REAL ESTATE FOR SALE

Farm Lands.

Continued.

WADENA COUNTY FARM BARGAIN.
This is unquestionably one of the best farm bargains within the state, consisting of 163 acres, improved, near Wadena; 80 acres cultivated, 40 acres meadow, elegant 8-room residence and outbuildings, soil black sand mixed with black loam, clay subsoil, raised 250 to 300 bushels of potatoes to acre last year. The owner wants to buy California land from us as his health will not permit him to spend another winter here and will sell his farm, including all machinery, for $32.50 per acre. He has never offered it before for less than $40 per acre. See or write us at once. Note—If interested in California, ask for our booklet.
Pacific Coast Land & Colonization Co., Phoenix Bldg, Minneapolis.

REAL ESTATE FOR SALE.
160 acres, improved, Douglas county, close to village.
160 acres, hardwood timber, Aitkin county, near logging rivers.
128 acres, improved, Grant county, at village limits.
700 acres, well located, Aitkin county, between 3 lakes.
137 acres, finest timber, Itasca county, on stream and lake.
2 acre island, with nice cottage, on lake right at station.
Lots for sale in new townsite, very fine location on railroad and shore.
Above are bargains—willing to take part exchange.
Lock Box 50, Minneapolis, Minn.

$1.87½ PER ACRE.
Buys 18 sections of land direct from owner, a grazing and stock proposition and is one of the finest in North Dakota. Plenty of fine water, being numerous springs and small streams on this tract. From 3,000 to 4,000 acres could be cultivated, the remainder is rough and rolling and covered with the most nutritious grasses known to stock men. The actual cash value of this land is from $3.00 to $3.50 per acre, but a change in business compels me to make this sacrificing price. No agents need answer nor will I consider any trade; $3,000 or $4,000 will make first payment and the rest can be arranged satisfactory. See me at once if interested, and I will show you this land. Address, 5368, Journal.

$3.50 PER ACRE.
Will purchase 23,000 acres of the richest farming lands in the world, located in southwestern North Dakota; soil is a rich deep black loam with clay subsoil; no stone; no gumbo; no alkali; no gravel. Plenty of fine water, there being many streams and numerous springs on this tract, besides the government observations show an average rainfall of 20 inches for the growing season. Why hesitate, a hint to the wise should be sufficient, as this opportunity will not again come to you. So form a company and handle a half of this tract if not all. Every acre you can retail at $10.00. Address 5349, Journal, Minneapolis.

I OWN AND HAVE FOR SALE AN 80-ACRE farm in the town of Glenwood, Wis.; 30 acres cleared and into crop, 100 cords of good maple timber on the land; frame house, frame granary and hay barn, log barn, trout brook just touches the land close to barn; all fenced, good spring on back 40. I have no use for this farm, as I live in the city of Glenwood, and have other business. Farm is 1¾ miles from the city of Glenwood, Wis. For further particulars call on or address H. J. Wall, Glenwood, Wis.

I HAVE FOR SALE OR EXCHANGE FOR IMproved Minneapolis property, an improved 160-acre farm at Monroeville, Allen Co., Ind., one mile from Pennsylvania Ry. depot, one-half mile from interurban electric railway connecting Lima, Ohio, with Ft. Wayne, Muncie and Indianapolis, Ind.; about 25 acres fine hardwood timber, balance highly cultivated; large barn and 10-room house. Call and see cut of buildings and learn particulars. J. B. Crooker, 330 Lumber Exchange.

A SPECIAL BARGAIN.
4½ sections of land in Stutsman county, North Dakota, for sale; all good farm land; soil the best; price $7.50 per acre; one-fourth cash, balance long time if desired at 7 per cent. Ernest H. Dann, 516 Guaranty building, Minneapolis, Minn.

ACRE LOT, $600; 21 ACRE LOTS SOLD, ONLY one left; the acre lot on Minnehaha av advertised last Sunday sold early Monday morning. Only one acre lot left unsold; this is one block from Minnehaha av, near 44th st; price $600, terms $100 down and $50 every six months; take the Minnehaha car to 44th st. Mr. Burgett at 440 Minnehaha av has a plat and will show you the lot. William Hendricks, 830 Guaranty Loan.

MINNESOTA LANDS—WE HAVE THE BEST dairy, vegetable, small fruit and general farming lands in Minnesota, midway between St. Paul and Duluth, near best markets; fifty miles of new graded roads in Pine county in two years; prices reasonable; small cash payment; ten years' time on the balance; send for map and illustrated book. Address Farmers' Land & Cattle Co., Globe building, St. Paul, Minn.

FOR SALE—TEN ACRES, FINE SOIL, AT Columbia Heights on Central av, at low price for a few days; buyer will make 1,000 per cent in a short time. We also have a fine 20-acre tract and 5-acre tract and one 20-acre tract with good house and barn; all under cultivation; all stock, crop, machinery, etc., goes with it; very cheap. Also 160 acres three miles from Lake Harriet, $5,800. McQuade & McQuade, 711 Phoenix.

