargain if taken before March I; would take small property as part pay; see ins at once. Joshua Jester & Son., 201-12 C. C. Bank Bidg., Des Moines, la.

THERE ARE NO PRETTIER
20-acre tracts than this one, 4 miles of
Council Bluffs; just slope enough for good
drainage; protected on north and west by
hills; on main road; 5-room house, barn
and about one acre bearing fruit.

Price, 34.700.

M'GEE REAL ESTATE CO.
14 Pearl St., Council Bluffs.\*

Iown-Continued.

BIG BARGAIN.

132-acre farm in Humboldt county, Iowa, 2% miles from thriving town. The hairs of this farm wishing to settle up, the estate is offering this farm at the remarkable low price of \$15 per acre; it's worth 100 an acre. See

(ANGUESTAL, 40) Res Plans.

Mich.: SALE Fruit, grain and poultry farms around Bangor, Van Buren county, Mich.: 3 hours from Chicago by boat or rail; easy payments. Free fares to buyers, acre. See GANGESTAD, 401 Bee Bldg."

REMEMBER WE HAVE BEEN ESTAB-LISHED SINCE 1887.
We still have a large list of lowa farms of all sizes; call and see or write and tell us the kind and size of a farm you desire to buy, as we are confident we can suit you, as we are listing new farms every day. S. F. Frick Land Co., 218 Clapp Block, Des Moines, Ia.

240 ACRES, 13 miles from Des Moines, Polk Co., 7-room house, barn 32x40 and other outbuildings; 60 acres in fail wheat, 65 for oals, 50 for corn, balance pasture; rented for 1915 for half. Price, \$75 per acre; \$4,000 down, balance to suit. The Wilson Land and Investment Co., 411-12-14 L. & T. Bldg., Des Moines, Ia.

GOOD LAND CHEAP. Section of land in western Neb., at \$4.50 per acre, \$1,767 cash; balance seven years' time.

160 ACRES, about 14 miles of Des Moines, two miles of good town in Warren Co., all farm land, fine soil, well fenced, mostly hog tight, new 9-room house, good barn, large cattle sheds, other good buildings. Price, \$155 per acre.

190 acres. about 5 miles from Mt. Ayr. Ringgold Co., good soil, new 5-room house and other good improvements. Price, \$75 per acre.

and other good Improvements. Price, \$75 per acre.

220 acres, 1½ mile of Ogden, Boone Co., good 6-room house, barn and other outbuildings, all fine land but about 15 acres; most be sold at once. Price, \$80 per acre.

255 acres, near Russeii, Lucas Co., about 256 acres in cultivation, balance in bluegrass pasture, some timber, part of this land is gently rolling, good soil and in high state of cultivation; good 9-room house and lots of other improvements in good repair. Price, \$75 per acre. Corn Belt Land and Loan Co., Des Moines, Ia.

IOWA'S BEST LAND \$35 PER ACRE.
Wouldn't you jump at the chance to get Iowa's best land at \$35 to \$50 per acre?
Sure—yet these are the prices at which we are selling land in the famous San Joaquin valley of California. Land as rich and productive as Iowa's best. Smooth, level and ready for the plow. Land that produces a larger variety of bountiful crops than any other section of the U. S. and in a climate where oranges flourish. Nothing like it. The homesceker and investor cannot make a mistake in buying this land where values will soon be three or four times present prices. Write for booklet with full information. If you have California property for sale or exchange write us. We can dispose of it.

W. E. MUSGRAVE. Pasadena, Cal.

Florida.

FOR SALE-FLORIDA GARDENS-\$10 FOR SALE-FLORIDA GARDENS-\$10
secures a ten-acre garden tract in South
Tamps; this property is within four miles
of the busy center of the city of Tamps,
Florida—a local market for eyerything you
grow. An investigatior costs you nothing
and it might prove profitable,
TAMPA BAY LAND CO.,
225 Dearborn St., Chicago.

# \$5 EACH

AND A FLORIDA FRUIT OR Write for information.

