

PART II

FOR SALE
Real Estate

FOR SALE
Oil Lands

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FOR SALE
Country Property

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I SELL THE EARTH

R. S. BASSETT

VALLEY AND FOOTHILL RANCH

Reader, we have what we consider an ideal ranch. Part of the property lying down in the valley, the balance up in the foothills adjoining, with the snow-capped mountains looming up in the distance beyond. The foothills are comparatively smooth and rolling, and are covered with grass and thousands of beautiful oak trees that produce an abundance of acorns which afford excellent food for hogs. It is estimated that this pasture land will carry 100 head of cattle and 200 head of hogs the year round. It is also estimated that there are 5000 cords of oak wood on the ranch. There is a small stream of water running through the property, also a good ditch that carries about 500 inches of water, of which 1-6 belongs to this ranch, thus giving an abundance of water. There are about 133 acres of tillable land, about 9 acres in oranges, 2 acres in peaches and apples and 7 acres now in alfalfa; 25 acres are under the ditch and can be irrigated by gravity water. Water could be put on the balance of the tillable land by a lift from the ditch of from 10 feet to 20 feet. This property is located up in the valley above Porterville, one of the very best orange growing sections in the state. This particular section of country is called the early orange section, the oranges ripening early enough for Thanksgiving and the holidays and commanding a high price. There are hundreds of acres of orange orchards in this section. The Tule river runs down this valley. There is magnificent scenery viewed from this property and as fine a climate as can be had in California. There is on the property a six-room house, and a good barn and outbuildings. The place is fenced. This property can be had on terms, and we consider it one of the best bargains we have on our books. Call in and see us about it, or better still, go with us to see it.

ORCHARD HOME

About 8 miles from Los Angeles, and accessible to electric car line; nearly 8 acres oranges, lemons and grapefruit bring in an income of over \$1500. There is a good modern house of 8 rooms; magnificent view of valley and hills; splendid climate. Income will increase with age of trees. Ask me for details.

- 4700 acres up north at \$10 per acre.
 - 2200 acres near Visalia at \$7.50 per acre.
 - 6000 acres, 500 in alfalfa, at \$25 per acre.
 - 610 acres near Tehachapi, at \$15 per acre.
- Call on me for particulars.

R. S. BASSETT

202 1/2 S. Broadway. Rooms 207, 208, 219.

A CLOSE-IN CORNER—Fremont avenue, street paved and paid for; 84-ft. frontage on Fremont ave. Present improvements occupy only 40x40 of the lot, and yet the income from same is \$100 per month. This alone is a good interest on the price asked, and yet think how much better it would be with the balance of the lot improved. Price \$2800.

NEAR BANK—Only about 200 feet from where a bank building is now being erected and located on a lot that has a speculative value as well as its present value as an income-producer. We have an apartment house, furnished, which brings in \$60 per month. Then, too, the lot extends through to another street, giving it a double frontage, thus adding to its desirability, as when business demands make it practicable the apartment house can be moved back to the other street and a business block erected on the present site. Price only \$4200.

A GOOD INVESTMENT

We have a good two-story building, stores on ground floor, rooms on second floor; income \$150 per month, or \$1800 per year, yet you can buy it for \$13,000; 1/2 cash. Now this property is located within 20 minutes' ride from the business center of L. A. in one of the most prosperous communities of Southern California. It is a corner lot and 40 feet frontage, yet vacant. See me, would like to tell you about this.

R. S. BASSETT

202 1/2 S. Broadway. Rooms 207-208-219.

Free! Free! Free!

Guaranteed Oil Bearing LAND

There is money waiting for you. Will you come and get it? We are going to sell for one more week only guaranteed oil-bearing land at \$1 per acre. June 1st this land will all be sold at \$5 per acre. That is positive. It will make you wealthy in two years. Just think for yourself. A new field just discovered. Over 50 wells being drilled. Never found a dry hole. The gravity 38 to 42 and brings on an average of \$5 per barrel. None over 3 miles from the railroad, mostly right on the railroad; plenty of water on the property. The larger number of owners for this land the quicker it is developed. We will make our money with you in the next six months on what we shall hold when the prices will be from \$100 to \$1000 and in some cases \$5000 per acre. We will give 5 acres free to each of the first 5 purchasers this week.

Remember, this is positively your last chance to buy before the price goes up to \$5 per acre June 1, and after June 10 it will be \$10 per acre.

