COMMERCIAL.

SACRAMENTO MARKET.

SACRAMENTO, September 1, 1891.

FRUIT—Lemons—Sicily, $8@8 50 ₱ box; California, $7@7 50; Limes, $10@11 ₱ box; $1 25@1 50 ₱ 100; Bananas, $2 50@3 50 ₱ bunch for Island; Cocoanuts, $7@8; California Oranges—Riverside, $3@3 50 ₱ box; Pineapples, 60 cents each, $7 ₱ dozen; Peaches, 40@60c ₱ box; Blackberries, $1@1 25 ₱ case and $1 50 ₱ crate; Strawberries, $1 40@1 50 ₱ case; Apricots, 50@75c ₱ box; Nectarines, 75c@$1 ₱ box; Raspberries, $1@1 25 ₱ case; Plums, 50c@$1 25 ₱ box; Bartlett pears, $1@1 25 ₱ box; Apples, 50c@$1 ₱ box.

CANNED GOODS—Assorted table, $2@2 10; Apples, $1 60; Apricots, $1 90; Blackberries, $1 95; Cherries, $2 40@2 60; Currants, $2 25; Gooseberries, $1 80@1 90; Muscat Grapes, $1 55@1 60; Plums, $1 60; Quinces, $1 95; Raspberries, $2 70; Strawberries, $2 70.

BREADSTUFFS—Flour, $5 25 ₱ bbl; Oatmeal, 10-lb sacks, 4c ₱ lb; $3 75 ₱ 100-lb sacks; Cornmeal, white, $3 50 ₱ 10-lb sacks; yellow, $2 85 ₱ 25-lb sacks; Cracked Wheat, $3 ₱ 10-lb sacks; $2 75 ₱ 100-lb sacks; Hominy, $4 ₱ 10-lb sacks; $3 75 ₱ 100-lb sacks; Graham, $2 75 ₱ 10-lb sacks; $1 ₱ 100-lb sacks.

VEGETABLES—Onions, Silverskins, 75@85c ₱ cwt; red, 80@85c; Egg Plant, 3@4c; Tomatoes, 30@50c ₱ box; Corn—Field, $1, sweet, $1 50 ₱ sack; Cabbage, 65@90c ₱ 100 lbs; Carrots, 50@60c ₱ 100 lbs; Turnips, new, 75c ₱ sack; bunch vegetables, 12½c ₱ doz; Parsnips, $1@1 50; Beets, 75c@$1; Horse-Radish, 10c ₱ lb; Garlic, 10c; Artichokes, 40@60c ₱ doz; Dried Peppers, 25@30c; Green Peas, common, 2@3c; do, sweet, 3@4c; Potatoes, Early Rose, 40@50c; Peerless, 60@70c; Burbanks, 50@60c; Centennial, 40@60c ₱ ctl; Celery, 75c ₱ doz; String Beans, 4@5c; Summer Squash, 3c; Cauliflower, $1 ₱ doz; Green Peppers, 5@6c ₱ lb; Okra, 12½@15c; Red Cabbage, 3c ₱ lb.

DAIRY PRODUCTS—Butter—Valley, 20@22c ₱ lb; Fancy Petaluma, 25@27c ₱ lb; Eastern Creamery, fancy, 21@22c; packed in firkins, choice, 18@25c, common, 12½@13c. Cheese—California, 11½@12c; Young America, 12½@13c; Eastern Cream, 15@16c; Limburger, 18@20c; genuine Swiss, 32½@35c; American Swiss, 21c; Martin's Cream, 17@18c. Eggs—27@30c; Eastern, 22@24c.

POULTRY—Dealers' prices: Live Turkeys, hens, 12@13c; gobblers, 11@12c; dressed, 14@15c; full-grown Chickens, $4@4 50 ₱ doz; young Roosters, $4@5 ₱ doz; broilers, $3@4; tame Ducks, $4@5; Pekin, $5@5 50; Geese, $2@2 25 ₱ pair.