THE A. H. MAAS CO., 402 Andrus Bidg., Minneapolis.\*

165.8 ACRES, stock and grain ranch, one foot free irrigating water, 89 acres cultivated, 69 acres timber, near Buena Vista, Colo.; open range adjoins; 330 acre, Ask for descriptive circular. Address F. L. Wood, Buena Vista, Colo.\*

SIX miles from Denver, Colo., part or all of 640 acres, entirely under ditch; running water for stock; part in alfalfa; excellent soil for any crop; so cheap no trades considered. Owner, 4377 McPherson, St. Lous.\*

170,000 ACRES of Colorado irrigated land located in the San Luis valley at 559 an acre, which includes a perpetual water right; more than 20,000 acres sold since last March; 2,000 acres sold since last and best project ever developed in the state.

COSTILLA IRRIGATED LAND CO., No. 1634 Champa St., Denver, Colorado.\*

Best and cheapest irrigated land in the west; write for prices and descriptive wirte for prices and descriptive wirte for prices and descriptive constant of the possibilities. Columbia-Florida Land Co., 249 Times Bidg., St. Louis, Mo.\* TRUCK FARM IS YOURS

KANSAS. FINELY IMPROVED FARM, \$20 PER ACRE

rented, paying from 10 to 22 per cent Best alfalfa land in the world. Easy If not as represented, will return NOWATA LAND AND LOT CO., 624 N. Y. Life Bldg. Phone Red 1999.

Louislana.

FOR SALE—Farm and timber lands in Arkansas, Louisiana and Mississippi. Write for bargain list. YOUNG-M'CRARY-M'CONNELL CO., 284 Randolph Bidg., Memphis, Tenn.

FOR SALE-By all odds the best invest-ment in the United States is rich land that pleasant climate.

Unusual conditions somtimes make great opportunities; \$100 an acre cotton land which will make \$150 an acre corn land can now be bought for \$50 an acre.

I would like to explain these conditions to make who want to have the conditions. to men who want to buy fine farms of splendid corn land cheap. Address Manager Paradis Farms, Paradis, La.

Mexico.

THERE IS BUT ONE CROP OF LAND

Millions of People to Feed. The Price Will Be Higher. This land will raise fifty bushels of corn per acre; two bushels will pay 10 per cent on your investment.

Join our next excursion to Tampico,
Mexico, February 15; round trip, \$14.76.

Meet lowa and Nebraska farmers who are
farming this land and will prove our statements. Write or wire for particulars of

Mexico Gulf Coast Land Co., 08214 Brandels Bldg. Omaha, Neb.\*

Land Opening

We have begun the sale of California lands under the Kuhn irrigation project in Sacramento valley. The opportunities are the best, Rich soil, mild climate, ten corn crib, chicken house, all fenced and months growing season. Oranges, lendon, fruits and nuts, besides all the columnon vegetables, grains and forage plants way he grown on these lands. Two crops a season. Send for free information or send he grown on these lands. Two crops and stock farms for sale in northwestern and sock farms for sale in northwestern fornia Now or Never. H. L. Hollister, 106

Intis, on main road, 5-room house, barn and source barned in the season faults. British of the subject of the Mississippi.

Mississippi.

Mississippi.

FOR SALE—Fine Mississippi farm; 3,200 acres Virgin timber and pascet. Provided in the circulation of the splendidly improved; 2,600 acres under cultivation; 1,200 acres virgin timber and pascet. Provided in the circulation of the lilinois Central railroad; yields from the grown on these lands. Two crops and stock farms for sale in northwestern and stock farms for sale in northwestern and stock farms for sale in northwestern decided to the crops; healthy; labor conditions and stock farms for sale in northwestern and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stock farms for sale in northwestern decided to the crops and stations and towns of the Illinois Central railroad; yields from the crops and stations and towns of the Illinois Central railroad; paying the community in the circulation of the lilinois Central railroad; paying the community in the circu

Minnesota.

AT \$55 per acre, cheap at \$100, best 257%, acre improved farm in Minnesota; large building, with tools; 19 cows, blooded buil; hay and corn for feed, seed grain; fine buildings; wood creek, windmill. Two miles west of Rochester, near Dan Patch electric railroad, now nearly graded. Part cash and terms to suit. Might take some clear city 4ncome property; immediate possession given. Write for photos. Van Norman, Box 156, Minneapolis, Minn.

