

REAL ESTATE.

Sales Continue to Aggregate a Large Amount.

THE PRINCIPAL TRANSFERS.

Business keeps up Despite Predictions to the Contrary. Classified Summary.

The real estate market does not appear to be laboring under a depressing influence. If the number of transfers in conjunction with the aggregate of the sales is taken into consideration the market is the reverse of depressed. It has usually been stated that the winter months are the most prolific of business but as the Spring grows it appears that these statements were based on untenable grounds. The record of last week's business alone is enough to show that the market is not losing any of its business, but is gaining. There is no means of knowing the exact aggregate of the transfers made, for nearly one-half of them are recorded at a nominal consideration. These documents may represent some far in excess of the others which give in dollars the value of the property and it is more than likely that such is the case, for it is generally the purchaser of a large piece of property that wishes to conceal the amount paid for it. Some persons regard this view of the matter as wrong, and it certainly is productive of no good result that is observable. It is by this means that the public is kept in ignorance of the value of property, probably transferred for many millions of dollars each year, and without these figures it has been impossible to arrive at a comprehensive understanding in regard to the market. During the past week the daily aggregate of sales was as follows:

Monday, 24 transfers for a nominal consideration; 36 under \$1000, aggregating \$18,705; 51 between \$1000 and \$5000, aggregating \$110,383; 9 between \$5000 and \$10,000, aggregating \$76,475; 3 over \$10,000, aggregating \$42,104; total 123, aggregating \$246,672.

Tuesday, 29 transfers for a nominal consideration; 35 under \$1000, aggregating \$17,451; 39 between \$1000 and \$5000, aggregating \$93,632; 4 between \$5000 and \$10,000, aggregating \$29,250; 5 over \$10,000, aggregating \$206,259; total \$115, aggregating \$343,912.

Wednesday, 17 transfers for a nominal consideration; 39 under \$1000, aggregating \$20,413; 40 between \$1000 and \$5000, aggregating \$92,620; 6 between \$5000 and \$10,000, aggregating \$149,557; total 102, aggregating \$362,590.

Thursday, 10 transfers for a nominal consideration; 24 under \$1000, aggregating \$11,227; 25 between \$1000 and \$5000, aggregating \$90,522; 4 between \$5000 and \$10,000, aggregating \$25,617; 8 over \$10,000, aggregating \$225,839; total 61, aggregating \$323,205.

Friday, 13 transfers for a nominal consideration; 35 under \$1000, aggregating \$16,923; 23 between \$1000 and \$5000, aggregating \$95,930; 6 between \$5000 and \$10,000, aggregating \$47,660; 2 over \$10,000, aggregating \$26,000; total 84, aggregating \$186,513.

Saturday, 9 transfers for a nominal consideration; 55 under \$1000, aggregating \$25,355; 51 between \$1000 and \$5000, aggregating \$102,000; 11 between \$5000 and \$10,000, aggregating \$78,675; 9 over \$10,000, aggregating \$194,680; total 135, aggregating \$300,610.

Totals: 102 transfers for a nominal consideration; 227 under \$1000, aggregating \$110,534; 237 between \$1000 and \$5000, aggregating \$1,223,117; 40 between \$5000 and \$10,000, aggregating \$324,087; 32 over \$10,000, aggregating \$844,709; grand total, 645 transfers, aggregating \$1,775,457.

PRINCIPAL SALES.

Charles Mueller to -- Lot 1 and SW 1/4 of NW 1/4 of Sec 23, Tp. 1 N., R. 11 W., \$15,000. James Whitworth to Henry Hamann and A. H. Denker: Agreement to convey lots 11 and 12 block 52, Huber tract, \$14,000. G. Racoe Thomas to Smith W. Osterhaus: Agreement to convey lot 6, G. Racoe Thomas's subdivision of south half of lot 2, division of C. Barry & Elliott tract, and undivided half interest in lots 1, 2, 4, 7, 8, 9, 10 and 11, same subdivision, \$13,104.43. M. L. Wicks, Robert N. Bulla and John W. Hinton to John F. Jewett: 3 1/2 acres, known as Hunt tract, Ro. San Pascual, \$10,000. A. E. Pomroy to J. M. Miller: Agreement to convey west half of lot 16, block E, A. B. Chapman tract, Ro. Santiago de Santa Ana, \$10,000. L. L. Bradbury to J. M. Studebaker: East half of lot 2, section 36, Ro. Azusa Duarte, \$10,000.