HAY, GRAIN AND FEED—Oat Hay, $11@14 ₱ ton; Alfalfa, do, $10@12 ₱ ton; Bran, $20 ₱ ton; Middlings, $22 ₱ ton; Barley, whole, paying $1 10@1 20; rolled, $1 25; Wheat (choice milling), paying $1 65 ₱ cwt; Rye, $1 70; Tame Oats, $2@2 10; Corn, paying $1 85 ₱ cwt.

MEATS—Beef, 5c; Mutton, 7c; Lamb, 9c; Veal, large, 5½@6c; small, 6½@7c; hogs, 4@4½; dressed Pork, 8c; Hams—Eastern, 14@15c; California, 11½c; Bacon—Light Medium, 9½c; selected, 10c; extra light, 12½c; extra light, boneless, 13½@14½c.

MISCELLANEOUS—Seeds—Alfalfa, new crop, 6@7½c; Timothy, Eastern, 5@6c; Pop Corn, ear, 2½@3½c; shelled, 4½@5½c; Red Clover, 10@11c; Red Top, 6@7c ₱ lb. Nuts—Chile Walnuts, new, 11@12c; California Walnuts, 11@12c; Almonds, new, 14@16c; Peanuts, California, 6@7c; Eastern, 6@7c; Hard—California, cans, 8½@9c; Eastern, 8½@10c; Hides—Salt, light, 5c; medium steers, 6c; heavy steers, 8c; heavy cows, 5c; dry, 9c; Tallow, 3½c.

SAN FRANCISCO MARKET.

SAN FRANCISCO, September 1, 1891.

FLOUR—Net cash prices for Family Extras, $5@5 25 ₱ bbl; Bakers' Extras, $5 15@5 25; Superfine, $3 65@3 90.

WHEAT—The market is unsettled, and a recognized spot quotation is hard to give, because speculative operations carry prices up and down without any well-defined reason, and such business naturally affects sample trading more or less. Yesterday there was strong tone to prices and the market advanced 4@5c ₱ ctl, while this morning the turn was in the opposite direction and values slid backward 2@3c. Possibly to-morrow there may be reaction and a buoyant feeling again prevail. However, it is conceded that $1 70 ₱ ctl is the top of the market for shipping quality, ranging down perhaps to $1 62½ ₱ ctl.

BARLEY—Sellers are at a disadvantage. Offerings are in excess of the demand and the market lacks firmness. We quote: Feed, $1 05@1 07½; Old Brewing, $1 60@1 75; New Brewing, $1 10@1 12½ ₱ ctl.

OATS—While the market is not exactly weighted down with surplus, still stocks are too large for trade wants and buyers can obtain concessions, especially if they be inclined to purchase at all freely. Quotable at $1 30@1 50 ₱ ctl for fair to choice; Gray, $1 32½@1 35; Black, $1 25 ₱ ctl.

CORN—There is no demand. Supplies are moderate, while arrivals are light, but the market is lacking in vitality. We quote as follows: Large Yellow, $1 60@1 65; small Yellow, $1 70@1 72½; White, $1 80 ₱ ctl.

CRACKED CORN—Quotable at $36@37 ₱ ton.

OILCAKE MEAL—Quotable at $30 ₱ ton from the mills.

CORNMEAL—Millers quote feed at $35 50@36 50 ₱ ton; fine kinds for the table, in large and small packages, 3¼@3½c ₱ lb.

MIDDLINGS—Quotable at $25@26 ₱ ton.

CHOPPED FEED—Quotable at $25@26 ₱ ton.

SEEDS—We quote: Mustard, Brown, $2 75@3; Yellow, $2 75@3 ₱ ctl; Canary, 2½@3c; Hemp, 4½@4½c; Rape, $2; Timothy, 4½@5c; Alfalfa, 5½@6c ₱ lb; Flax, $2@2 25 ₱ ctl.

HAY—Arrivals have been somewhat heavy for a day or two, causing a drop of about 50c ₱ ton all round. Dealers do not look for any radical decline, and it would occasion no surprise if prices were back to old figures before another week passed by. We quote: Alfalfa, $10 50@11 50; Wheat, $12@14; Wheat and Oat, $12@13 50; Barley, $10 50@12; Clover, $11 50@12 50; Wild Oat, $11 50@12 50; Stock, $10@11 50 ₱ ton.

