

GARDEN AND HOME BUILDERS' PAGE

HOMES ALREADY ERECTED ARE IN GREAT DEMAND

Campaign Stimulates Interest in Older Houses; Many Inquiries for Property of That Kind

The "Own Your Home" campaign has stimulated interest in homes already erected in Omaha and there are many inquiries for property of that character that is in good physical condition.

There are a number of owners who are desirous of selling the properties of this character that were purchased before the war, for rental or speculative purposes or investment. These houses are now going on the market at bargain prices and the owners are able to finance them. There are a number of prospective home owners who have the idea that they must have the bulk of the purchase price of property in cash and are holding off investing for this season.

A responsible person can purchase most of the houses offered for sale on contracts, requiring the payment of from \$300 to \$500 down and the balance in monthly payments, like rent.

REAL ESTATE MEN OF OMAHA ASSURE AID TO UNCLE SAM

President Garland, of the national real estate board, writes to the Omaha real estate board that at the last quarterly meeting of the national body a communication was received from Washington notifying all real estate boards throughout the country that the government depends upon those bodies and their members to conserve federal interests in real estate deals.

Members of the Omaha real estate board have pledged themselves to take personal interest in any transactions the government may have of that character and see to it that any tracts or sites are sold to Uncle Sam at the most equitable prices.

PLENTY OF CASH NOW AVAILABLE FOR HOME LOANS

There is plenty of money available for loans for building improvement purposes.

The building and loan companies are backward in loaning money, but this is because they are in the nature of public service corporations and have been doing a large part in financing the various liberty loans.

Private companies, who make a business of loaning money for building and improvements, claim that they never before had the volume of money for the purpose that they now have, and they are literally "working their heads off" to get loans so that they may put their money "at work."

H. S. Duncan Purchases

Omaha Home for \$11,000

LeBrand De Christian has sold his residence at 604 North Fortieth street to H. S. Duncan, formerly of Clearfield, Ia., for \$11,000. The Duncan brothers are operating the Breeders and Farmers' Remedy and Supply company, Omaha, and are interested in the First National bank of Clearfield.

They own a number of farms in Ringgold and Taylor counties, Iowa, and raise purebred shorthorn cattle and Poland-China hogs. They are the largest auctioneers of registered live stock and farm lands in the United States. They still operate their factory for stock food and remedies at Clearfield. They expect to start a factory here soon.

W. B. Duncan recently bought the E. H. McCreeary home at 3916 Burt street.

The De Christian sale was made through J. H. Dumond & Co.

Omaha University Summer School to Open June 13

Dean Stevenson of the University of Omaha announces summer school at the institution will open June 13. Registration only will be held on that date and the regular class work will start June 17.

"In the face of war conditions involving the entire world no patriotic teacher or student will remain idle this summer," says the dean.

Psychology, English, mathematics, chemistry, French, Latin, sociology, ethics, zoology, history, botany, vertebrate, home economics and other courses will be offered. Teachers as well as students will be accommodated.

Federal Agents Will Speak Before Real Estate Board

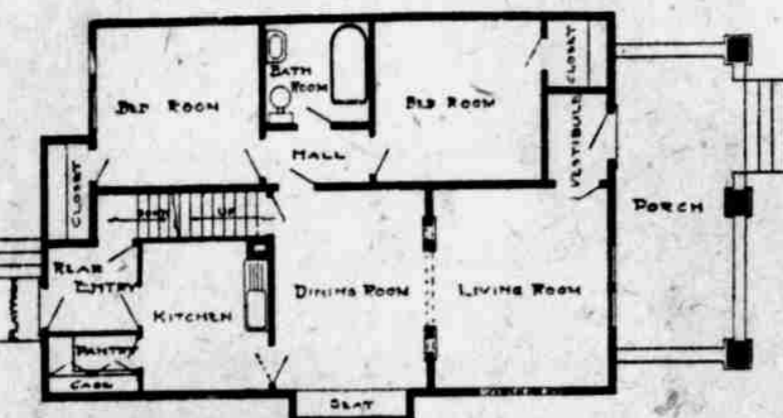
The next meeting of the Omaha Real Estate board, which will be held Wednesday noon at the Chamber of Commerce, will be addressed by Harry O'Neill and Edgar M. Martin, agents of the federal government, who are here investigating up alien property.