J. S. Adams to San Jose Ranch Company: All interest in Rancho San Jose and San Jose addition, \$150,000. M. E. Wood and T. Banbury to L. J. Rose: Agreement to convey lots 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38 and 39, Wood & Banbury is a subdivision of S 1/4 of block H, San Pascual tract, \$16,500.

Elizabeth Berry to Frank D. Leonard: Lots 8, 9, 11, and 12, of subdiv. of Pollo-rano tract, Rancho Santiago de Santa Ana, \$16,000. Maria Garbolino de Molinari to M. L. Wicks: Thirty-two acres on S line of Ely street, \$12,000. C. W. John P. Hanes and Fannie A. Hanes to John F. Brossart, John Wicks, J. F. Sartori, F. N. Myers, and W. L. Phippen: N 1/4 of SW 1/4 and N 1/4 of SE 1/4, Sec 31, T. 1 N., range 9 W., \$46,000. M. L. Wicks to T. S. Raddick: Three hundred acres in an adjoining Hollister back tract, Rancho San Jose, \$45,000. W. J. Dougherty to H. H. Boyce and C. J. Richards: E 1/2 of S 1/4 and part of N 1/4 of NW 1/4 of section 1, township 1 S., range 10 W., \$28,000. C. W. Breyfogle, Frank H. Mabury and Mary Woods Mabury, executors and trustees of Woods Mabury, deceased, to John W. Gardner: Lots 2, 4, 6, 8 and 14, Mabury tract, Rancho Santiago de Santa Ana, \$20,250. Mrs. Mattie S. Hill and L. M. Hill to Mrs. M. L. Fish: Agreement to convey 82 acres in Rancho San Pascual, \$10,257. Mrs. M. H. Finney and H. T. Finney to F. C. Howes, trustees: Fractional lot 1, block G, H. S. 6 1/2 acres of lot 1 of NW 1/4 of section 31, township 1 S., range 13 W., \$10,000.

Louis Phillips to H. A. Palmer: Agreement to convey blocks F and G, and lots 2 and 3 block H, lots 1 and 2 block I, Phillips' addition to Pomona, and 13 3/2 acres in Pomona tract, north of and adjoining lot -- block H, Phillips' addn. to Pomona, \$33,975. Mrs. L. M. Bigelow to G. W. Smith, trustee: Strip on south side of First street, \$60,000. John G. Nichols, Jr., and Cornelia Nichols to I. R. Dunkelberger: Agreement to convey W. 1/2 of N. E. 1/4 of N. W. 1/4, W. 1/2 of S. E. 1/4 and N. E. 1/4 of N. W. 1/4 of N. W. 1/4, Sec. 9, Tp. 1 S., R. 14 W., \$20,000. Wilfred L. Ohmer to Arthur Noble: Lots 40 and 58, west subdiv. of Lick tract, \$18,004. Henry A. Darling to Frank P. McCain: Agreement to convey N. E. 1/4 of S. E. 1/4, S. E. 1/4 of N. E. 1/4 and N. E. 1/4 of N. E. 1/4 of Sec. 7, Tp. 3 S., R. 11 W., \$15,000. L. T. W. Congar to J. L. Hartwell and W. B. Loughrey: Agreement to convey lots 2, 3, 4, 5, 6, 7, 8, 9, 10 and 11, Dr. Congar home tract, Pasadena, \$10,500. H. Congar to same: Agreement to convey lots 2, 3, 4, 5, 6, 7, 8, 9, 10 and 11, Dr. Congar's addition to Pasadena, \$10,500.