STRAW—Quotable at 40@50c ₱ bale.

HOPS—There is next to nothing doing, either spot or for future delivery. A few California hops have arrived, mainly in the way of samples. The California crop, up to a few days ago, promised remarkably well, but the recent extremely warm weather may have done more or less damage in some sections. The yield in Oregon and Washington may be reduced some by vermin. The outlook in England and Germany is less pleasing on account of wet weather. The New York yield is reported as below the early estimates. Quotable nominal at 15@18c for old, with 15c bid for choice new to arrive.

BRAN—Quotable at $21@21 50 ₱ ton.

RYE—The inquiry is less general, and an easier feeling prevails. Quotable at $1 62½@1 65 ₱ ctl.

BUCKWHEAT—Nominal at $1 25@1 50 ₱ ctl.

GROUND BARLEY—Quotable at $24@25 per ton.

POTATOES—There is less accumulation of stocks, but prices have not materially changed. We quote as follows: Garnet Chiles, 50@55c; Early Rose, 25@40c; Peerless, 40@60c; Burbanks, 35@80c ₱ ctl; Sweet, 1@1½c ₱ lb.

ONIONS—Quotable at 50@55c ₱ ctl.

DRIED PEAS—We quote: Green, $1 50@1 75; Blackeye, $1 40@1 50; Niles, $1 40@1 50 ₱ ctl.

BEANS—Prices are not strong. Demand quite small. We quote: Bayos, $2 75@2 85; Butter, $2 75@3; Pink, $2 20@2 35; Red, $2 65 to $2 75; Lima, $2 80@3; Pea, $2 90@3 10; Small White, $2 90@2 95 ₱ ctl.

VEGETABLES—Lima Beans are hard to sell at any price. The glut of Cucumbers and Tomatoes still continues, sellers accepting about any price that buyers will pay. We quote as follows: Lima Beans, 50@75c ₱ sack; Green Okra, 50@90c ₱ box; Green Corn, 25@50c ₱ sack for common and 10@15c ₱ dozen for Bay; Cucumbers, 10@25c per box for Bay; pickling do, 35c@50c ₱ ctl for large and 50@80c for small; Green Peppers, 25@40c ₱ box for Chile and 55@50c for Bell; Tomatoes, 10@25c ₱ box; Egg Plant, 40@75c ₱ box; Summer Squash, 1@6c ₱ box for Bay; Turnips, 50@75c ₱ ctl; Beets, $1 ₱ sack; Carrots, feed, 50@75c; Parsnips, $1 25 ₱ ctl; Cabbage, 40@50c; Garlic, 3@4c ₱ lb; Cauliflower, 75c ₱ dozen; Dry Peppers, 15@20c; Dry Okra, 20@25c ₱ lb; Narrowfat Squash, $8@10 ₱ ton.

DRIED FRUIT—Apricots and Peaches are finding some inquiry, though sales are light, as buyers will not stock up to any extent at present prices. We quote as follows: Apricots, bleached, 5½@7½c ₱ lb; do, sun-dried, 3@5c; Peaches, sun-dried, 3@5c; do, bleached, [illegible]@6½c; Apples, 5c for evaporated and 5@6c for sliced and 3½@4½c for quartered; pitted Plums, 5@6c; unpitted, do, 1@2½c; Grapes, future delivery, 2½c ₱ lb; Prunes, 4½@5½c ₱ lb; Pears, 5c for evaporated, 4@5c for sliced, and 3@4c for quartered; Nectarines, 4@5c for red and 6@7c for white; Figs, 3@3½c for pressed and 2@2½c for unpressed.

RAISINS—For layers, future delivery, sellers ask $1 50, and for loose Muscatels, $1@1 25. Spot prices are as follows: Layers, fancy, $1 25; choice, $1; fair to good, 70@90c, with the usual advance for fractional boxes; loose Muscatels, 6@6 75c ₱ box.