They will address the realtors on features of the law governing alien property and the responsibilities of the agents.

Hayward Home in Fairacres Is Sold to J. A. Langan

A. P. Tukey & Son announce the sale of the C. S. Hayward home in Fairacres to J. A. Langan. Last fall they sold the Langan house in Fairacres to Adolph Storz and Mr. Langan went to California. With the coming of spring Mr. Langan decided to return to Omaha with his family and has now purchased the Hayward home. Consideration said to be \$20,000.

Modern Bungalow Has All Up-To-Minute Features



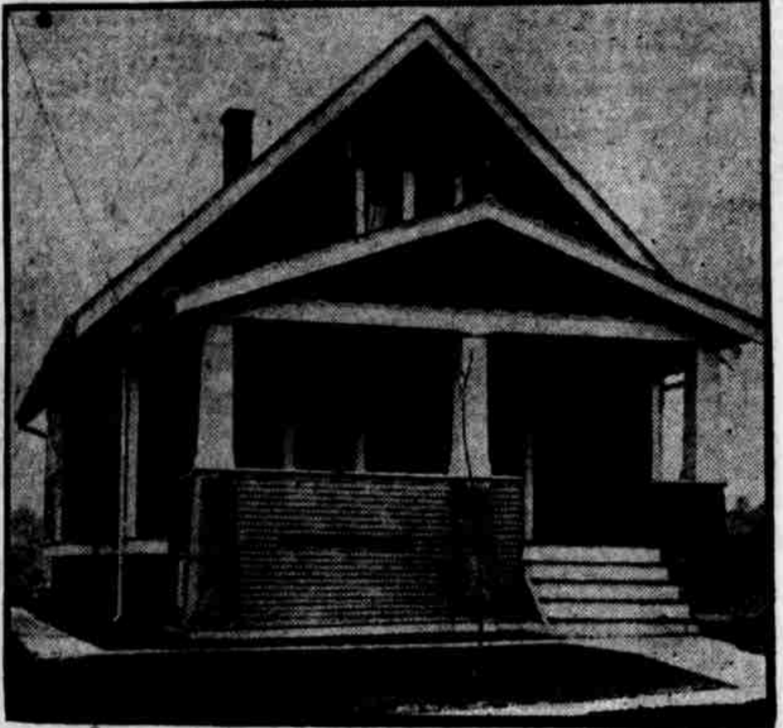
JAMES T. ALLAN ARCHITECT

A splendid home for a small family is shown above. It has a number of new and up-to-the-minute features that are admirably adapted for home purposes.

The rooms and vestibule are finished in oak, with oak floors. A colonnade opening divides the seat, also paneled wainscoting. The bedrooms are finished in birch and have large closets.

The bathroom is between the two bedrooms and is finished in white enamel. The pantry is fitted with wall cases. There is ample space in the attic where two rooms could be finished.

The bungalow was built by Home Builders, in the Brandeis theater building.



EASTERN MILLS SLOW DOWN, SAYS OMAHA BUILDER

Shortage of Laboring Men and Difficulties in Transportation of Supplies Hinder Needed Production.

"In my recent travels the most interesting thing I learned was that the vast area of wheat country from Montana to the lakes is in fine condition," said C. C. Shimer, of the Home Builders' company, whose recent trip took him to Chicago, Minneapolis and to Montana. "My object was to learn the situation in regard to the production of building supplies and particularly the state of things in the mills producing wood work."

"These mills bid on estimates of buildings projected and under construction in cities all over the west. The manager told me that there was some let-up in the demand because of the shortage in labor, and difficulties in transportation of supplies. A few of these mills have difficulty in keeping their men busy. That being the case Home Builders was able to make a contract for a large building in course of construction in Omaha priced 15 per cent below last year's prices.

"In Chicago I found that there was considerable slackening of work in the building industries which, of course, has thrown a number of men out of employment. In some cases the skilled mechanics and particularly the brick masons, I was told, are working as day laborers. Other skilled mechanics have gone to work for the government in ship building and other industries.

Prosperous Business Year.