THE HARVEST IS ON—HIKE OUT. STRIKE OUT—ANY WAY TO GET OUT
to North Dakota, the garden spot of the prairies, to see the big wheat fields. Buy 160 acres of rich farm land for $12.50 an acre and homestead 160 acres adjoining. Grows anything with a little work and rich natural grasses without work. See William H. Brown Co., 131 La Salle st, Chicago, Ill., or Mandan, N. D.

$1,000 ONLY FOR A NICE 80-ACRE FARM IN Fridley, Anoka Co., 14 miles from Bridge Square. New school house ¼ mile from the place. 4-room house, cellar, good well, other buildings poor; 35 acres cultivated; good land; some timber; dirt cheap; good payment down, balance on time.
E. M. Anderson, 504 Sykes Block.

FOR SPECULATORS, FARMERS, OR A SAFE investment. 120 acres improved farm only one mile from a prosperous town of 800 inhabitants in northwestern part of the state; land is level, best kind of soil; new farm house, cost $800; fair outbuildings, good well, fine spring brook. I am forced to sell; only $1,650; is worth twice that much. Address 5432, Journal.

LAND ON EASY TERMS.
$6 to $12 Per Acre.
Choice hardwood timber land near station, Aitkin county, Minn.; in tracts to suit; best soil, no swamp, sand or stone; near best wood market; we own this land and will accept wood in payment.
Tingdale Bros., 307 Bank of Commerce Bldg., Minneapolis, Minn.

$1,100 WILL BUY A FINE QUARTER SECTION land only four miles from a county seat in northwestern part of this state; land is level, clay soil with clay subsoil; about 1,200 cords hardwood timber; a nice hay meadow; fifty acres very easily cleared; lies on main traveled road; act quick; this is an estate. Address 5439 Journal.

23 ACRES TWO MILES FROM HUDSON, WIS.; good house, barn, stock barn, sheep shed, complete outfit for stock feeding; 150 acres under cultivation; all of the crop goes with place if taken this month; balance of farm in pasture; lots of good timber; small payments down, balance five years at 6 per cent. For particulars inquire F. H. Scriber, 319 Jackson st, St. Paul.

$1,700.00—A BEAUTIFUL COUNTRY HOME, in the city of Cumberland, Wis., 8 acres of good land with a first class house of 6 rooms and cellar. Good barn, carriage shed and wood house; land on river which runs into beautiful lake, and in well lighted street; house wired for electric lights; very easy terms. Address, 5342, Journal.

FARM FOR $10 DOWN.
80 acres, Minnesota hardwood timber land; $10 down and $10 a month; 40 acres, $10 down, $5 a month. You can cut timber and apply on your payments. Write
The Minnesota Land & Stock As'sn, 612 Germania Life Bldg, St. Paul.

GOOD 80-ACRE FARM FOR SALE CHEAP; must be sold at once; all new buildings, house and barn, everything in good shape, fine hay meadow, one mile to school and church, seven miles from town; have another 80 joining this; will make reasonable terms on both. H. Smith, 718 26th av NE.

IMPROVED FARMS.
60-acre farm in Chisago county, very cheap; we consider trade for city property.
152-acre improved farm in Wright county; very cheap.
640 Temple Court., Gaynor.

320 ACRES, TWO QUARTER SECTIONS, ONE in Polk county, 3 miles from station; one in Norman county, one-half mile from station; well improved; equity now to exchange for a $6,000 stock of merchandise or hardware; price per acre, $27.50. G. Pladsen, Gary, Minn.

FINEST WHEAT LAND IN CANADIAN WEST; 5,000 acres choicest selections at elbow of south Saskatchewan, on line Moose Jaw-Elbow extension Canadian Pacific Ry.; construction begun; bargain for quick sale; prices will advance after harvest. C. S. Morris, Regina, Assiniboia.

WE HAVE IMPROVED FARMS TO SELL OR exchange in Minnesota, North and South Dakota, Iowa and Wisconsin; many are rare bargains.
American Land & Exchange Co., 235 Boston Block, Minneapolis, Minn.

LANDSEEKERS' EXCURSIONS.
Daily to Allen's colony at Hinckley. Come and select your future home; free fare to buyers at $6 an acre and up; terms to suit; maps and particulars. John G. Allen, 305 2d av S, Minneapolis, Minn.

80 ACRES, NEAR LAKE MINNETONKA ON boulevard, near station; good improvements, only $50 per acre; very cheap. Charles M. Morton Co., 300-302 Nicollet av.

REAL ESTATE FOR SALE

Farm Lands.

Continued.

WE HAVE GOOD MINNESOTA LAND TO EXchange for retail farm implements or hardware business; if you are interested state where your business is located, value of your real estate if you own it and approximate value of your stock on hand. 4776, Journal.