# Look Here!

J. P. Randles, 515 Good Blk. Des Moines, Iowa.

A 10-Acre Peach Orchard Famous Koshkonong Fruit Distrist of Missouri Will Make You Independent for Life,

Perfect Ozark Climate Makes this an ideal place for a home. We have a few more 10-acre tracts which we will sell

# On Easy Payments

Plant the trees, develop and care for same for THREE YEARS, and at the end of this period deliver to you a FULL BEARING PEACH ORCHARD of 1,000 ELBERTA PEACH TREES, which, with proper care, will yield you a splendid income for life. Send for free literature, giving price derms atc.

Midland Farm & Land Co., 903 Fleming Bldg., Des Moines, Ia.

### ONE INCH, 72 CENTS

This is a One-Inch Ad. To buy a farm write a description of it in about 80 words and send it to THE OMAHA BEE Classified Dept., together with 72 cents for each day you wish it pub-lished. This usually does the work.

COME TO THE SUNNY OZARKS-Stock ranches, fruit and dairy farms, improved and unimproved timber land for sife and exchange. Van Wormer Realty Co., West Plains, Mo.\*

FOR SALE OR EXCHANGE 490 acres, about 200 valley land, 50 to bushels corn; balance good; all but sarres tillable; good 6-room house, barn 46x 80, stock scales, orchard, etc., and abun-dance of water. One of the best com-bined grain and stock farms. Price \$25.00, Incumbrance \$12,000, 6 per cent. Want clear income for equity. Eugene T. Thom-son, The Land Merchant, 408 Ohio St., Se-dalia, Mo.\*

A HUNDRED thousand fruit, dairy and poultry farms in Missouri, \$2.50 per acre and up. For full particulars ask Missouri State Immigration Commission, Springfield Mo.\*

miles from St. Louis, on the best trunk line in the state with a train nearly every hour. For description of the country and prices, telling us about what you want, write G. W. Bunn & Co., Ironton, Mo. FOR SALE-3,940 acres Ripley county, Mo., land; will cut 1,500,000 feet lumber or about 400,000 fles; 125 acres in cultivation; 1½ miles from store and postoffice; 5 miles from railroad; school house on land; price right. Address Box 405, Winterset, Ia.

JUST THINK OF IT. A country without blizzards. We have it here in the Ozarks of south Missouri, the great dairy and fruit country. Get our booklet, "Facts Worth Knowing," and land list.
SLAUGHTER & WHEELER
132 First St., Mountain Grove, Mo.

A BARGAIN in one of the best grain and stock farms in northwest Missouri; 655 scree: 9-room house, large barn; also catatock farms in northwest Missouri; 655 acres; 9-room house, large barn; also cattle barn and other outbuildings, all in good repair; buildings new; 6 miles of ratiroad. Price only \$65 per acre. J. J. Cain, Stanberry, Mo.

FINE peach farm for sale in the famous Koshkonong district of 120 acres, of which about 30 acres bearing peaches; sold 1,550 bushels last season; and about 200 bearing apple trees; fine location; at \$75 per acre; no trade. W. L. Holmes, Williamsburg, Ia. LAFAYETTE COUNTY (MO.) FARM. 296 acres, with fine improvements; best section of state for corn, wheat, red clover, blue grass, etc.; price \$100 per acre. Wil-liam Hoefer, owner, Higginsville, Mo.\*

220-ACRE homesteads in Montana; file this winter before the big spring rush; write for further information. J. F. Ad-ams, Harlem, Mont.

MONTANA LAND-5.624 acres in the famous Musselshell count., only 2 miles from the new coast line of the Chicago & Milwaukes Ry. A splendid proposition for colonizing; will double in value in the next year. For quick sale, \$11 per acre; easy terms. Felland Realty Company, \$51 Palace Bidg., Minneapolis, Minn.