HONEY—Extracted is in fair request, but Comb is neglected. Quotable at 5½@6c for amber and 6½@6½c for bright. Comb is quotable at 10 to 14c ₱ lb.

BUTTER—Fine grades are quite scarce and arrivals are placed promptly at full figures. There is more than enough coming forward of ordinary qualities, prices for which stock have easy tendency. We quote as follows: Fancy, 30@32½c; good to choice, 26@28c; fair to good, 18@24c; store lots, 14@16c ₱ lb; pickled roll, 23@25c; firkin, 20@22½c. Eastern, 12½@16c for ladle packed, and 19@22½c ₱ lb for creamery.

CHEESE—Market quiet, with some little accumulation of stock, which causes easier feeling in values. We quote: Choice to fancy, new, 10½@11½c; fair to good, 9@10c; Eastern, ordinary to fine, 11@13c ₱ lb.

EGGS—Store lots drag, while a choice article does not move as freely as it otherwise would if prices were lower. We quote: California, ranch, 29@31c; store lots, 17@26c; Eastern, 22@23c for fancy, 20@21c for good to choice and 18@19c for common.

POULTRY—The market is not overstocked, while at the same time there is sufficient being received to meet all wants. We quote: Live Turkeys—Gobblers, 19@21c; Hens, 17@19c ₱ lb; Roosters, $6 50@7 50 for old and $5 50@7 for young; Broilers, $3@4 for small and $4@5 for large; Hens, $6@6 50; Ducks, $3 50@6; Geese, $1 50@1 75 ₱ pair.

GAME—We quote: Hare, $1 25@1 50; Rabbits, $1 25@1 50; Doves, 60@75c ₱ doz.

PROVISIONS—We quote as follows: Eastern Hams, 14@14½c; California refrigerator-cured Hams, 12½@12½c; Eastern Breakfast Bacon, 13½@14c; California Bacon, heavy and medium, 9½@10c; do, light, 12½@13c; do, extra light, 13½@14c; do, clear sides, 10@10½c ₱ lb; Pork, extra prime, $14@14 50; do, prime, mess, $15@15 50; do, mess, $16@16 50; do, clear, $18@18 50; do, extra clear, $19@19 50 ₱ bbl; Pig's Feet, $12 50 ₱ bbl; Beef, mess, bbls, $7 50@8; do, extra mess, bbls, $8 50@9; do family, $11@$11 50 ₱ bbl; do, smoked, 11½c to 12c ₱ lb; Eastern Lard, tierces, 8¼@8½c; do, 10-lb tins, 10½c; do, 5-lb tins, 10½c; do, 3-lb tins, 10½c. California Lard, tierces, 9¼ to 9½c; do, kegs, 10c; do, 10-lb tins, 10¼@10½c; do, 5-lb tins, 10½@10½c; do, 10-lb pails, 10½c; do, 5-lb pails, 11c; do, 3-lb pails, 11½c ₱ lb.

WOOL—There has been a fair movement in spring Wools during the past week, chiefly for Eastern account. Such trade embraced considerable lines of both free and defective stock of the San Joaquin and Coast types. Quite a line of Eastern Oregon and Wools of that class have also found buyers for shipment East as well as for scouring purposes. Business at Eastern points seems to be fairly active for all good spring Wools and for staple stock, but so far there has been nothing doing in fall clip, except that scourers have been getting up type samples to test the ideas of manufacturers as to value. One scouring firm is said to have been buying defective Falls whenever prices met its views, but present notions as to value of this class of stock precludes large business. We quote spring:

Foothill, ₱ lb	16@18c
Northern	18@22
Southern, 6 months	12@15
Southern, 12 months	12½@15
Nevada	15@18
Oregon, Valley	22@24
Eastern, light	16@20
Do, heavy	12@15
Southern Lamb's Wool	8@11

HIDES AND SKINS—Quotable as follows:

	Sound.	Culls.
Heavy Steers, 57 lbs up, ₱ lb	7½@—	6 @—c
Medium Steers, 46 to 56 lbs	6 @—	4½@—
Light, 40 to 45 lbs	5 @—	4 @—
Medium Cows, over 46 lbs	5 @—	4 @—
Light Cows, under 46 lbs	5 @—	4 @—
Kips, 17 to 30 lbs	4 @—	3 @—
Veal Skins, 10 to 17 lbs	5 @—	— @4
Calf Skins, 5 to 10 lbs	— @7	— @5

