# HOMES IN SAN JUAN.

## Opportunities for Settlers not Afraid to Work.

### THERE'S LAND IN ABUNDANCE.

Good Land, Too, With Plenty of Water in Most Places—The Crops That Do Best.

BLUFF, San Juan County, Utah, May 8th, 1894.—In the San Juan Stake, extending as it does large distracts of country lying in the southwestern corner of Colorado, the northwestern corner of New Mexico and the whole of San Juan county in the southeastern corner of Utah, we have ample room for all who desire—a great variety of climate and soil.

Let us commence at Monticello, San Juan County, Utah, situated near the county line of the Blue Mountains, altitude about 6,000 feet above sea level, climate lovely during summer, and winters not very severe, reason why it which admits of lots to be fed, experience with southern Utah; dairies plenty and most of interest. Feed and timber in abundance all over the country, coal in abundance near at hand, all kinds of cereals and vegetables grow well here. Many lots of land are up for claims, as well as new patches have been opened up, thousands of acres of good land lying to east, south and north, unappropriated, open to all. The Canyon country had a claim to several sections of the desert cattle. They have been largely engaged in the cattle business of late years driving of their cattle and selling out. They have been writing frequently during the past year for to Montezuma by San Juan on, but on account of the unsettled state of the Indian mineral bill we have not done much about it. So far as I am acquainted with the matter, I believe the Navajos in the Canyon country are quite a good people; they will not come near. Their excuse is, they feel there are to the country, in fact I consider these Indians the best people to have for neighbors in the country. With proper mining of the water for irrigation purposes could this country or a good place to raise fruit, and by proper storage of the water one hundred families could be supplied with small farms. It is also a well established fact that dry farming in arid districts can be made a success for a large part around these mountains. Thousands of acres of good land can be had all round the region within city limits.

One wonderful feature about this city, Monticello, is that it never blows or only spring, summer, brings a good crop. Monticello has a large amount of land known and under irrigation, owned by very few people who would gladly divide with good Latter-day Saints who would come and help to build up and strengthen this stake. Besides, there is the same opportunity for dry farming here as mentioned above. Monticello, in my judgment, could take twenty-five families, it is good, a prosperous and well to do community. C. C. Pratt, looking after the interests of his stock. The above mentioned places are situated in the mountains, and for summer range for cows, where several dairy ranches could be successfully located; here the mountain where good water, and an excellent grass abounds. This country is situated on the San Juan county road leading from Bluff on the San Juan river to Moab, Grand county, Utah, and is about seven miles from Monticello to Moab on the D. & R. G. R. R., 75 miles from Bluff and 300 to Salt Lake City, 175 miles or thereabouts.

From Monticello we will go east on good roads over a few high ridges country, covered with abundance of cedar and pinon pine with very little water except a few springs for some stock ponds, to Colorado, a distance of 15 miles, located in the line representative valley of Montezuma, Colorado. Here we have some pinon nuts of good size, and land enough for one or two ranches called the Dolch and Tanner ranches. These are comparatively but few acres located and being worked on the great bottom of land. There are large tracts of land unappropriated, due to the general government and Colorado state government. Here land, some 30,000 acres, can be purchased for a song and at very easy terms to good, substantial settlers. I am pressed and urged to say that Mormons as settlers have much the preference. The outlook for water to the Dolch canal is not yet assured. It is thirteen miles long, full of ditch discharging the water into Utah. This canal is owned by some Mormons, people come and settle under this part of their canal and work the lateral and have permanent water rights. I do not personally know the exact amount of water that this is supposed to carry water for, but I think I am absolutely safe in saying it at times carries a good percentage of water sufficient for fruit as well as general culture. The altitude is much lower than Monticello, for it is down from there all the way; good cattle country, and for ten to twelve miles east towards Mexico, and about same distance to Dolores on the river of that name, and to a station of the D. & R. G. Southern railway, running from Durango, Colo., on its way to Rico, Ridgway and other places to connect with the main line of the R. G. Western railway at Montrose, Colorado. There, to my judgment, no less than one and one of the best countries unoccupied that I know of for a thousand miles round this region of the Rocky Mountains—government lands free to appropriate and cheap wood for working oil.