I WANT A CUSTOMER TO BUY 148 ACRES of land in Wright county, with nearly one mile lake front on Clearwater lake. This is an exceptionally fine piece of land for farm purposes or resorts. For description and terms write G. H. Perry, Chester, Vt., Box 285.

NORTH DAKOTA, CAVALIER COUNTY, IN 162-57, only $800, near new branch railroad. Pembina Co., quarter in 162-56, only $800; another all cultivated in 161-51, only $3,400; Sargent Co., 100 acres in 129-55, only $700. F. J. Percival, 806 Guaranty Bldg.

WE ARE SELLING FINE FARMS AND HARDwood timber lands near the cities and best markets at from $6 to $12 per acre; any terms you want. Come and see us. Nichols & Frissell, 705-6 Northwestern building, 322 Hennepin av, Minneapolis.

FOR SALE—COLORADO LAND, 3,200 ACRES of good grazing and farming land, located in southeastern Colorado, near Kansas, two miles from railroad and station. Must sell. Prices and terms to suit. Address or call E. M. Kidder, Hyser hotel.

REAL ESTATE—FOR SALE, TWO QUARTER section farms with good buildings, timber and meadow; 40 and 60 acres under cultivation; 14 and 16 miles from Minneapolis. Both are bargains. Write Edw. E. Smith, R. 4, Anoka, Minn.

DO YOU WANT A 125-ACRE HIGHLY IMproved farm near Lake Harriet; small amount cash down, balance 4 per cent; stock and all as it stands, $15,000, or might take some city property. P. P. Swensrn, 514 Bank of Commerce Bldg.

TEN ACRES FOR CHICKEN RANCH, GARDEN, suburban home, or any use that smooth, rich land can be used for. Only 2½ miles from end car line between Nicollet and Lyndale; only $1,150; easy terms. F. J. Percival, 806 Guaranty Bldg.

BEAUTIFUL FARM, BIG STONE COUNTY; 160 acres; 1½ miles from Clinton; black loam soil; good water, splendid buildings of all kinds; buyer will get half of crop; $5,000; terms. Tingdale Bros., 307 Bank of Commerce, Minneapolis.

WE HAVE SOME CHOICE IMPROVED FARMS in southern Minnesota at reasonable prices; also timber lands in Aitkin county, on easy terms; write for particulars. E. H. Hobe Lumber Co., New York Life building, St. Paul.

FARM FOR RENT—I OFFER MY 750-ACRE stock, dairy and grain farm for rent; located at Courtland, Nicollet county, Minn., for a term of five years. For particulars address the owner, J. H. Doty, Courtland, Minn.

FOR SALE OR EXCHANGE—A FINE LEVEL improved 160-acre farm, half mile from good town, Hancock county, Iowa; will take clean stock general merchandise or northern land. Owner, J. M. Burns, Morris, Minn.

FOR SALE—IMPROVED 320-ACRE FARM IN Stevens county, price $40 an acre; encumbrance, $5,700; would consider trade for hardware or implement stock. Address owner, J. E. Peterson, Donnelly, Minn.

CANADIAN LANDS
from $5 per acre up; bargains near railroad; 160 to 10,000 acres, Manitoba, Assiniboia; a few improved farms. Write to E. L. Camp, 515 Guaranty Bldg.

FARM LANDS—WE HAVE THOUSANDS OF acres of the best farm lands in South Dakota for sale; $8 to $18 per acre. See us before you buy. Brookings Adjustment & Realty Co., Brookings, S. D.

FOR SALE—1,680-ACRE CATTLE RANCH, suitable for 1,000 head; also 300 cattle, 1,200 tons timothy hay and full equipment; $27,000; snap; send for details. J. H. Shober, Jr., Helena, Mont.

SEVERAL 80-ACRE TRACTS OF GOOD FARMing land, near Clear Lake; price $1,000 an 80, $250 cash, balance on or before ten years, 6 per cent interest. Schwab Brothers, Clear Lake, Minn.

120 ACRES IN WRIGHT COUNTY; IMPROVED, mostly under cultivation; will sell cheap for cash or trade for improved city property. Charles M. Morton Co., 300-302 Nicollet av.

FIRST CLASS FARMING LAND, 5 TO 20 miles from Duluth, Minn., on good roads, $6 to $10 per acre; easy terms. Finnish-American Land Co., 200 Torrey Bldg., Duluth, Minn.

HALF SECTION AT BARGAIN; FINE PRAIRIE land in Ransom county, N. D.; remember east of Sheyenne river best of soil; three miles to market. Nelson Bros., Lanesboro, Minn.

2,000 ACRES OF CHOICE WISCONSIN HARDwood timber lands, Douglas county, Wisconsin; $3 an acre; half cash; investigate. John G. Allen, 305 2d av S, Minneapolis, Minn.

MINNETONKA PROPERTY

14 ACRES MINNETONKA LAKE FRONT; fruit farm for sale, and might take some good improved city property in exchange; 11 acres fruit; choice raspberries, strawberries, currants, 1,000 apple trees, three acres hard maple timber for maple syrup and fuel; 400 feet lake frontage; owner leaving state.