Henry Nell to Margery A. North-

cross, Marshall Northross and W. P. Northross; lots 2 and 3, block 18, Santa Ana, \$15,000; L. C. Clark to E. F. Kie u P, tract in Rancho Los Feliz, described in book 96, page 214, of deeds, \$11,000; E. H. Spaulding to F. M. Randall; W. C. McBratney and A. A. Curtiss; NE 1/4 lot 16, Sierra Madre tract, \$10,000; A. L. Whitney to F. G. Howes, 25 acres in SE 1/4 of section 1, township 2 S., range 14 W., \$10,000; William A. Spaulding and Mary D. Spaulding to E. H. E. Spaulding, N. E. 1/4 of lot 16, Sierra Madre tract, \$10,000. Samuel B. Hunt to E. Turner, trustee: Agreement to convey S. W. 1/4 of section 14, township 1 S., range 12 W., \$37,000. P. G. Wooster to same: Agreement to convey N. 440 feet of lot 37. P. G. Wooster's subdivision of lot 4, block H, San Pascual tract, \$35,000. John W. Hugs to A. H. Johnson and W. N. Monroe: 6 40 acres in Rancho San Pascual, \$30,200. R. Williams to same: Agreement to convey lots 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25 and 26, Williams Home tract, Pasadena, \$24,750. J. S. Chadwick to E. P. Madison: Lot V, block 119, Santa Monica, \$18,650. Obadiah T. Barker to Joseph Hyatt: Lot on W. line of Fort street, N. of First street, \$15,000. Mrs. Clara B. Blackman to S. S. Scott: Agreement to convey 2 1/2 acres in S. E. 1/4 of section 36, township 1 N., range 10 W., \$12,375. L. A. Craig and R. B. Hubbard to Edwin Ward: Agreement to convey E 25 feet of lot 1, O'Hara's subdivision of part of 1 1/2 block B, San Pascual tract, \$11,000.

Buena Vista Bridge. All the large spans of the Buena Vista street bridge are now in position and the approach on the Hoff-street side is being rapidly graded. Planks are laid over the bridge and the guard railing is in position for about three-fourths of the way across the bridge. The work is progressing very rapidly and the public will soon have a beautiful bridge of which they may well be proud.

Abietene Ointment. ABIEtene is produced in the northern part of Butte county, Cal., and combining with it salicylic acid and other therapeutic agents, we challenge the world to produce anything to equal ABIEtene OINTMENT for old sores, Ulcers, Salt Rheum, Corns, Chilblains, Fever Sores, Chapped Hands, Cancers, Erysipelas, Bleeding, Blind, Itching and Ulcerated Piles and all eruptions of the skin. Price 25 cents. Sold by C. F. Heinemann.

Money to Loan. On farm or city property, at 7 per cent. FRANK C. LEAFER, No. 4 Court st., Los Angeles, Cal.

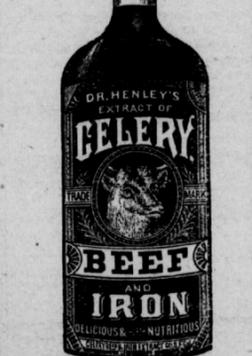
Coal, Coke, Charcoal and Wood. Wholesale and retail. Special rates for car-load lots, delivered to all points. Office--3 Court street; telephone 83. Yard--Corner Alameda and Jackson streets; telephone 516. WALTER S. MAXWELL, Sole agent for Wellington Coal.

HALL'S SARSAPARILLA. Cures all Diseases originating from a disordered state of the BLOOD or LIVER. Rheumatism, Neuralgia, Boils, Blotches, Pimples, Scrofula, Tumors, Salt Rheum and Mercurial Pains readily yield to its purifying properties. It leaves the Blood pure, the Liver and Kidneys healthy and the Complexion bright and clear.