Dry Hides, usual selections, 9@10c; dry Kips, do, 8@9c ₱ lb; Calf Skins, do, 8@9c; Cull Hides, Kip and Calf, 6c; Sound Dry Salt Hides, 5@6c; Cull Dry Salt Hides, 4@4½c; Pelts, shearlings, 20@30c each; do, short, 40@50c each; do, medium, 60@75 each; do, long wool, $1@1 25; Deer Skins, summer, 32½c; do, good medium, 27½ to 30c; do, thin, 20@22½c ₱ lb; Goat Skins, 30 to 50c apiece for prime and perfect, 15@25c for medium, 5@10c each for small.

MEAT MARKET—Beef is easy at quotations, being in liberal receipt. Mutton and Lamb are somewhat steady in price, the receipts not being excessive. Following are the rates for whole carcasses from slaughterers to dealers: Beef—First quality, 5½@6c; second quality, 5c; third quality, 4@4½c ₱ lb. Veal—Quotable at 5@6c for large and 6@8½c ₱ lb for small. Mutton—Quotable at 7½@8½c ₱ lb. Lamb—Spring, 9@10c ₱ lb. Pork—Live Hogs, on foot, grain fed, heavy, 4½@4½c; light, 4½@4½c; dressed Hogs, 7@8c ₱ lb.

EASTERN AND FOREIGN MARKETS.

NEW YORK, Sept. 1st.

WHEAT—$1 07½ for September, $1 08½ for October, $1 10 for November, $1 11¼ for December, and $1 16½ for May.

CHICAGO, Sept. 1st.

WHEAT—99c for September, $1 01½ for December and $1 07¾ for May.

LIVERPOOL, Sept. 1st.

WHEAT—Slow at the advance. California spot lots, 9s 2½d; off coast, 45s 9d; just shipped, 46s; nearly due, 45s 9d; cargoes off coast, firm; on passage, firmer, held higher. Wheat and Flour on passage to U. K., 1,947,000 qrs; weather in England, showery.

SAN FRANCISCO STOCK SALES.

SAN FRANCISCO, September 1, 1891.

MORNING BOARD.

Alpha	60c	Mexican	2 10
Alta	50c	Mt. Diablo	2 15
Andes	1 15	N. B. Isle	20c
B. & B.	3 35	Ophir	3 55
Bullion	2 45@2 50	Overman	1 30
Challenge	1 30	Potosi	3 35
C. C. & V.	6½@6½	Savage	2 50
Choller	1 95	S. B. & M.	75c
C. Point	1 60	S. Nevada	3@3 05
Exchequer	60c	Silver Hill	15c
H. & N.	1 65	Union	2 20
Justice	65c	Utah	70c

AFTERNOON SESSION.

Ophir	3 75	Belcher	1 20
Mexican	2 25	S. Nevada	3 05
B. & B.	3 45	Union	2 25
C. C. & V.	6½@6½	Silver Hill	15c
Savage	2 60	Challenge	1 30
Chollar	1 95	Andes	1 15
H. & N.	1 60	Scorpion	35c
Po'osi	3 20@3 30	C. N. Y.	5c
C. Point	1 60	Peer	10c
Y. Jacket	1 50	Bodie	55c
C. Imperial	5c		

THE WEEKLY UNION IS ONLY $1 50 per year.

Miscellaneous.

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To polish knives. To scrub floors. To wash out sinks. To scour bath-tubs.
To clean dishes. To whiten marble. To remove rust. To scour kettles.
EVERYBODY USES IT.
Dentists to clean false teeth. Engineers to clean parts of machines. Housemaids to scrub marble floors.
Surgeons to polish their instruments. Ministers to renovate old chapels. Chemists to remove some stains.
Confectioners to scour their pans. Sextons to clean the tombstones. Carvers to sharpen their knives.
Mechanics to brighten their tools. Hostlers on brasses and white horses. Shrewd ones to scour old straw hats
Cooks to clean the kitchen sink. Artists to clean their palettes. Soldiers to brighten their arms.
Painters to clean off surfaces. Wheelman to clean bicycles. Renovators to clean carpets.
EVERY ONE FINDS A NEW USE.