$2,500.—3 beautiful lake-front lots and cottage on Carson's bay, near Deephaven; $900 single lot.

$140.—75x75 foot lot in Excelsior near picnic grounds and lake.

We have money to loan on real estate.
Lauderdale Co. & Sloane, Temple Court.

FOR SALE—MINNETONKA.
Are you looking for a home or an investment at Lake Minnetonka? If so, call and see us. We have handled Minnetonka property for twenty years, and have a large list to select from. A small cottage on the north shore near Spring Park, all furnished, two or three row boats, wood for two or three seasons, with about one acre of ground; lake shore on two sides; a very pretty place; $1,050, if sold soon; part cash, balance to suit.
T. J. Janney, 203 Oneida Bldg.

20 ACRES, BEAUTIFUL LAKE SHORE PROperty on Wayzata Bay, good soil, lies well, handsome view, sand beach, prettiest property left on lower lake. Call for price and particulars. J. M. Davies, 509 Phoenix.

FOR SALE BY OWNER—COTTAGE AND FOUR lots, near lake, near St. Louis hotel and Deephaven; price $825, part cash. J. W. Womack, Deephaven. W. C. Denison, 702 Andrus building.

FOR RENT—EIGHT-ROOM FURNISHED COTtage, balance of summer and September, beautiful location, Fairview station, St. Louis Ry., price $35. G. S. Couch, Phoenix building. T. C. 1532.

10 ACRES, FINE LAND, NEAR WAYZATA station, all cultivated, 40 rods frontage on Gleason's lake; piece lies fine; Superior boulevard. Only $1,500. J. M. Davies, 509 Phoenix.

MODERN EIGHT-ROOM HOUSE IN CENTER of town to exchange for improved fruit farm or unimproved fruit land at or near Excelsior. Albert Lano, Aitkin, Minn.

FOR RENT—COTTAGE, COMPLETELY FURnished, six rooms, well, cellar, cistern, at Zumbra Heights, after Sept. 1, all plastered; fine boat. Birch, 200 Nicollet av.

WANT TO RENT—AT LAKE MINNETONKA, a small winter house furnished, by a family of four adults until Jan. 1. Excelsior preferred. 5471 Journal.

SUMMER COTTAGE, PARTLY FURNISHED; cheap for balance of season. For sale at bargain on easy terms. Holbrook, 417 Kasota building.

FOR RENT—COTTAGE AT TONKA BAY, $25 for balance of season; ice, two boats, screened porch, fully furnished. Newhall, 550 Temple Court.

FOR SALE—200 FEET SHORE, SANDY BEACH, three blocks from station, Spring Park Bay; $600 takes it. Schadde Bros., 1218 8th st SE.

BOARD AT LAKE MINNETONKA. ACCOMMOdations for a few in private family; pleasant and quiet location. 5161, Journal.

FOR SALE—A VERY DESIRABLE FURNISHED cottage, large lot, good shore, at Minnetonka. Gilbert L. Byron, 219 5th st S.

WANTED—BEST SHORE LOT AT MINNETONka, lower lake, that $500 will buy. G. H. Headerly, 250 1st av N.

INSTRUCTION

LILLIAN BAKER,
Teacher of ballroom and stage dancing.
Teachers' course taught those desirous of becoming teachers.
Lessons during the day and evening.
Studio at Richmond Halls, Twin City 3016.
Wednesday and Saturday evening classes now forming.
Satisfaction guaranteed.

STENOGRAPHERS AND BOOKKEEPERS! YOU don't see the graduates of the Nichols Expert School, (Endicott Bldg., St. Paul,) advertising for position. There's a reason. Individual instruction by experts.
We fill more good positions than all the other schools and agencies combined. Good stenographers, good positions. That's the reason.

NICHOLS EXPERT SCHOOL,
Endicott Building, St. Paul, Minn.
Shorthand, Typewriting, Bookkeeping, Business Penmanship, Commercial Branches.
Life Scholarships or By the Month.
Individual Instruction By Experts.
Employment Guaranteed.
Railroad Fare paid for 200 Miles.

FIRST-CLASS INSTRUCTION BY THOROUGHly experienced teachers on piano, violin, violoncello, mandolin, guitar and banjo. Satisfaction guaranteed. Lessons 50c. M. M. Voak, 92 7th st S.

PLAYERS' SCHOOL OF DRAMATIC ART—Fall term opens Sept. 4; specialists in all departments. For particulars inquire Cora Ress-Clarke, 620½ Nicollet.

VIOLIN, MANDOLIN, PIANO, GUITAR, BANjo, violoncello lessons 50c; best instruction; instruments furnished free. F. L. Tappan, 92 7th st S.

ATTEND THE SCHOOL WHICH STANDS FOR the highest and best in business education. Rasmussen Business School, Globe Bldg., St. Paul.