Nebranca

FOR SALE-422-ACRE FARM In the combelt of northeast Nebraska, 6 miles from live railroad town, church 1 mile, school 1½ miles; 199 acres of the hottom land cultivased, all in one square field with just enough slope for perfect drainage; 117 acres level hay land; nearly all can be outlivated if desired; 146 acres exceptionally good pasture, with running water all the year; plenty of timber for fuel and posts; not to exceed 60 acres of whole tract are rolling, balance level; new 14-room house with furnace, water system, bath and toilet; cement basement, distern, cesspool, small house for tenant, barn, cornerlb, granary, well, windmill and tank, small orchard and some shrubbery. Price, \$70 per acre. Possession March 1, 1910.

ALSO 320-ACRE FARM in northeast Nebraska, unimproved, 69 acres already broke, one mile from town; \$40

per acre.

AND A 160-ACRE FARM
four miles from two towns in northeast
Nebraska; over 160 acres cultivated, practically all the balance can be broke. No
buildings. Price, \$60 per acre. This is an
exceptional bargain. Part cash, balance on
time to good farmer on any of above farms. F. B. BUCKWALTER, Owner,

535 Mass. Bldg., Sloux City, Ia." 18,000 ACRES, Lincolt county, Neh., \$8.50 acre. Fine farm lands, Box Butte county, Neb., \$10 to \$30 unimproved. \$30 to \$30 improved. \$60-acre homestead relinquishments, \$500 to \$1.000 each. Address G. W. Nation, 1560 W. 24th St., Des Moines, Ia. FOR SALE-Northwest quarter 25-22-24, Brown county, Nebraska, 2500; clear; per-fect title. P. O. Box 235, Cedar Rapids, Ia.

Nebraska-Continued.

1,760 acres—1,120 acres of deeded land and 640 acres of school leased land, lease runs to 1922, (13 years).

This is a hill ranch, and the hills are covered with buffalo and blue stem grass; no sand; fenced and cross-fenced; has pastured 1,000 head of cattle through the summer season, and there is no better pasture re about 160 of Custer covered respectively. no mand; fenced and cross-fenced; has pastured 1,990 head of cattle through the summer season, and there is no better pasture in this section of Custer county. There are about 100 acres in cultivation and 40 acres in alfalfa; one hog lot of five acres with pienty of shade; one of the acres of alfalfa and brome grass; one of 15 acres and another of five acres. There is about 1,000 rods of woven wire on the ranch. Improvements consist of new 5-Toom house, boarded up on the outside with ship-lap, then heavy tar paper, and weather boarded on top of that; plastered and nigely papered, fine Good, new, smoke house, hen house, fnic cellar, 10x29; good new harn, 46x56; hog house, cattle sheds, scales and corrals. Nice little grove of 1,000 hardwood catalpa irees, set out 2 years agu; also a lot of Osage hedge, set out at the same time. This will furnish pienty of post timber to supply the ranch in a few years.

Two wells and a windmill; water is piped to house and barn. There are also about 100 pine trees, a few fruit trees, and a lot of elm and Carolina poplar in the yard for shade.

The ranch is located 2 miles west and 7

for shade.

The ranch is located 2 miles west and 7 miles south of Callaway, Neb., and would be an ideal piace for a big feed ranch.
Could be divided into three nice farms.
Price is \$20,000 for the whole business, with good terms if desired.
Write to C. H. GERBER, State House, Lincoln, Neb.\*

FOR SALE—Snap, northwest quarter 25 22-24, Brown county, Neb., only 2900; clear perfect title. R. M. Bettsworth, Cedar Rap ids, Is.

FOR SALE-N. W. 34, 25-33-24, Brown County, Nebraska, \$800 clear, perfect title P. O. Box 235, Cedar Rapids, Ia.\* Se acres, 3½ miles north of Florence, with best of improvements; large, new house, 20 acres in fruit, 7 alfalfa, balance farm land. Owner leaving city and will sell for 316,000 if sold at once, otherwise will rent.

It's a snap.

BANK OF FLORENCE.
Floren Tel., Florence 310.