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Gives Relief at once for Cold in Head.
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Railroad Time Table.

SOUTHERN PACIFIC COMPANY
[PACIFIC SYSTEM.]
AUGUST 2, 1891.

Trains Leave and are Due to Arrive at Sacramento:

LEAVE	TRAINS RUN DAILY.	ARRIVE
6:50 A	Calistoga and Napa	11:05 A
3:05 P	Calistoga and Napa	8:10 P
12:50 A	Ashland and Portland	4:20 A
4:30 P	Deming, El Paso and East	7:00 P
7:00 P	Knights L'ding & Oroville	7:40 A
10:50 A	Los Angeles	9:35 A
11:50 A	Ogden and East—Second Class	2:25 A
11:00 P	Central Atlantic Express for Ogden and East	5:25 A
3:00 P	Oroville	10:30 A
3:00 P	Red Bluff via Marysville	10:30 A
10:35 A	Redding via Willows	4:00 P
2:50 A	San Francisco via Benicia	11:25 A
4:35 A	San Francisco via Benicia	12:30 A
6:50 A	San Francisco via Benicia	11:05 A
5:40 A	San Francisco via Benicia	10:40 P
3:05 P	San Francisco via Benicia	8:10 P
*10:00 A	San Francisco via Steamer	‡6:00 A
10:50 A	San Fran. via Livermore	2:50 P
10:50 A	San Jose	2:50 P
4:30 P	Santa Barbara	9:35 A
6:50 A	Santa Rosa	11:05 A
3:05 P	Santa Rosa	8:10 P
8:50 A	Stockton and Galt	7:00 P
4:30 P	Stockton and Galt	9:35 A
11:50 A	Truckee and Reno	2:25 A
11:00 P	Truckee and Reno	5:25 A
6:30 P	Colfax and way stations	2:30 P
6:50 A	Vallejo	8:10 P
3:05 P	Vallejo	
*8:20 A	Folsom and Placerville	*2:40 P
*12:15 P	Folsom and Placerville	*10:20 A
*4:45 P	Folsom	*8:00 A

*Sunday excepted. ‡Sunday only. ‖Monday excepted. A.—For morning. P.—For afternoon.

RICHARD GRAY, Gen. Traffic Manager.
E. H. GOODMAN, General Passenger Agent.

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Systematic courses in class and private lessons. Tuition, $10 to $30 for 20 class lessons. Many free Classes, Lectures, Recitals, etc. Elocution, Oratory and Dramatic Action, Fine Arts, Literature, Languages, Piano and Organ Tuning. COMFORTABLE HOME for Lady Students. Calendar Free.
Fall Term begins Sept. 10, 1891.
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Franklin Square, Boston, Mass.

WEDDING INVITATIONS and VISITING CARDS engraved, lithographed or printed in correct styles.
SEND FOR SAMPLES.
H. S. CROCKER CO.,
208-210 J Street, Sacramento.

RICHARDS & KNOX
—DEALERS IN—
LUMBER
Northwest Cor. Second and M Sts.
Branch Yard, Front and Q. je4-tf

RESUMED BUSINESS.
THE JOB PRINTING BUSINESS OF WOODSON BROS., closed temporarily a portion of last week, has been resumed again
AT 511 K STREET.
It will be conducted by F. M. WOODSON and the ESTATE OF E. D. WOODSON. au3

CAPITAL PHARMACY,
S. W. Corner Seventh and K Sts.,
J. S. O'CALLAGHAN, Proprietor,
Druggist and Apothecary.
ICE CREAM SODA, WITH ALL KINDS OF fruit flavors. Also, all kinds of Mineral Waters. jy17-6m30

IN THE SUPERIOR COURT, STATE OF California, County of Sacramento. In the matter of the estate of C. G. W. FRENCH, deceased. Notice is hereby given that FRIDAY, the 4th day of September, 1891, at 10 o'clock A. M. of said day, and the courtroom of said court, at the Courthouse, in the city of Sacramento, County of Sacramento, and State of California, has been appointed as the time and place for proving the will of said C. G. W. French, deceased, and for hearing the application of GEO. F. BRONNER for the issuance to him of letters of administration with will annexed thereon.