Don't be skeptical. This is bona fide. The biggest oil men in California are buyers of this property. Let us explain why this land is cheap today.

N. R. Dexter & Co.

316 San Fernando Building, Los Angeles

Real Estate

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Country Property

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C. M. WOOSTER CO.

223 WEST SECOND STREET

Broadway 1935. Home AS103.

MALCOLM LAWRENCE, Mgr. H. E. WHITE, Asst. Mgr.

FOR SALE

400 acres orange land, east of Visalia, close to foothills; perfectly level, abundance of water and pumping plant all in; electric road now building and will pass within one mile of the land. Property surrounded by highly developed orange groves, and will sell planted at \$300 per acre. Price \$100 per acre. Suitable terms.

For Sale—Very fine dairy tract of 125 acres at \$125 per acre. Rich delta soil; 19 shares water stock, giving ample water for alfalfa the driest year; cow stables; large silo; 5000-gallon tank; separator with engine; land fenced, cross-fenced and leveled. This is a splendid proposition for a small dairy and would net \$3500 per annum; 3 1/2 miles from Visalia.

For Sale—3000 acres level, silt land, ditched, fenced and cross-fenced. Two good flowing wells. Located in proven artesian district. Ranch buildings on property. Railroad runs through land. Adjoining property sold at double the price asked for this. Price \$30 per acre. Nothing cheaper in San Joaquin valley. Call on us for description and terms.

For Sale—800 acres in San Joaquin valley, one mile from station and in the proven orange belt, for \$37.50 per acre.

FOR EXCHANGE

Ten-room modern house in Pasadena, North Euclid, close to Colorado st. Price \$10,000; mortgage \$6000, 7 per cent, 3 years. Will exchange equity for Los Angeles or Long Beach residence.

For Exchange—20 acres fine land adjoining townsite of Artesia. Every foot good. Splendid flowing well. Planted to sugar beets and has dandy crop. Will grow anything. Price \$6000. Will exchange for Long Beach or Los Angeles.

For Exchange—20 acres, 5-room house, barn, 2 flowing wells, quarter mile to car line, close to Artesia. Price for sale, \$5000; less mortgage, \$1500. Will take Long Beach or Los Angeles equity.

For Exchange—6-room thoroughly modern cottage in Anaheim; large lot, gas, electricity, water, bath room and two closets. Value \$3500. Also 20-acre ranch 5 miles west of

This land is identical with that selling for \$100 in the Porterville and Lindsay districts. A special bargain.

For Sale—\$45 per acre, 320 acres level land. Splendid soil with absolutely no alkali and in proven artesian district; seeded to alfalfa this year. You cannot beat this. Satisfactory terms. Located near Angiola.

For Sale—40 acres fine alfalfa land, with good flowing well, 2 miles from Artesia and 1 mile from electric line. Price \$160 per acre. Easy terms. This is an exceptionally good bargain.

For Sale—20 acres with large 2-story house, barn, flowing well and all kinds of fruit. Half mile from Artesia and close to car line. Price \$6000. This would make a fine country residence.

For Sale—3500 acres of lake bottom land, 13 miles southwest of Hanford, all under cultivation, with fine crop this year, all having been irrigated. Land perfectly level, sandy loam, exceptionally fine for alfalfa and grain. Tract covered with first-class canal system, also checked for irrigation.

Water right in Last Chance ditch. Price \$60 per acre; \$35 cash. Equal annual payments thereafter.

FOR EXCHANGE

Anaheim. Ranch house, 7-in. flowing well, all ready for pump. This land is perfect Valencia orange land and surrounded by orange orchards. Value \$5000. Has \$1400 mortgage which owner will pay off if desired. Wants home in Berkeley or Oakland for these two properties and will investigate any reasonable offer.

For Exchange—11-room house, 2 stores, double floor, attic, 2 large halls, furnace, cellar and barn. Price \$10,500, clear. Wants 10 or 15 acres fully matured orange ranch in vicinity Claremont. Will assume.

For Exchange—10-room house in San Jose, Cal., on one of the principal streets. Corner lot, 130x180. This is a beautiful residence with fine improvements in house and on lot and cost owner \$14,000. Owner wants Los Angeles property and will assume if necessary.

C. M. WOOSTER CO.

223 WEST SECOND STREET

Broadway 1935. Home AS103.

MALCOLM LAWRENCE, Mgr. H. E. WHITE, Asst. Mgr.