Two-story hog house.
Two wells, one windmill.
10 acres grapes, full bearing.
8 acres blackberries, full bearing.
600 apple trees, full bearing.
200 plum trees, full bearing.
200 cherry trees, full bearing.
50 pear trees, full bearing.
4 acres alfalfa; 24 acres plow land.
MUST BE SOLD AT ONCE.
BANK OF FLORENCE,
Tel. Flor. 310. Florence, Neb.\*

WRITE FOR PRICE ) acres land in Kimball Co., Nebraska. E. E. DARLING. 441 Brandels Bldg.\*

JUST EAST OF LISCO

JUST EAST OF LISCO

Around Oshkosh and Lewellen, they are asking and getting from \$75 to \$100 per acre for their farms. The land is not any better, no better water supply nor any better reason for these prices than prevails at Lisco.

Get in on the Ground Floor

TERMS.

Good railroads, good churches, fine schools, stores, banks, factories, etc.; 45 inches of rainfall; no irrigation necessary. Our lands are rapidly increasing in value. Let us tell you about them. Only is to \$50 per acre. Write.

J. M. SHOOK & CO., Suite 709, New York Life Bidg.

Kansas City. Mo. Get in on the Ground Floor

At Lisco. Buy now while the lands are cheap in price. The value is there, but the prices are a few miles east.

In spite of stormy weather this winter, we have sold over half of the Lisco lands, if you want to look at this country, go out any time. We have a representative at Lisco who will show you over the country. There is no show there to interfere with seeing the land and inspecting the soil. You will see some fine country between North Platte and Lisco, and you will wonder why Lisco lands should not be as valuable as any in the valuey. They are as valuable, but the prices have not yet arrived.

In 10,000 ACRES AT 55 PER ACRE 50 miles from Houston and 2 miles from Houston and 1 mile

Write and ask further particulars or cal and see us after Feb. 15 in our new office PAYNE INVESTMENT CO.

S. W. Cor. 15th and Farnam, Omaha." 320 ACRES, fine Platte valley land in south central Nebraska; 160 in cultivation, 160 in hay; at least 240 acres would make the best of alfalfa land; six miles from good town of 2,000 people; alfalfa mill in town. good town of 2,000 people; alfalfa mill in town; no improvements; would make a fine home farm. Price, \$55 per acre, on very reasonable terms. Will be taken off the market March 1. Address Y 189, care Bec.\*

North Dakota.

160 ACRES, good land, at a snap, 16 mlies from Belfield. Address Box 331, Belfield, N. D.

NON-IRRIGATED FRUIT LANDS. NON-IRRIGATED FRUIT LANDS.
Send for our beautifully illustrated
booklet of Creswell, Willamette valley,
Oregon. We have 5 and 10-acre tracts there
which we will sell for \$400 an acre and
care for the orchard for five years, under
the supervision of the Hon. W. K. Newel,
president of the Oregon State Board of
Horticulture. Easy payments.

THE A. C. BOHRNSTEDT CO.,
639 Palace Bidg., Minneapolis, Minn.

OREGON FRUIT LANDS—I offer to buy Rogue River valley fruit lands in various stages of development for you, to cost no more than if purchased from a regular agent. Have made a thorough study of conditions here; am in touch with all of our reliable agents and choose only such tracts as I would buy for myself. This valley produces the finest apples, pears and tokay grapes in the world; is the home of America's apple king and has the best climate in America. Will show great increase in land values this year. L. W. Zimmer, Medford, Ore.

FOR SALE-Oregon Valley Land company contracts wanted; will take limited number as part payment on choice fruit and farm land on main line of railroad. Write G. FIEDLER, 201 Andrus Bidg., Minneapolis, Minn.

Oklahoma.

OKLAHOMA We have 100,000 acres of choice land to select from, ranging in price from \$5 to \$500 per acre. This land is in the oil and gas district and you might get an oil well with your land.

NOWATA LAND AND LOT CO.

Builte 654 New York Life Bidg

OKLAHOMA MAP, circulars and price Ira Stout, Cushing, Okl.