Witness my hand and the seal of said court, this 21st day of August, 1891.

[SEAL.] W. W. RHOADS, Clerk.
By E. S. WACHHORST, Deputy Clerk.
ARMSTRONG & PLATNAUER, Attorneys for Petitioner. au22-10t

Capay Valley Fruit Lands.

CAPAY VALLEY!
The Earliest Fruit Land in the State.
Equal in All Respects to the Famous Vaca Valley, Which It Adjoins.
UNPRECEDENTED TERMS.
☞ INTEREST ONLY FOR FIVE YEARS AT 7 PER CENT. ☜
Capay Valley is situated in Yolo County, about 90 miles by rail from San Francisco, and is traversed in its entire length by the Woodland, Capay and Clear Lake Railroad, the distance from Esparto to Rumsey being 21 miles.

The Capay Valley Land Company is offering the most fertile lands in this beautiful valley upon terms which enable the purchaser to pay for the land out of its own product, viz: Interest only for five years at 7 per cent. The only condition imposed is, that a reasonable proportion of the land purchased shall be planted to fruit trees or vines. Land may be bought without this condition on payment of 20 per cent. cash and remaining 80 per cent. at the end of five years, with interest annually in advance, at 7 per cent. The various tracts owned by the Capay Valley Land Company have been subdivided into 10 and 20-acre lots, which are for sale at prices varying from $50 to $150 per acre. Similar unimproved land in Vaca Valley has recently been sold at $400 and $500 per acre.

These Capay Valley lands are under the most favorable climatic conditions for the prosecution of profitable fruit growing, and the locality has proved itself to be one of the earliest in the State. The grape crop of 1890 from the company's vineyard at Cashmere was picked, dried and shipped to Chicago and Philadelphia before the Fresno County grapes were ripe.

The railroad passes through all of the tracts owned by the Capay Valley Land Company, thus insuring excellent shipping facilities; and land may now be purchased in the immediate proximity of either of the following stations: Capay, Cadenasso, Surrey, Guinda, Sauterne, Cashmere or Rumsey.

At many of these places fine orchards of the choicest and earliest varieties of peaches and apricots may already be seen, and during the coming season considerable additional acreage will be planted out. One of the recent sales made by the company was that of the Tancred Tract, containing 600 acres, to a colony association. This tract has been subdivided into forty holdings, all of which will be planted to fruit trees this season.

The fine orchards on the Guinda Tract, where 400 acres have been sold, are especially worthy of mention, and it is a significant fact that several of the blocks are owned by successful Vaca Valley fruit-growers, who expect to make their earliest shipments from here.

Too much stress cannot be laid upon the great advantage to the fruit-grower of being in early locality. In most cases it makes the difference between success and failure. The industrious orchardist of Capay Valley may rest assured that he will derive all the benefits gained by the first fruit shipments of the season, and that 20 acres of this rich land, when the trees are in bearing, will yield a handsome and assured income.

The Capay Valley Land Company has an agent residing in the valley, whose duty it is to show the various tracts to land seekers.

Four townsites have been laid out in different points in the valley, viz: Esparto, Cadenasso, Guinda and Rumsey. Town lots may now be purchased at reasonable prices and on easy terms.

The enterprising and flourishing town of Esparto is situated at the lower end of the valley, and $125,000 worth of substantial buildings have already been erected, including a fine four-story brick hotel, two large brick blocks and waterworks, with pipes laid in the streets, besides extensive warehouses and numerous residences. The town has a postoffice, school-house and a weekly paper, and the fine railroad depot contains telegraph and express offices.

Postoffices have also been established at Guinda and Rumsey. This latter place, situated at the head of the valley, is the present terminus of the railroad. The comfortable little hotel makes excellent quarters for hunters as well as land-seekers.