"There is, however, a demand for new buildings, and while many are being constructed, the total for the year will show a decrease from last year. Relatively, this is the situation also in Minneapolis, although the real estate men there are optimistic and look for a prosperous business year. They are pointing with pride to the enormous sums of money raised there for the support of the war. The quota of Minneapolis was something like \$17,000,000, and they told me it would be oversubscribed.

"Everybody is happy in Montana. The condition of the soil is perfect and everybody looks forward to an enormous wheat crop all the way from Minneapolis to the west wheat fields of Montana. These conditions are far better than they were last year and there is no doubt that this immense wheat producing region will surpass all former estimates of production. As I rode through this seemingly limitless expanse of wheat country I received the impression that it would produce enough to feed the world."

Notable Contributions in Month's New Victor Records

Those who prefer their dance music full and strong, with "something doing" every minute, will find among the new Victor records for the month, "Long Boy," a medley one-step, and "Indianola," a fox-trot, both of which will be very much to their liking. They are products of the Victor band.

Among the other Victor records which have recently been produced are: Martinielli's "O Bon Tornato, Amore," a delightful little Italian song with a smooth flowing melody; Henry Burr's song, "Each Stitch is a Thought of You Dear," one of those sentimental songs inspired by the war; "Roses of Picardy," redolent of summer and laden with sentiment, sung by Lambert Murphy; Maud Powell's quartet of American folks songs, "My Old Kentucky Home," "Shine On," "Old Black Joe" and "Kingdom Coming," and several new dance numbers by the Victor military band.

64th Balloon Company to Give Unique Dance May 15

The 64th balloon company of Fort Omaha will give a dance and entertainment at the Auditorium May 15.

The boys of the 64th are making arrangements for a number of entertainment features. One attraction is a soldier quartet. Other soldier performers will appear, and it is planned to recruit professional talent from local theaters.

First Sergeant Cross is in charge of the event. Officers of the 64th are Captain H. C. White and Lieutenants O'Leary and Christian.

Former Pressman of Bee Married; Drafted on May 1

William R. Davis, Jr., formerly employed in the Bee press rooms, and a son of Mr. and Mrs. Will Davis, 2562 Harney street, and Miss Abbie Young, daughter of William Young of Detroit, were married Thursday afternoon by Rev. O. D. Baltzly of Kountze Memorial church.

The groom has been called in the draft and will leave on May 1 for Fort Logan, Col.

Omaha Real Estate Board Elects Associate Members

At the last meeting of the Omaha Real Estate board, the following were elected associate members: Wm. Rainbolt, R. B. Busch, J. C. Buffington, J. J. Melick and J. H. Mithen. The meetings of the body are well attended and the discussions are of value to the members.

Carfare Saved! Pays for lots, starts home of Your Own.

See Ad, Page 11-A.

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"SELF-SERVE" LOT SALE IN BLUFFS

N. P. Dodge & Co. Institutes Unique Manner of Selling New Addition Tract.

N. P. Dodge & Co., realtors of Omaha, have a new and economical system of selling subdivisions that follows the "help yourself" idea of the self-serve restaurant.

"Twin City Gardens," located near the bridge between Omaha and Council Bluffs, just north of Broadway and the street railway tracks, is now for sale on this plan.

It is called a "self-serve lot sale," because a lot is bought in the same way one enters a cafeteria and selects his food. On the lot stakes there are tags showing the price which will buy that lot on the terms of \$1 down and 30 cents per week.

The purchaser goes over the addition, picks out the lot he likes at the price marked on the tag. When he has decided which lot he wants, he tears off the tag, gives it to the salesman on the ground and says: "Here is the lot I want."

"A big war garden is the ambition of many citizens in Omaha and Council Bluffs, and the 'Twin City gardens self-serve lot sale,' with its small payment plan, furnishes the working man an opportunity to reduce his expenses next winter," says N. P. Dodge.

Another Star Added to Tukey & Son Service Flag

With the departure of W. O. Larson for Camp Funston the A. P. Tukey & Son real estate firm adds another star to its service flag. Allan Tukey and A. A. Gilbert of this firm have been in the army for a year. The vacancy left by Mr. Larson, who was rental manager for his firm, will be filled by A. H. Laird, formerly connected with the First Trust company.