J. R. GATES & CO. PROPRIETORS, 417 Sansone St. San Francisco.

THE Sign of the Arkansas Cough Syrup is looking you all square in the face. Do you want a safe, sure and reliable Cough Syrup? Are you troubled with a Cough, Cold, Bronchitis or Lung Complaint? Do your babies keep you awake at night with their coughing, Croup, Colds in the Head, etc. Do you want something reliable in the house to meet these emergencies? We answer to all, "Go to your Druggist and get a Bottle of the Arkansas Cough Syrup, and be troubled no more." Price, 50 cents per Bottle.

C. H. HANCE, wholesale and retail Druggist and Manufacturing Pharmacist, Nos. 77 and 79 North Spring street. Telephone No. 86. P. O. Box 516.



Dr. Henley's Electric Spark of Hope. After you have suffered for years from nervous prostration, malaria fever, debility, insomnia, indigestion and a dozen other complaints, and have exhausted the patience of your physician and your family, and have laid down to the belief you are a confirmed invalid, then try Dr. Henley's Electric Spark of Hope; you will soon discover a renewed vigor of life, the blood will grow rich, the nerves strong and the appetite will be regained. There is nothing like this wonderful remedy. For sale by all druggists.

STONEMAN TRACT. Alhambra, San Gabriel Valley. Lots in this well known tract are now offered for sale. One-third cash, balance in 6 and 12 months. Interest on deferred payments 8 per cent. per annum. Ample water supply. For maps and price list, apply at the Los Angeles Land Bureau, No. 20 West First street, or to C. T. ADAMS, Alhambra. GEORGE W. FRINK, President.

Eagleson & Co., =50= NORTH SPRING STREET. New Spring and Summer Goods, CONSISTING OF Light-weight Underwear, HOSIERY, FANCY SHIRTS, TRAVELING NECKWEAR, Collars and Cuffs, Etc. PRICES LOW.

Eagleson & Co., -50- NORTH SPRING STREET. THE PIPES NOW BEING LAID. Surface Water 8 to 20 feet--Very Soft and Pure.

Semi-Tropic Land Co. REAL ESTATE. All Parts of the City and County. CHOICE BARGAINS IN ALL CLASSES OF PROPERTY. Requena St. business location, \$125 per foot. Temple street, finest residence location on street, \$133 1/2 per foot.

Fine residence, 9 rooms, Hill street, \$15,000. Hill street, lot 60x125 feet, \$5,000. Best lot in Ivanhoe, \$1,000. San Gabriel, 100 acres finely improved, fine house, furnished, elegant home and paying investment, 50,000. Bunker Hill, 30 feet with 5 room house, bath, stable, 2,500. Bunker Hill, 30x15, 9 room house, 4,000. Bunker Hill, corner, 30x15, house 6 rooms, also new house 3 rooms, 5,000. Boyle Heights, 30x150 ft., house, stable, 1,700. Bills tract, house 10 rooms, finely finished, lot 50x125, 9,000. Olive street, lovely home, 10 rooms, 12,000. Long Beach, 10 acres, set to trees and vines, 2,000. Long Beach, 10 acres, with house, 2,500. Long Beach, 40 acres, 3,200. Diamond street, top of hill on Cable road; best bargain on the hill, 1,500. San Gabriel, 300 acres, mostly in trees and vines, only \$300 per acre, worth \$100. 100 acres in barley near Rosamond, 300. Park Villa tract, beautiful lot; cheapest in the city. See it. Ohio street, new house; 6 rooms; near Cable road, only 2000. Alabama street, fine 10-room house; very cheap, only 2750. Fine lot on hill, splendid view, 70x165, 90,000. Charming home on hill, 58x165, 9 room house, best finish, 18,000. Hope street, nice home, lot 60x165, 3,000. Fine house, 10 rooms, Bunker Hill, furnished pays 15 per cent in price 12,000. Texas street, right side, fine lot, only 1,000. AZUSA PROPERTY. VERNON PROPERTY.

SEE LIST AT 106 N. Spring St., Temple Block. GEO. W. BURTON, REALTOR.

LORDBURG! The Coming City. OF POMONA VALLEY.

LOCATION. The Most Beautiful in Southern California. PURE PIPED MOUNTAIN WATER FURNISHED AT ONCE.