The advantages enjoyed by the settler in Capay Valley may be thus concisely summed up:

A soil of great fertility, yielding bountifully of every crop.

A soil and climate which will ripen all kinds of fruit and vegetables earlier than anywhere else in the State.

A climate perfectly adapted to the curing of raisins and drying of fruit without the aid of artificial evaporators.

A location that is central and close to markets. Railroad communication which enables shipments to be made quickly and cheaply. Lands which are sold cheaper and on better terms than anywhere else in the State.

FOR MAPS AND ALL INFORMATION REGARDING THE CAPAY VALLEY LANDS, APPLY TO OR ADDRESS
W. H. MILLS,
Fourth and Townsend Streets, - - - - SAN FRANCISCO.

Real Estate, Etc.

A RARE OPPORTUNITY
Good Agricultural Land for $10 to $20 per Acre.
The Pacific Improvement Company has recently purchased twelve thousand acres of land in the heart of Tehama County, for the purpose of promoting subdivision and settlement. This land embraces lands from first-class Sacramento Valley agricultural land, to land of fair average quality, and is offered at from $10 to $20 per acre, in subdivisions of 40, 80, 120, 160 and 320 acres.
The terms upon which these lands are offered are especially attractive. They will be sold in subdivisions, as above indicated, by the payment of interest only for three years, at which time the purchaser can begin the payment of principal by paying the first of five equal annual installments. Thus no part of the principal is to be paid for three years, and then the purchaser is to have five years in which to pay five equal annual installments, with interest at the rate of 7 per cent. per annum, making payments extending over a period of eight years. Intending purchasers are assured that this is an opportunity to purchase land of fair average quality at $10 per acre, and good agricultural land at $20 an acre, with other grades of land at prices to correspond between these figures.
The assertion is frequently made that good lands, suitable for general farming, and especially adapted for fruit-growing, cannot be had in California for less than from $60 to $100 an acre. An examination of the land subject of this advertisement will prove to home-seekers that this is an opportunity for the purchase of good agricultural land at $20 an acre, and for qualities grading down to fair agricultural land at $10 an acre, on terms of payment which should make the disposition of these lands to actual settlers a result easy of accomplishment.
The primary object of the purchase of this body of land was the breaking up of a large holding for the purpose of promoting its settlement in smaller quantities and its devotion to diligent husbandry.
For further particulars, call upon or address WM. H. MILLS, Land Agent of the C. P. R. R., Fourth and Townsend streets, San Francisco, Cal.

Undertakers.

JOHN MILLER
(Successor to Fritz & Miller),
UNDERTAKING PARLORS,
905 K STREET (ODD FELOWS' TEMple). A complete stock of Undertaking Goods always on hand. EMBALMING A SPECIALTY. Telephone No. 186.

J. FRANK CLARK,
UNDERTAKING PARLORS,
1017-1019 Fourth St., Sacramento.
EMBALMING A SPECIALTY. GEORGE H. CLARK, Funeral Director and County Coroner. Telephone No. 134.

W. J. KAVANAUGH, Undertaker,
No. 513 J St., bet. Fifth and Sixth.
ALWAYS ON HAND A LARGE ASSORTment of Metallic and Wooden Caskets. Burial Cases, Coffins and Shrouds furnished. Coffin orders will receive prompt attention on short notice and at the lowest rates. Office open day and night. Telephone No. 305.

FISHING TACKLE
OF EVERY VARIETY, GUNS, Rifles, Pistols, Fixed Ammunition, Cutlery and Sporting Material of every description. Guns choke-bored, stocks bent and repairing on guns and rifles a specialty.
au14-tf H. ECKHARDT, 523 K st.

THE RECORD-UNION AND WEEKLY UNION, clean, reliable, largest in circulation.

Banking Houses.

CALIFORNIA STATE BANK
AND SAFE DEPOSIT VAULTS
SACRAMENTO, CAL.
Draws Drafts on Principal Cities of the World.
SATURDAY HOURS, 10 A. M. TO 1 P. M.
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