Twenty miles south east, on a good road—much of the way through nice groves of beautiful saw timber with no under brush, some scattering ranches now and then appear settling with the pickings of dry farming, and some are a coming well, owing to location—we come to a nice little valley some 20 by 4 miles wide with the Rio Mancos running down it. This is also a railroad station on the D. & R. G. Southern. A small little town of enterprising citizens in Rand town; one large, well stocked store, carrying general merchandise, owned and run by a Mr. George Hunter, a good, honest Dutchman or German, one or two other small stores, one hotel, very fine, business, two blacksmith shops, one hotel and several restaurants, one lumber shop, one fine central school house, one high school house, one fine small Methodist chapel. These improvements are all found on the west side of the river. On the east, about one mile from the center of the village, we come to the Mormon meeting and school house, a good commodious building built of logs and lumber. From here south we have a regular Mormon string-town for a distance of some ten or twelve miles down the valley. Water canyon till it breaks into the Sec Mancos canyon so celebrated in some numerous, rude, case and clay settlers. The land on either side of this canyon is located and cared or claimed, with much or a deed from the government, by a few Mormon families, who are now engaged in cutting for people working homes to come and help them between the country. Land with water right can be had now from the Rio Sec Mancos, good, rich land is for to some one who is or has Mormon creed. Bradley over Mormon claims there are quite a number of ranches of rich arable land, and on the main road leading from Durango thirteen miles east, the settlement to the railroad, which have been recently sold under mortgage foreclosure, and are for sale dry farming with first-class water rights. The altitude is something near 7,000 feet, winter is held in high altitude, hail is being caused here in considerable quantities, contract for lumber and very good for the year round; many rich mines near by the country; good, well stocked with good horses, about as good as sold in Salt Lake City; fencing and wood for fuel is abundance and coal is cropping out all over the country, and mining is very active, and is no other away. This, in my opinion, is one of the finest places for young men to come and be settled with small means and can have good jobs on the mines and at other outside labor when not at the farm, which, with industry, economy, frugality and a less than in Good Hope proposition, may also be come very comfortable in a few years; for the country has many natural advantages. Mancos and about ninety can furnish homes to families.

We will now take a spin down into New Mexico, travel east about twenty miles over a high divide or mesa; into a very pretty valley, well watered, dotted with nice ranches carried on by the dry culture process largely. Down some eight miles down a deep canyon with a small stream flowing down it called Cherry creek. Some nice rich farms are found on either side of the little stream, one mile or nearly all along the course of the deep, deep valley for its entire length. We leave Cherry creek by ascending onto a high mesa—an extra long, very good grade; we now come into the reservation where the Southern Ute Indians are in possession, travel some eight or ten miles down good, good road, and we come to the Rio La Plata, never ceases to feel, as quite a bit on to a beautiful area, still on the reservation; travel on down the stream, and we may fall into the La Plata river; down this we travel some six or seven miles. At the way now are two ranches, the reservation is in sight, and we come to an area in the new Mexico, the land is taken up and few farms and orchards line the bottoms on either side of the stream till we come to Farmington, Rio Arriba county, New Mexico, and most beautiful lands I have ever seen in these Rocky Mountain valleys. Many of these bottoms would be glad to part with some of their land, owing to good markets, yet are in want of homes. Elder A. F. Young gave us some of his claim to a brother to have him come and be a neighbor to us, and he would have done it if he was, but, others I believe would be glad to have good neighbors on very similar terms. This is a good hot country, good climate, winters very mild, can work out all during the winter months; very little stormy weather; wheat, corn, oats, barley, potatoes and all kinds of vegetables do well here. Yet it is one of the best all round farming districts I know of, but a drawback comes from being some 40 miles from the nearest belt, which is supplied from Natora region. The water question is rarely good one, as I understand they have a high line ditch completed which will afford water for some 30 or more heads. Some emigrants come in they have a very fine entrance site which can easily be put into shape for use, with the aid of a few farmers, and they can water every acre of their new site claim. Irrigation wood can furnish homes for at least some 40 families.

I return south about twenty, a little west of south, we come to Fruitland, or Necedah, New Mexico, situated on the south bank of the San Juan river, about 20 miles east of Bluff. Fruitland is a fine place and mixed farming, a good sandy upland, are anything be sold out and sold for very cheap, some of the settlers who have made for people who are willing to divide up their claims with new comers, for they are some weak here numerically, and is in need of good settlers here. Land, when I say good, I mean good, and when I say rich land, it is good for all purposes that land is formed for to live climate, but that is presumably the case in this country for such profit. The cheapest potato land has under a new ditch lately finished, and rent only a distance above the little town. What the rates are for water I am not advised. Bishop Luther C. Donnelson presides here—a good, kind, honest bishop, looking constantly after the welfare of his little flock. Fruitland can furnish homes for 50 families; rather I mean can furnish rich class places where elegant homes can be built up in a few years, for fruit and general culture. The altitude is much lower than Monticello, for it is down from there all the way; good cattle country, and for ten to twelve miles east towards Mexico, and about same distance to Dolores on the river of that name, and to a station of the D. & R. G. Southern railway, running from Durango, Colo., on its way to Rico, Ridgway and other places to connect with the main line of the R. G. Western railway at Montrose, Colorado. There, to my judgment, no less than one and one of the best countries unoccupied that I know of for a thousand miles round this region of the Rocky Mountains—government lands free to appropriate and cheap wood for working oil.