SPANISH TEACHER AND TRANSLATOR, Yale graduate, 24 years in Spain; references furnished. 1804 4th av S. T. C. 3566.

REAL ESTATE EXCHANGE

TO EXCHANGE FOR LAND.

$2,000—Dwelling, seven rooms, water, sidewalk, sewer, bath; rent $15; incumbrance, $1,000. Trade equity for cheap timber or prairie land.

$3,000—Dwelling eight rooms, good location. Trade for farm.

$4,200—Fine, large dwelling, best location in Robbinsdale. Will trade for farm or Minneapolis residence.

$5,500—Elegant residence, near Lake Harriet; modern. Will consider farm or timber land.

$7,500—Eleven-room, modern dwelling; eighth ward. Want land.

These are but a few. Call and let us match what you have to offer.
H. M. Olson, 608 Boston Block, Minneapolis.

$1,200—FINE CHICKEN RANCH, TWO ACRES, good buildings, 2½ miles from city; will trade for house in or near Robbinsdale.
$500 equity in $1,000 cottage of 4 rooms, city water, etc. One block to cars, for jewelry stock.
$300, a good big lot at Excelsior as part payment for cottage at Camden.
J. A. Sanborn, 355 Temple Court.

TO EXCHANGE—920-ACRE STOCK FARM IN Wisconsin for wild land, Dakota, or Minneapolis property; 20 lots, Franklin Park, Chicago, for Minneapolis property; 50-acre Missouri fruit farm for California or Oregon land; 6,000 acres in small farms for general merchandise, boots and shoes, hardware, groceries, hotels, etc. New Thought Realty Co., 205 New York Life.

TO TRADE FOR GOOD CANADIAN LANDS, A $9,000 stock of general merchandise, including hardware and machinery; lumber yard in connection; no competition, no stuffed trading stock; located in eastern North Dakota; $45,000 business last year. Address C. A. Monson, Warren, Minn.

FOR SALE OR TRADE FOR GENERAL MERchandise, 560 acres of choice farming land in Washburn county, Wis., which I will sell or trade for stock of general merchandise; a snap for right party. Address 5048, Journal.

FOR EXCHANGE—MY EQUITY OF $15,000 IN 843 acres 12 miles from Minneapolis; 500 acres meadow, 50 acres cultivated, balance timber; pasture fenced and crossfenced; good buildings. R. W. Keavy, owner, 3040 Chicago av.

WANTED TO EXCHANGE—FOR FARM IN Minnesota, North or South Dakota 150 acres of land, near Bennett, Baldwin county, Alabama. Land beautifully located with fine lithia spring, rare opportunity. Address 2694, Journal.

TO EXCHANGE—IMPROVED INCOME PAYing city residence and business property to exchange for improved farms worth $5,000 to $25,000 in Minnesota and Dakotas. 4407, Journal.

WANT TO EXCHANGE MY FARM AT KAwlek, Minn.; 240 acres; for stock of hardware, farm implements or stock of general merchandise. Charles Newman, Hawlek, Minn.

FOR SALE OR TRADE—QUARTER SECTION improved farm, near Ivanhoe; this is a first-class farm deal for clean stock general merchandise. David Ryan, Ivanhoe, Minn.

WILL EXCHANGE MY SIX HOUSES IN PITTSburg, Pa., yearly rental $1,020, for western property. What have you? G. Townsend, 409 Kasota building.

$3,500 BRICK INCOME PROPERTY IN GOOD Iowa town to exchange for Minneapolis residence or vacant lot. Quale Land Co., 617 Andrus bldg.

$2,500—HARDWARE STOCK, GOOD BUSINESS, nice town, good crops, to exchange for small improved farm near town. Address 5353, Journal.

TO EXCHANGE—40-ACRE IMPROVED FARM for hotel or groceries; give price and location. J. Stopperan, Clear Lake, Wis.

NEW MODERN HOUSE, $4,000 EQUITY; WILL take lots or land; describe fully what you have in first letter. 488, Journal.

SHEPARD CAN EXCHANGE YOUR PROPERty. Send description. 312 Bank of Commerce.

WANTED—REAL ESTATE

WANTED—A GOOD IMPROVED FARM IN Minnesota, clear or with equity of $6,000 to $18,000; will give fine modern ten-room residence partly furnished, and 15 good building lots on east side, Minneapolis, and some wild prairie land; owners only. 4407, Journal.

I WOULD LIKE TO COMMUNICATE WITH some one who is willing to sell me a good-sized lot, not too far from university, build a five-room house without modern improvements for $100 cash and $25 monthly installments. 5054, Journal.

HAVE JUST OPENED MY LAND OFFICE here and now wish an eight or ten-room house in a desirable location; will give choice 200 acres of land for same and possibly some cash. Give location and price. 4784, Journal.

WANT TO BUY SMALL TRACT OF GOOD land in Assiniboia, Canada. Land along Prince Albert railroad preferred. Give lowest cash price, legal numbers and full particulars in first letter. 4982 Journal.