Small Payments Monthly Insure a Perpetual Income

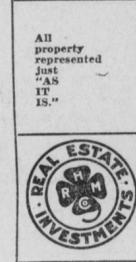
A few dollars invested monthly for a few years in a growing Eucalyptus grove will pave the way to future wealth and independence. No other form of investment affords so great an opportunity to large and small investors alike.

Eucalyptus today commands the attention of the investor throughout the nation. Its practically unlimited possibilities are conceded by even the most conservative who have made a thorough investigation of this wonderful new industry.

Get Our Free Booklet, "A Story of Eucalyptus." It is filled with facts and figures and will set you thinking. Start a Eucalyptus grove now and you will soon be deriving a perpetual income.

Murrieta Eucalyptus Company

211 Mercantile Place, Los Angeles, Cal.



All property represented just "AS IT IS."



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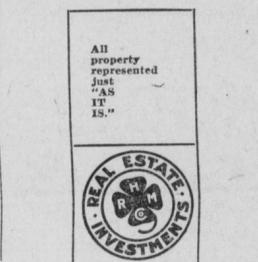


For Sale by R. Holtby Myers Company

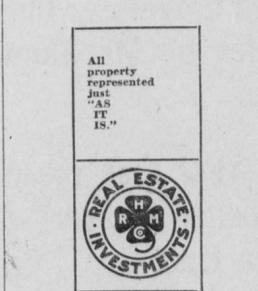
331 SOUTH HILL ST.

Orange Land at \$150 Per Acre 21 Miles From Los Angeles With Regular Water Right In 10 Acre Tracts

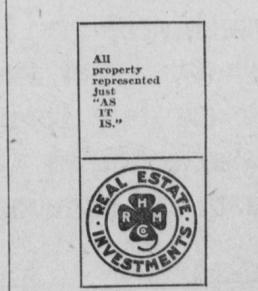
Where orange groves are now worth \$2000 per acre. It's the best opportunity in California today.



We are commissioned to sell a 10-ACRE ORANGE GROVE, navel and valencias; mature trees with automatic irrigating system, and within stone's throw of school, postoffice, railroad station, etc. It's a bargain and a money-maker at the price—\$8000, part cash, remainder in four yearly installments. It will pay for itself.



ANOTHER—A 10-acre block in full-grown navel orange trees in town of San Fernando for immediate sale at \$9500 and on terms. Worth more for town lots and will double and quadruple in value when the aqueduct is completed.



R. Holtby Myers Company

331 SOUTH HILL ST.

J. S. Waybright 330 South Hill Street Main 2678—A2318

SMALL RANCH WITH ALL IMPROVEMENTS 2 1/2 acres in crop, close to city on car line; house, cellars and barn all in first-class shape; ideal place for chickens or Belgian hares. Will exchange for house and lot or two vacant lots in Los Angeles. Must be clear.

SIX FURNISHED FLATS on Hope st., within walking distance; lot 10x78. Will exchange for ranch, walnut, orange or lemon grove. Must have something good, as this is first-class, up-to-date property. For \$2750 you can buy a 6-room bungalow, with every possible convenience, in a small residence district; lot 26x15. Come and let me take you to see this. For \$3250 you can buy a fine business corner for flats and stores. This is very cheap, but owing to the owner's absolute need of money he has to sacrifice this property. See me immediately, as this must be sold NOW.

26 Acres BETWEEN LOS ANGELES AND OCEAN PARK Can be sold in 5, 10 or 15-acre tracts, and is a rich, loamy soil and absolutely frostless. This property is fine for subdivision.

For Sale or Exchange An equity of \$2000 in a \$4000 lot with 5-room cottage on Santa Barbara avenue, near Monmouth avenue; lot 60x150. Fine place for flats and stores. Will exchange for small ranch or house. Call me up at once. \$1200 and \$1500 Together or Separately \$1200 and \$1500

On the northeast corner of Normandie and Fortich place, about 150 feet south of Dalton avenue car line, two small lots with gas and alley each. Nothing around there for the price. Ideal location for your own home. \$4000—\$4000

A 5-room bungalow in exchange for a lot in the south or southwest. This is a good one; built by owner for his own use and is now too small. You will have to see this handsome little bungalow to appreciate its class. It is one block from car line; with gas, sewer, water and every modern convenience. See me this week or you may miss a good buy.

J. S. Waybright 330 South Hill Street Main 2678—A2318