Farmer Lad Says Road Laws of Omaha Are 'Over His Head'

Charles Cassen, 17-year-old farmer lad from Carson, Ia., told the police judge Saturday morning that the "boulevard laws in Omaha or whatever you call 'em wuz too hard to understand" and for that reason was not fully aware of the fact that heavy hauling on the boulevards was prohibited. He was arrested Friday afternoon for driving a load of hogs on Deer Park boulevard.

"Waal, down whar I cum from, ya kin haul hogs er any ole thing ya wish, an I didnt 'zactly knowed I wuz a doin' anything agin the law," he calculated. He was discharged after listening to a brief lecture on the rules of the road.

Police Court Halts for Wedding of Mexicans

A novel wedding took place in police court Saturday morning when Judge Madden officiated at the matrimonial ceremonies, making Francisco Torres and Mercedes Carrisalez, natives of Mexico, man and wife. Both appeared in the crowded court room with a marriage license and in broken English, informed the judge that they wanted to be married. A bouquet of American beauty roses, decorated with small American flags, and carried by the bride, gave a patriotic touch to the scene. They will live in Omaha.

Omaha and Bluffs Churches To Hold Big Joint Meeting

A joint propaganda meeting of the Congregational churches of Council Bluffs and Omaha will be held in the auditorium of the First Congregational church Sunday night.

Harley G. Moorhead will preside at the meeting and the principal speaker will be the Henry M. Beardsley, former mayor of Kansas City. Mr. Beardsley was formerly moderator of the national council of Congregational churches and will be introduced by Rev. Fred J. Clark.

Man Refuses to Stand When Patriotic Air is Played

John Albert Myers, laborer, Eighteenth and Capital avenue, refused to stand when a patriotic air was played at the Empress theater Friday night.

The crowd hissed and when Myers remained seated Detective Anderson was called and took him to the police station.

Federal men who are investigating the case say that Myers is mentally unbalanced. He gave incoherent answers to many of their questions and they will recommend that he be given a mental examination by physicians.

Captain Nilsson Home on Delay Order From Riley

Captain John R. Nilsson, 1325 North Thirty-third street, has been attending the medical officers' training camp at Fort Riley, Kan., for the last several weeks, is passing three days with his family on a delay order, having been ordered to report to base hospital unit 49, at Fort Des Moines, of which he is a member of the surgical staff.

Iowa Soldier Arrested in Omaha on Desertion Charge

C. Seagrave, soldier, Cedar Rapids, Ia., was arrested Saturday morning by officers from the recruiting station and charged with desertion from the army in time of war. He is wanted at Camp Cody, N. M. At present he is in the city jail waiting further instructions as to his disposition.

Mrs. Clement Chase Back From Long Nebraska Trip

Mrs. Clement Chase, Nebraska field secretary of national Red Cross, returned Sunday morning from an extended trip throughout the western part of the state. Mrs. Chase addressed meetings at Lexington, Scotts Bluff, Bayard, Bridgeport, Oshkosh and Lewellyn.

She reports that the women in all of the towns are enthusiastic to do their share of the war work and may be depended upon for the highest kind of patriotism.

BUILD HOMES AT ONCE, ADVICE OF REAL ESTATE MAN

Says Building Costs Will Increase, Rather Than Diminish, When Peace Is Finally Declared.

Careful estimates show that the costs of labor and building material during the war advanced 25 per cent over the costs of two years ago.

A comparison of this advance with price increases in other lines show that the increase, however, in building costs are comparatively conservative.

Number of persons in Omaha who have planned to build their homes have put the matter off, deciding that this is not the time to build. Increased costs have given them cold feet.

Costs Will Increase.

"One of the leading realtors of the city predicts that from now on costs will increase rather than diminish. "The war and war conditions have established a new status of prices and there will be no change to a lower basis for years to come," he says. "Were peace declared tomorrow there would be a world-wide building boom and the greatest inflation in labor and material costs ever known. Europe must be rebuilt and America will be called upon for the capital, much of the labor and most of the raw materials."

His advice is to the person who is hesitating on building because of a 25 per cent increase in costs, is "forget the increase and build." "Do it now," is his motto.

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