WANT TO BUY SMALL TRACT OF GOOD land in Assiniboia, Canada. Land along Prince Albert railroad preferred; give lowest cash price, legal numbers, full particulars in first letter. 4982, Journal.

WANTED—TO BUY FOR CASH, IMPROVED farm, 80 to 200 acres, within 25 miles of Minneapolis; must be a bargain; owners only. Give full description in first letter. 4407, Journal.

WANTED—PINE LAND OR CUTOVER PINE lands in lower Mississippi; have for exchange 900-acre farm four miles from Devils Lake. Address La Rue Bros., Devils Lake, N. D.

REAL ESTATE WANTED.
Wanted, a small modern house and large lot, well located in exchange for lots and land at Minnetonka. Address 5417 Journal.

BEST MODERN HOUSE THAT CAN BE bought from $2,000 to $4,000 in Minneapolis; give full particulars. Box 373 Breckenridge, Minn.

WANTED—LIST OF NICE, MEDIUM-SIZED houses, modern or plain, in nice location, at reasonable prices. E. M. Anderson, 504 Sykes Blk.

WILL BUY EASTERN WARD AND WESTERN Bottineau county, N. D., lands if cheap. Send description, price and terms. 5473, Journal.

WANTED—SIX TO EIGHT-ROOM MODERN cottage, good neighborhood; must be bargain; give all particulars first letter. 5285, Journal.

FOR SALE—440 ACRES UNIMPROVED LAND in Aitkin county, Minnesota. For particulars address George O. Wyatt, 600 Oneida block.

WANTED—TO BUY HOUSE AND LOT FOR cash, not over $2,500, west of Chicago av and south of 24th st. 5222, Journal.

WANTED—BEST HOUSE $1,250 WILL BUY easy payments, at once. North or south. 663 Bank Minneapolis Building.

WANTED—FROM 5 TO 10 ACRES NEAR CITY for cash buyer; also house; $2,000 cash. See Walsh, 525 Boston Blk.

WILL SELL YOUR PROPERTY. SEND DEscription and price. Shepard, Bank Commerce.

I CAN SELL YOUR HOUSE. SEND DESCRIPtion and price. Shepard, Bank of Commerce.

MINING INVESTMENTS

BUY STOCKS WHEN THEY ARE CHEAP. You will regret your lost opportunity after they have advanced 100 to 200 per cent. This week Bonanza Queen and Alaska Central pfd advanced 50 per cent at a jump. Panhandle Smelter, Mount Union Consolidated and Anglo-Saxon ought to do even better next week. Buy these stocks now. Remember I have bargains in several thousand other stocks besides these, and if you fail to get my prices before buying any stock, nine chances to one you are paying too much. R. B. Higbee, 410-411 Germania Life Bldg., St. Paul, Minn. Both phones. Established in 1899.

MINING MEN AND BROKERS—ATTENTION is called to this ad. I have a large body of land in Ontario Province, a few miles from Port Arthur which has proven the richest silver quartz bearing land in the western hemisphere. We have crown grant to land. Will sell a portion of this property for the purpose of raising funds to develop remainder. Quartz has been produced, going thousands of dollars per ton. A property in this vicinity sold for nearly a quarter of million. Write or address 302 Andrus Bldg., Minneapolis, Minn.

MINING—THE SAFEST AND SUREST WAY for a minority or small stockholder to make money in mining is to buy stock for permanent holding in a responsible and strong development company, such as the Forward Mining Development company, now operating in Goldfield and Bullfrog, with elegant prospective holdings. Large returns from such a procedure is but a question of time. Investigate. L. L. Patrick of Goldfield, president; George D. Holt, 923 Guaranty building, Minneapolis.

I OWN MATTYE LEE MINES IN TACATECAS, Mexico, the richest mining district in the world; have gone in with tunnel 360 feet and struck solid body of ore; will sell half interest for money to put in a hoist and go down with shaft 250 feet; men with money and honest intentions only need apply.

WE HANDLE ANY UNLISTED STOCK.
Will buy Bonanza Queen.
Crandall, Pierce & Co., 416 Guaranty Bldg.
Main 1650-J2. T. C. 9283.

HAVE 14,000 SHARES BONANZA QUEEN mining stock; must sacrifice 4,000; must have cash; highest offer gets it; well worth dollar a share. 5221, Journal.

PROFESSIONAL

SUPERFLUOUS HAIR, MOLES, ETC., PERMAnently removed by electricity. Miss Hollister, 77-78 Syndicate Block. Pioneer stand of the northwest. Exclusive specialist.

SUPERFLUOUS HAIR, WARTS, MOLES, PERmanently cured by electricity. Feeley & Crocker, 622 Nicollet av.

PHOTOGRAPHIC SUPPLIES

KODAKS, PREMOS, CENTURIES. WE ARE the leading agency in the northwest for these leading cameras. Developing and finishing done. O. H. Peck Co., 112-114-116 5th st S.