The Atchison Railroad Now Building Through the Town. And the foothill line of the Southern Pacific surveyed half a mile further north--School Buildings and Churches to be erected at once--A portion of the purchase money to be devoted to School and Church purposes. A FINE VIEW OF THE SAN GABRIEL VALLEY. To the west and the SANTA ANA VALLEY to the east.

THREE SALIENT POINTS: No. 1--Artesian water is found under 200 acres of the townsite at a depth of from 75 to 150 feet. No. 2--Pure, Cold, SOFT WATER is found under the whole tract at from 8 to 35 feet deep. No. 3--Mountain water is brought in from the celebrated Indian Hill artesian wells in iron pipes under 100-foot pressure.

Among the coming towns of Southern California, none are laid out with a view to future growth and prosperity, on a grander scale, or in a more beautiful locality than LORDSBURG, Los Angeles county.

LORDBURG is located on the Atchison system of railroads--the Los Angeles and San Bernardino line--four miles northwest of Pomona, in the most beautiful portion of the valley, which is as level as a floor over the entire tract, which is a mile square. Through trains will run over this road probably by the 20th of April. The Southern Pacific Railroad Company are now surveying a line from Ramona (Shorb's Station) past the Raymond Hotel and thence along the foothills above the Atchison road to San Bernardino, and probably thence to connect with the main line after going through the East San Bernardino Valley. Thus LORDSBURG will at once have one line of railroad, and within a few months it will have a second.

No Lots will be sold at LORDSBURG until the day of sale, which will be announced hereafter. From this rule there will positively be no deviation. The price of lots will be scheduled at popular prices, and the lots will be sold at these prices. The choice of location will be sold at auction, and the money paid for this choice will go into an improvement fund, which will be devoted to the building of schoolhouses, churches and other public improvements, the details of which will be more definitely announced hereafter. On the day of sale, which will be duly and extensively advertised, there will be a grand excursion from Los Angeles, and another from Riverside and San Bernardino, over the new line of road, at prices as low as can be had. It is the intention of the proprietors of this tract to make the coming sale of lots at LORDSBURG the crowning act of the season in real estate operations, and to this end a crowd of people will be gathered on the day of sale. But ample accommodations will be provided for their comfort, so that every one will enjoy the May-day picnic. The best business men of Los Angeles look upon LORDSBURG as the coming town of the interior, and are making arrangements to invest accordingly. A large number of business men stand ready to commence active building operations immediately after the sale, with a view to occupying the stores built. They would commence at once but for the rigid rule that no lots will be sold in advance of the hereafter-to-be-advertised day. The town is now being platted and surveyed, and in a few days more particulars of the sale will be publicly announced. I. W. LORD, Manager.

NOW READY FOR SALE. Raymond Improvement Company Tract!! SOUTH OF AND ADJOINING THE GROUNDS OF-- RAYMOND HOTEL, SOUTH PASADENA, AND FORMERLY KNOWN AS THE UPPER MARENGO TRACT.

The RAYMOND IMPROVEMENT COMPANY, having purchased 347 acres of that well-known, highly-improved and cultivated tract, now offers for sale its DIVISION NO. 1, with long frontages on FAIR OAKS AVENUE and MISSION STREET, large lots averaging 60x120 feet; streets from 50 to 80 feet wide, and to be graded, piped and planted in trees at the expense of the company. Each lot to have connection laid to main pipes, and to have FREE one share of stock in the MARENGO WATER COMPANY, thus insuring an abundant supply of pure water for irrigation and domestic use. Easy and frequent communication now had with Los Angeles by the L. A. & S. G. V. R. R., with station at northwest corner of tract. The new line of the Southern Pacific Co., from the new town of Ramona northward, is to run through the middle of the tract, and a first-class station is to be established at the reservoir in front of the Raymond Hotel. GARFIELD AVENUE, running from Alhambra Station on the S. F. R. to Raymond Station on the L. A. & S. G. V. R. R., is 75 feet wide through the east side of this tract, and will soon have a line of street cars in operation its entire length. For maps, prices and further particulars apply to RAYMOND IMPROVEMENT COMPANY, W. G. HUGHES, SECRETARY, 25 WEST FIRST STREET, ROOM 3, LOS ANGELES CALIFORNIA. Or at the office near the reservoir on the land, just south of Raymond Hotel, 110-1st.