Oklahoma-Continued

These are special bargains. Come at once if you want any of them. Our land is seling fast. For particulars write or call on MARLOW REAL ESTATE CO., Marlow,

price lists describing cheap Oklahoma lands adapted to corn, wheat, outs, cotton, al-faifa, stock raising. D. U. Esser, Walters, Okl.\*

FOR SALE—Greatest bargain in South Dakota—320-acre well improved farm near city of Mitchell; no waste lands; lays perfect; best of soil; alfalfa land. Tenant raised over \$7,000 of crops in 1908; carn went 70 bu. to acre. \$50 acre until March 1; worth \$80 acre. \$12,000 can remain, 6 per cent. Mather & Co., Cedar Rapids, Ia.

LAND IN THE ROSEBUD COUNTRY in 80-acre to 540-acre tracts, \$15 to \$75 per acre. Write for prices and descriptions, stating about what you want, or call on F. L. Crosby, Bonesteel, S. D. THREE SNAPS.

320 acres improved land, Codington Co.,
S. D.: 240 acres improved land, Clark Co.,
S. D.: 200 acres unimproved land, Deuel
Co., S. D. Easy terms. D. R. Elrod,
Vienna, S. D.

FOR SALE-Greatest Bargain in South Dakota—120 acres well improved farm near city of Mitchell, no waste land, lays per-fect, best of soil, alfalfa land, tenant raised over \$7,000 of crops in 1909, corn went 70 bu, to acre. \$50 acre until March 1st, worth \$80 acre. \$12,000 can remain, 6 per cent. Mather & Co., Cedar Rapids, Ta.\*

WELL IMPROVED 450-ACRE FARM near town, Rock county; a bargain, \$50 an acre.

230-acre improved Buffalo county farm, 220 acres cultivated, good land and very cheap at \$50 an acre.

160-acre Saunders Co. fine farm and well improved, close to town; \$55 ap acre, worth

17 year.

Great Winner

If you expect to buy a stock ranch this season, now is the time to buy. Don't wait until the grass starts and pay \$1\$ to \$5 more an acre. I have the following ranches, and all of them are bargains at the present prices, all well improved; 1,250, Custer county; 1,760, Custer county; 3,250, Blaine county; 1,760, Custer county; 3,250, Blaine county; 1,570, Rock county; 3,250, Blaine county; 1,670, Rock county; 1,570, Rock county; 1,570, Rock county; 1,570, The lot, Section and section tracts, \$4\$ improved, ready for good town; fine improved, \$,500, Knox county. Ask about these.

W. W. MITCHELL,
Board of Trade Bldg, Omaha, Neb.\*

A CLOSE IN FARM SNAP.

53 acres, rolling to the southeast, 9-room house in good repair, 2-story 12x40 chicken house, barn 40x50, fine lot, basement, workshop and carriage room.

Two-story hog house.

Two wells, one windmill.

Wilson

said if he were a young man he didn't see how he could afford to stay away from Texas, the "New California" Guif country; Iowa land at Texas prices; black loam, artesian belt. \$12.50 acre. Write W. S. Ripley, 518 Paxton Block, Omaha.\*

SOUTH TEXAS.

In Austin county, near Houston, Tex., we can sell you fine, rich farm lands that grow corn, cotton, slfalfa, figs, oranges, melons and all sorts of vegetables. You are not huying raw prairie land of uncertain value, but well improved farms, that have been producing good crops for several years. years.
GOOD LANDS. LOW PRICES. EASY
TERMS.

10,000 ACRES AT \$5 PER ACRE

The greatest fruit and alfalfa valley in America is now open for settlement at Fort Stockton, Tex.; rich alluvial, natural flow of pure spring water, exceeding \$5,000,000 gallons per day, for irrigation and domestic use; water on land now; assured profits of from \$100 to \$1,000 per acre; no drouth; no crop failures; finest all year round climate in the United States, altitude \$,650 feet above sea level. Fort Stockton is county seat of Pecos county and important division point on the Kansas City, Mexico, & Orient rallway, now under construction; population now 1,600; will soon be a city of from 10,000 to 15,000. Greatest opportunity for homeseekers and investors than was ever offered in the older irrigated districts, where orchards are valued at from \$2,000 to \$5,000 per acre. Choice locations open to those who investigate now. Low rate excursions first and third Tuesdays of each month. You cannot afford to buy land anywhere without seeing Fort Stockton. For full information address

Company, 214 Fidelity Trust Bldg., Kansas City, Mo.\* SNAP—Improved 649 acre farm located in Lubbock county, Texas; 200 acres or more under cultivation. Five miles of 5-foot hog tight wire fence; good orchard; locust grove of about 6,000 trees. Located eight miles from railroad station. Acknowledged as one of the best farms in the country. For sale, if taken at once, at \$18.50. Farms similar to this are held at grom \$27.50 to \$20.60 per acre in the same community. Address A. Broslus, 703 Finance Bidg., Kansas City, Mo.