BUSINESS CHANCES

EVERY PERSON INTERESTED IN THE present insurance disclosures, every person who wishes to understand the principles of life insurance organization and management, should read the pamphlet mentioned in the State Mutual advertisement in this issue. This pamphlet is not a mere advertising circular. It is a carefully prepared statement of the scientific principles which should govern a life insurance company, and the object is to enable the average business man to discriminate intelligently between the sound and the unsound in life insurance. The Minneapolis representatives of the State Mutual believe that their business will be benefited by public intelligence upon this subject, and they furnish the pamphlet free to all who are interested enough to send for it. Send a stamped, addressed, 6½-inch envelope to C. W. Van Tuyl, General Agent, 15-21 Loan & Trust building.

CONFECTIONERY, NORTHEAST MINneapolis	$325
Grocery, ½ cash, monthly payments	800
Farmers' hotel North Minneapolis	900
Milk route, 20 cows, 150 customers	1,000
Restaurant, east side	225
Rooming house, close in	500
Residence, eight rooms, modern, Colfax av S	4,500
Residence, 10 rooms modern, Aldrich av S	6,500
Millinery store, North Minneapolis	425
Hotel, 24 rooms, McLeod county	4,500
Steam laundry, Wisconsin	2,400
Doctor's practice, residence, Minnesota	2,040

Northern Realty Company, 440 Andrus Bldg., Minneapolis, Minn.

TEN ROOMS ON HENNEPIN NEAR library, $650.
Nine rooms on 9th st S, $350.
Ten rooms on 8th st S, near Nicollet, $500.
Eight rooms on Central, near Soo shops, $350.
Eighteen rooms on 2d st S; income $200 a month; $1,700; easy terms; if these do not suit, call and see what we have at from $200 to $5,000.
Dirlimple-Farrell Agency, 421 Kasota Bldg.

MONEY TO BURN—SHOULD YOU PUT ON one of the tried special and closing out sales conducted by reliable, experienced salesmen. We are marvelous manipulators of merchandise. Fifth successful year. We recognize no competition. We are the leaders; 100 cents on the dollar and better for all goods sold. Past sales tell the tale. "Salvage System" never fails. Minneapolis Salvage Co., F. A. Burnand, Manager, Minneapolis.

LAY THE FOUNDATION FOR A FORTUNE. Write us today and we will tell you how $10 down and $5 a month will lay the foundation for a fortune. No risk; no chance of loss; an opportunity for the man of limited means to realize handsome, legitimate profits on a safe investment of his earnings. For full particulars and bank references, address Franklin Investment Co., suite 426, De Menil bldg, St. Louis.

THE PHOENIX HOTEL OF DETROIT, MINN., is offered for sale by the undersigned; full description and terms made known upon application. This hotel is located opposite the N. P. depot, has 32 finely furnished steam-heated rooms and commands a good up-to-date commercial trade. Hotel men looking for a location will do well to thoroughly investigate this proposition. John H. Smith, Detroit, Minn.

WHOLESALE BUSINESS, SELLING TO DEALers throughout city and northwest, all kinds of stove castings, stove brick, blacking, cement, mica, etc.; absolutely no old stock on hand; net profit $3,000 per year. Owing to other business which demands owner's attention, will sell at invoice, about $8,000; reasonable terms to anyone desiring to enter a good business; could do no better. Austin, 317 Andrus bldg.

FINANCIAL FIRM, ESTABLISHED 1849, IS open for high-class bond or stock proposition of merit, industrial or possibly mining; undeveloped propositions not considered; have large clientele throughout the United States and Canada. Corporations formed and details attended to. Address Stock Dept., William Harney & Son, Grove and York sts, Jersey City, N. J.

ARE YOU CONCERNED ABOUT THE PRESent life insurance agitation or the value of any of your policies? Unfounded confidence and irrational doubt are alike stupid; learn the facts. Send a stamped addressed envelope to the State Mutual office, 15-21 Loan & Trust Bldg., and secure a pamphlet which will enable you to reach an intelligent and satisfactory conclusion.

THE FOLLOWING OPENINGS AT THE NEW town of Lyman, between Perth and Rolla. A general store, hardware, drug store, bank, hotel, one blacksmith shop, dray line; the best of country, brand new town, just been surveyed. Write A. A. Robinson, Minot, N. D. There are three new elevators and one lumber yard being put in now.

CIGARS AND TOBACCO IN THE BEST LOCATion, being only stock in town of over 5,000 and doing an elegant business. Owner must go at once to New York and quick sale must be made. About $4,000 will handle this fine proposition. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

GENERAL MERCHANDISE STOCK THAT will invoice about $12,000, doing a fine business in good town of about 800, will be sold at discount as owner has other business needing his attention. Best location and best building in town. Look this up at once. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

FOR SALE—A DESIRABLE BUSINESS LOCAtion, a staple clean stock of dry goods, groceries and shoes; southeastern Minnesota, crop failure unknown; stock invoices $5,000, annual sales $16,000. We have an established profitable business; have postoffice in store; cash deal. Write quick if interested. Address 5044, Journal.