C. A. SUMNER & CO., REAL ESTATE AGENTS AND AUCTIONEERS, 14 NORTH SPRING STREET. THE LAST AUCTION OF THE ELA HILLS TRACT!

Situated on Downey Avenue, East Los Angeles. Closing out sale Wednesday, April 27, 1887, at 10 A. M. on the grounds. ONE MORE CHANCE TO BUY A HOME CHEAP! The remaining lots will be CLOSED OUT on the above date and some rare bargains may be expected. Large Lots! Small Lots! Low Lots! High Lots! A Splendid View! PURE WATER piped through the main avenue. Street cars to the tract. On the road to the Raymond, Alhambra, Pasadena, etc. Certificate of title with every lot. TERMS OF SALE--Ten per cent. on the fall of the hammer, 40 per cent. within thirty days, balance in twelve months at 10 per cent. interest, payable semi-annually. Five per cent. discount on deferred payment for all cash. For further particulars, apply to T. E. ROWAN, 114 N. Spring St., or GEORGE W. JOHNSTON, on the premises. C. A. SUMNER & CO., REAL ESTATE AGENTS AND AUCTIONEERS, 14 NORTH SPRING STREET, apr17-18

HO! FOR BEAUMONT, THE... Beauty Spot of Southern California. The Richest Soil and Purest Water! The Healthiest Climate! The Grandest Scenery! GRAND Picnic Excursion, Wednesday, April 27th, 1887. By Special Train, leaving Commercial Street Depot at 8:15, and Union Depot at 8:30 A. M., and returning same day, after a fine lunch and free ride through the beautiful San Geronimo valley, and a Grand Auction Sale of Residence and Business Lots and Villa Tracts. Come and join this pleasure party for a day. Round Trip Tickets (Los Angeles, Ontario and) to Beaumont & Return, \$3 00 Colton to Beaumont and Return on 28th-29th 1 75 For particulars or tickets apply to TICKET AGENT S. P. R. R. CO., 202 North Main Street, or at Passenger Depot and Station Ticket Office along the line, or to the SOUTHERN CALIFORNIA INVESTMENT CO., No. 9 North Main St., Please tell your neighbor. H. C. SIGLER, President.

HYDE PARK! LOOK WHERE YOU WILL IN THE VICINITY OF THE CITY OF LOS ANGELES IN LA search either of lots or acre property for charming homes, and the best judgments will be convinced at a glance as to the difficulty of finding a location for a town so beautiful, such pure and bracing air, and smooth, rich lands as characterizes Hyde Park. This splendid townsite is located on the line of the California Central, of the Atchison, Topoka and Santa Fe system, which is to connect Los Angeles with the new harbor at La Balleau, and is distant 7 1/2 miles from the center of the city; a midway town between the city and the harbor. Trains are to be running through the tract by July next, when great business activity all along the line will be the order of the day. Liberal sized lots, 60x120 feet, fronting on 60 foot avenues, are offered and being taken rapidly at \$100 each; \$40 cash; balance \$10 per month without interest. Such terms give the present purchaser a good opportunity to make money in the rising values that must follow the effects of the harbor and a railroad developments. Particularly desirable are the 5 and 10 acre villa lots surrounding the town. Conveyances leave the office at 1:30 P. M. to show parties the beautiful property. M. L. WICKS, COURT HOUSE and MAIN STS. apr24 1m

A Bargain in Cahuenga Lands. 200 Acres of Cahuenga Foothill Land THREE MILES WEST OF CITY LIMITS, With Fine View of City, Valley and Ocean! RICH SOIL! PLENTY WATER! NO FROST! PRICE PER ACRE, \$175. APPLY TO H. H. WILCOX & CO., 34 North Spring Street, apr16-1m