Twenty miles south east, on a good road—much of the way through nice groves of beautiful saw timber with no under brush, some scattering ranches now and then appear settling with the pickings of dry farming, and some are a coming well, owing to location—we come to a nice little valley some 20 by 4 miles wide with the Rio Mancos running down it. This is also a railroad station on the D. & R. G. Southern. A small little town of enterprising citizens in Rand town; one large, well stocked store, carrying general merchandise, owned and run by a Mr. George Hunter, a good, honest Dutchman or German, one or two other small stores, one hotel, very fine, business, two blacksmith shops, one hotel and several restaurants, one lumber shop, one fine central school house, one high school house, one fine small Methodist chapel. These improvements are all found on the west side of the river. On the east, about one mile from the center of the village, we come to the Mormon meeting and school house, a good commodious building built of logs and lumber. From here south we have a regular Mormon

and L. H. Reid, Jr. We have not much to do from home by way of land and water. Without a company formed, cannot sufficiently strong to handle the water question. Land is in abundance appropriated lying out there of round country, some be 10 to 15 miles, that dry farmer rather water, or rather water of land which is all claimed, but not sufficient help to enlarge and extend the ditch a few miles, which would bring in a large tract of very fine land. The ditch is not appropriated, unless it be by some more distant claims, but should be named it some "Great Alec", a wicked hunter of mountain men, young fine young world go straightway and stake out the route up for the same, before they, we be ready to live in the very region where he chief job is an appropriate.

Our time crop prospect was never better, but have not everything been very quite from drought some as to fear and but not since starting these lines have had a good rain, giving the waters. We were very low in the water gate, so much the more and before we had watered round, but now enough and water gate down and let our ditch dry. We are in good shape, I hope, and our fruit trees are high blossom. Crops are all very much of a drought. I have not seen any crops so dry for early in the season, but range is unprecedented, every so much so and it looks rather bad for the cattle and sheep business, but we have to work and hope and pray for rains to bring out and make good the crops, and we are ready as people all times to remember to put our cattle and sheep out, and cease our prayer, and confess we, that the Lord now knows.

F. A. HAMMOND.

**The Majority of a Jury.**

"Salt Lake is a good place to sailor, but for a day's pleasure give us Calmer's Park."

**BEAUTIFUL SALTAIR**

Open Again to the Public.

Everything is running order for the season. Good music and good cuisine. Sections and elsewhere in this paper.

**ANNUAL CONFERENCE.**

Young Men's Mutual Improvement Association Engage Saint Cat. Sod.

For the annual conference the Union Pacific will sell round trip tickets to all stations in Utah to Pocatello rate fare.

Selling dates from Provo and all points north, June 3rd, 4th and 5th, tickets good returning until June 6th. Selling dates from all points on Utah & Nevada, and Salt Lake & Western branches and all points south of Provo, May 31st to June 2nd, inclusive, tickets good returning until June 6th.

**CONFIDENCE AT LOGAN.**

Persons intending to attend the Annual Conference of Young M. M. I. A. at Logan, June 2nd and 3rd, should remember that the only through train via the Union Pacific, arriving Salt Lake at 2:40 p. m. daily. Tickets will be sold at Salt Lake June 1st, 2nd and 3rd, good returning until June 5th, with privilege of stop-over at Ogden in either direction.

**TO OUR PAY READERS.**

Low Rate Methods to Use This

We desire to call your attention to the prepaid excursion to Colorado Springs, Pueblo and Colorado Grand Junction, which is the cause of late departures, such as tours Indian, Niagara, Niagara, and others.

Send what a reliable man says about the tobacco.

Stop Auditor's Clerk at McGillan Lost Tobacco.

Lansing, Mich.

I have taken one tobacco in Kilmore Gold Cut Plug and find it cut, and dropped in weight from 10 to 12 pounds, and practically being sold. I am confident of saving 25 per cent in tobacco.

The Fresh Cut comes in one bottle, and Fills Pipe no bent, or a roller for 5c. Sent by mail on receipt of money. Address

Jacobs Brothers,

Sole Agents, Chicago Ill.