DRUG STORE IN ONE OF THE BEST LITtle towns in northern Minnesota, population 500, two churches, two banks, good school, finest kind of farming country; no competition within ten miles; cash sales 1904, $4,000; will sell at invoice, about $1,600. Austin, Drug Store Broker, 317 Andrus bldg.

LARGE STORE AND STOCK, DOING SPLENdid business; a money maker; takes five clerks to do the business; big cash trade; well established; will exchange for twin city income property or sell for cash or good paper; owner made enough, wishes to retire. Might take half lands. Box K, Downing, Wis.

GENERAL MERCHANDISE STOCK WITH store building, warehouse, 5-room house, barn and about two acres of ground in good inland town about 20 miles from St. Paul, doing average business of $1,200 monthly. Price, complete, $3,000. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

IF YOU WANT CASH OR GOOD LAND OR part of each for your stock of merchandise and will write, giving full particulars, you will receive reply with a proposition for same at once. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

FOR SALE—A GENERAL MERCHANDISE store, first-class trade; good location in a good live, bustling North Dakota railroad town; invoice $4,200; must sell out at once, on account of my health; $2,000 cash, the balance on your own terms; write or call on Harry Boch, Underwood, N. D.

HARDWARE, $7,500; WILL BE REDUCED IF necessary; doing an elegant business in good countyseat town within 50 miles of twin cities; good clean running stock that can be handled with part cash and balance easy terms. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

LAW PRACTICE AND BUSINESS OF EIGHTeen years' standing, with office and dwelling; I hold a retainer in 83 cases now pending; have a good land, insurance and collection business also; no one need apply unless they have $3,000 in cash. H. L. Gaylord, Fertile, Minn.

DO YOU KNOW THAT THE ROOMING HOUSE business is going to be good from next month on? We have some of the biggest snaps in town; fair week is coming. Get on the bandwagon and earn money easy. Call or write. Hamre, Norstrom & Co., 215 New York Life.

FOR SALE FOR CASH AND WILD LAND IN northwestern North Dakota, family hotel, Minneapolis; income $1,000 a month in summer, $1,200 to $1,300 in winter; location best in city; must be sold before Sept. 1st. New Thought Realty Co., 205 New York Life.

GENERAL MERCHANDISE—$7,500; BUILDings, $3,500; doing over $25,000 business in good Minnesota town of 700; fine running business; can deal this for good clear lands at the right price. Minnesota Realty & Rental Co., 2 Webb Blk, 10 3d st S.

MINNESOTA NEWSPAPERS—I HAVE FOR sale two first class weeklies, one at county-seat, has Simplex, at $4,000; another with gross income $5,000, price $4,000. For terms and particulars write C. R. Wilkinson, Endicott building, St. Paul, Minn.

CLOTHING AND GENTS' FURNISHINGS—$6,000; good, clean, running stock in good county seat town and doing nice business; can be handled with $2,000 cash and clear land for balance. Minnesota Realty & Rental Co., 2 Webb Blk, 10 3d st S.

GENERAL MERCHANDISE—$7,500; DOING over $25,000 business in a good town of 600 in the best farming community in North Dakota; can be handled with half cash, balance clear land. Minnesota Realty & Rental Co., 2 Webb Blk, 10 3d st S.

BUSINESS MAN OF GOOD CHARACTER AND standing desires from private party a loan of $250 to be used in connection with his business. Repaid in monthly payments. Will pay monthly bonus and give light employment if desired. 5447, Journal.

PARTNER WANTED—MONEY LOANING BUSIness, active or silent interest, collateral loans at big interest, office established. $500 to $1,000 cash required; must furnish good references. Call or write for particulars, Moffatt, 440 Temple Court, Minneapolis.

LAUNDRY, $1,600; FULLY EQUIPPED WITH nearly new machinery and doing a good paying business in Minnesota county seat town. This is a snap, costing about $2,500 originally. Minnesota Realty & Rental Co., 2 Webb block, 10 3d st S.

FOR SALE—BILLIARD HALL WITH STOCK in good North Dakota town; $2,100 if sold soon; retiring on account of poor health. Address A. J. Planting, Brinsmade, N. D.

BUSINESS CHANCES

Continued.

WE EXECUTE OPTION ORDERS FOR WHEAT —$20 margins 1,000 bu 2 cents. Send for free book, Facts and Figures, explaining option trading, and daily market letter. Osborn Grain Co., 17 Chamber of Commerce, Minneapolis, Minn.

DRUG STORE, NORTH DAKOTA, POPULAtion 1,200; fine country, good crops; sales last year over $10,000; 3,000 original prescriptions; owner has other business demands attention; will sell at invoice, $4,000. Austin, 317 And