Fort Stockton Irrigated Land

FREE MAP OF TENAS giving eleva-tions, rainfall, cities, railroads, products, etc. with every (25c) 3 months subscrip-tion to Texas Realty Journal, a big maga-gine telling all about Texas development, resources, opportunities, etc. Texas Realty Journal, Houston, Tex.\*

BROWNSVILLE IRRIGATED LAND.
LOWER RIO GRANDE VALLEY.
5 AND 19-ACRE TRACTS.
Easy monthly payments; land, climate, irrigation, profits best in U. S. Join the wise buyers. Ten acres affairs yields 8 to 5 cuttings each year; sugar cane double of Louisiana cane; winter vegetables and cotton, corn or proom corn one year. Get our

Texas-Continued.

FOR SALE—120 down secures a 10-acre irrigated farm on the famous Cross 8 anch, Texas; railroad, schools and hurches; an opportunity seldom offered d for literature.
CALIFORNIA-TEXAS LAND CO.,
1113 Schiller Building.
103-109 Randolph St., Chicago.

ONE INCH, 72 CENTS

This is a One-Inch Ad. To sell your farm write a description of it in about 60 words and send it to THE OMAHA BEE Classified Dept., together with 72 cents for each day you wish it published.

This usually does the work.

Washington.

WASHINGTON. WASHINGTON.
For full information concerning farms and fruit lands in the state of Washington and ESPECIALLY IN THE SPOKANE COUNTRY, CALL OR WRITE J. R. LUSK, HOTEL LOYAL, OMAHA, NEB. CHEAP FARES ON ALL PACIFIC COAST LINES GO INTO EFFECT MARCH I. IF POSSIBLE SEE MR. LUSK'S BEAUTIFUL DISPLAY OF WASHINGTON APPLES AT THE HOTEL LOYAL.

Wisconsin.

FOR SALE—We are seiling our choics Marinette Co., Wis., farm lands at \$7.50 to \$29 per acre; fine locations; better arrange a trip; only 7 hours' ride from Chicage, write for our booklet and map. Skidmors Land Co., Box 56L Marinette, Wis.

Miscellaneous.

FOR SALE AT A BARGAIN—183 acres timberiand in Bayfield county, Wisconsin; estimate 1,000,000-saw timber, 10,000 ties, 1,000 cords of wood; timber consists of hemloct, birch, cedar, basswood and some pline; best timber proposition in Wisconsin; a snap if taken at once. F. L. Perrizo, Delavan, Minn.

FOR information and literature on farm land and irrigated fruit lands—Idaho, Oregon and Washington—call on us, or write us—32 Neville block, Omaha, Neb. Sherwood Immigration Co.; J. W. Young, local manager. FOR SALE—Corporation going out of business; 250 acres of timber lands, only 10 miles from city limits of Duluth and 5 miles from Two Harbors; will cut 15,000 feet ored oak, 190,000 feet spruce and balsam, 6,200 tamarack and cedar ties, 1,000 25-foot cedar tiesgraph poles, 10,000 cedar fence posts, 255 cords of spruce, and any amount of mining timber and cordwood. Price, \$3,000; terms, All of section 7, township 50, range 19, located about 60 miles northwest of Duluth, close to railroad; part timber, good soil; will make a fine stock farm; price \$5,500; terms, A. W. Kuehnow, Torrey Bldg., Duluth, Minn.

REAL ESTATE TRANSFERS block 2, Hillsdale.