These goods are also sold by Jones Commercial House, Meyrowitz Bros., Salt Lake City.

# Chas. W. Stayner,

## LAWYER,

McCornick-Richards Building.

First South Street, Salt Lake City.

# ESTATES.

Heirs and others having an estate to settle should consult Chas. W. Stayner. He has had an experience of over twenty-five years as attorney for estates. Will drafted and estates settled. Office McCornick-Richards Building, Salt Lake City.

# LAND CASES.

Persons having land contests, or where patents are delayed, should consult Chas. W. Stayner. He has just returned from Washington, where he has been conducting a successful practice in the General Land Office, Congressional work included. Office, McCornick-Richards building, Salt Lake City.

Correspondence solicited. Send stamped envelope for reply.

**EXTRAY NOTICE.**

OUR ROAD [illegible] CHANGED OF [illegible] Date May 28, 1894.

RIO GRANDE WESTERN. RIO GRANDE WESTERN.

STANDARD GAUGE

CURRENT TIME TABLE. In Effect April 22, 1894.

[illegible]

Ticket Office, 15 E. 2nd South.

G. C. DONING, G. S. WARNER, Gen'l Agent.

D. H. DANNETT, Gen. P. & T. A.

UNION PACIFIC. UNION PACIFIC SYSTEM. WORLD'S PICTORIAL LINE.

THE THROUGH CAR LINE.

Effective May 6th, 1894.

[illegible]

City Ticket Office, 201 Main Street.

Telephone 1250.

E. L. HOLMES, Gen'l Agt. Pass. Dept.

E. ROGERS, General Manager.

E. L. LOMAX, G. P. & T. Agent.

J. S. CARVER, Asst. G. P. & T. Agent.

GEO. W. HEALY, [illegible]

E. E. RICE, Gen'l Agent, Denver.

JOHN M. MINER, [illegible]

FREDERIC A. GANNETT, [illegible]

**NOTICE TO CREDITORS**

Estate of Andrew Cowan, deceased.

NOTICE IS HEREBY GIVEN BY THE undersigned, administrator of the above named estate, to the creditors of and all persons having claims against the said deceased, to exhibit them with the necessary vouchers within four months after the date hereof, to the said administrator at the office of Geo. M. Cohen, in Salt Lake City, in the County of Salt Lake, State of Utah.

Dated May 16, 1894.

JAMES COWAN, Administrator of the estate of Andrew Cowan, deceased.

**LEGAL NOTICE.**

In the Probate Court of the Fifth Judicial District, in and for Salt Lake County, Territory of Utah.

In the Matter of the estate of Grace Moriarty, deceased.

Notice of time and place for the hearing of petition for adoption in the matter of [illegible].

PURSUANT TO THE ORDER OF SAID Court, made on Saturday, the 5th day of May, A. D. 1894, at the Court House, in Salt Lake City, Utah Territory, the undersigned, the Clerk of said Court, will hear the petition of Thomas Moriarty and Grace Moriarty, for the adoption of Grace Moriarty, when and where all persons interested may appear and show cause, if any they have, why the prayer of said petitioners should not be granted, and the petition be heard and considered.

Dated May 5th, 1894.

H. C. MELOY, Clerk of the Probate Court.

By A. P. Jack, Deputy Clerk.

Pendoy & Pendoy, Attorneys.

**ASSESSMENT NOTICE.**

North Point Consolidated Irrigation Co.

Location of principal place of business, Salt Lake County, Utah.

NOTICE IS HEREBY GIVEN THAT AT a regular meeting of the Board of Directors, held on the 5th day of May, 1894, an assessment was levied upon the capital stock of the corporation, payable in United States gold coin, to the Secretary, at the office of the company, in Salt Lake City, Utah, on the 5th day of June, 1894, at the rate of [illegible] per share, for every share of stock subscribed and issued, and all persons who have subscribed for stock in said company are hereby notified that the same will be delinquent and advertised for sale at public auction, on Saturday, the 7th day of July, 1894, at the office of the company, in Salt Lake City, Utah, to pay the assessment thereon, together with the costs of advertising and expenses of sale.

[illegible]

ARTHUR PARSONS, Sec.

[illegible] Sec. Salt Lake City, Utah, May 10, 1894.

**NOTICE TO THE PUBLIC.**

SECTIONS 2, 3 AND 4 OF REVISED Ordinances, 1893, relating to [illegible] water supply, [illegible] Sections 2 and 3 provide that any water for irrigation from hydrants having only one faucet, shall be [illegible] Section 4 provides that [illegible] water for irrigation purposes