Johnston, lot 10, block 2, Oakhurst Park
Waiter A. Meyer and wife to William C. Norris, part \$50 feet of pl00 feet of lot 1, George Forbes' subd.
J. L. Brandels & Sons, a corporation, to Brandels & Annex Bullding Co., a corporation, all of lot 1, block 115, and all of lots 2 and 3, block 115, city of Omaha.

Solomon J. and Anna E. Firestone to Gust A. Hire.

The State bank of Cleveland, O., to Solomon J. Firestone, sw4 of sw4, 33-16-13, and other land.

Robert B. Olmstead to Frank C. Rich, lot 25, block 2, Clark Redick's add.

Christina Thielke and husoand to W.

Rich, lot 25, block 2, Clark Redick's add.

Christina Thielke and husoand to W. C. Schmidt and John Schmidt, lots 14 and 15, block 6, subd. of block 20, Albright's Choice add. to South Omaha.

Lizzle C. Graham and husband to Daniel Linahan, lot 4, block 3, Kountze Place.

William C. Norris to Walter A. Meyer, s50 feet of lot 1 in George Forbes' subd.

Tukey Land Co. to Grace Carruthers, n41½ feet of lots 1 and 2, and n41½ feet of e27 feet of lot 3, block 2,

# **GOVERNMENT NOTICES**

FORT LOGAN, COLORADO, January 21, 1910—Sealed proposals in triplicate will be FORT LOGAN, COLORADO, January 21, 1910—Sealed proposals in triplicate will be received until 10 a. m. February 21, 1910, and then publicly opened, for the construction of a Laundry Building and the installation of a Laundry Building and the installation of Plumbing, Electric Wiring, Laundry Machinery and Equipment. Biank forms for bidders, plans and specifications may be had on application. United States reserves right to accept or reject any or all proposals or any part thereof. Envelopes containing proposals should be marked "Proposals for Construction of Laundry" and addressed to Captain Chase Doster, Quartermaster, United States Army.

125-27-29 F1-5-13

NOTICE OF STOCKHOLDERS'
MEETING.
Notice is hereby given that the regular
annual meeting of the stockholders of the
South Platte Land company, will be held
at the office of said company at Lincoln,
Nebraska, at 11 o'clock a. m., on the second
day of March, A. D. 1310.
C. H. MORRILL,
President

A. B. MINOR, Secretary,

to go crooked.

A woman's inconsistency is the greatest of her many charms.

LEGAL NOTICES

Many a man marries for love of money

of her many charms.

Many a man who thinks he is conservative is in reality dead slow.

A man is usually charitably inclined until he gets a lot of money.

From the toper's viewpoint a soft drink is synonymous with hard luck.

A model wife is one who lets her husband think that he is having his own way. way.

Men seldom appreciate the freedom of speech in this country until after they get married.

A nice thing about being a millionaire is the anxiety of all the merchants to sell you goods on credit.

You, sir, may wear an extra-large hat, but remember that the broadset stream is sometimes the shallowest.—Chicago News.

Not to Be Disturbed.

Louisiana cane; winter vegetables and cotton, corn or broom corn one year. Get our free booklet, "Irrigation and Profit."

A small saving insures independence from landlords, freedom from industrial servitude, health for the entire family. Look back, then shead. INDIANA CO-OPERATIVE CANAL CO., 708 Tacoma Bidg., Chicago.

A Voice Over the Phone—Is this Mr. The Maid—Yes. Biddle there—Mrs. Atherton Biddle?

The Maid—Yes, she's playing bridge with her slub. I'm sure she can't come to the phone.

The Voice—Well, just say to her right away, please, that her readence is burning. tude, health for the entire family. Look back, then shead.

INDIANA CO-OPERATIVE CANAL CO., 708 Tacoma Bidg., Chicago.

ON East St., in Palo Bianco Cardens (Texas) for only \$10 per month. Write to Street Realty Co. (Inc.), San Antonio, Tex., for booklet. Live agents wanted.\*

With her slub. I'm sure she can't come to the phone.

The Voice—Well, just say to her right away, please, that her residence is burning.

The Maid—Thank you. I'll let he, know as soon as they finish the set. I know she wouldn't want me to disturb her now. Goodby.—Cleveland Plain Dealer.