The City's Population Now Larger Than Any Time Since the Fire

SUMMER EXODUS CUTS DOWN RENTS

Realty Men Expect Further Reductions as the Yearly Vacation Time Approaches

Problem to Keep Tenants in Property Once Let at High Prices

The population of the city during the coming summer is the most interesting problem confronting real estate men doing a renting business. It is conceded that San Francisco has more people within its boundaries now than at any period since the fire. The statement has been made that fewer commutation tickets were sold for the month of March than for the same month last year, and the conclusion is reached that people are returning from the transbay towns.

Notwithstanding this, there are a large number of houses to rent, and the explanation offered is that old residences are no longer in demand, as people will not rent them so long as they can get either a new house or a flat, and that the "to let" sign is no indication of a shrinkage in population.

SUMMER EXODUS BEGINS

Real estate men think there will be a big exodus to the country this summer, and in consequence rents will come down even more than they have done already. They argue that the sale of out of town lots has been brisk all winter, and that the purchasers have signified their intention of putting up temporary shacks preparatory to building more ambitious quarters.

It is thought that the peninsula will receive the biggest share of this exodus, as nearly all the new tracts have sold well.

One of the greatest aids to building up population on the peninsula has been the opening of the Bay Shore cutoff, which has not only shortened the time but has eliminated practically all chances of delays to trains. The railroad company intends to increase its service during the summer, and the fact that it will put on fast trains between here and Los Gatos, via Los Altos, has induced many residents of the city to purchase in the new tract lying between the college towns of Palo Alto and Santa Clara.

The expansion of the peninsula seems to have materially helped the country nearer home, and there has been considerable movement in real estate at Visitacion bay, where the big freight yards of the Southern Pacific will be located, and also at the Crocker tract. These places will sustain a large population of the better class of wage earners within a few months, and the tendency on their part to buy and to build is doing much toward attracting a larger volume of business to the Mission and inducing men to open large stores.

During the week a well known drygoods house took a long lease of the property at Twenty-third and Mission streets, where it will establish a large drygoods house.

MANY BUYING HOMES

All the real estate agents report a good market in the sale of lots for homes, and Lyon & Hoag say that building has been commenced on several houses in the Baker's beach tract. The same advices are received from other residential districts, accompanied by a statement that property is not acquired for investment purposes, but with the intention of establishing homes.

Some of the new places at Baker's beach would be a credit to any part of the city.

There have been several sales made in the Presidio heights property, and so far as the sale of house lots are concerned eight operators assert that they are doing a fair business. The firm of Harrigan, Weidenmuller & Rosenstirn report that it has made good sales in the block between Fulton and C streets, Eleventh and Twelfth avenues, and, though the block was put on the market only recently, the firm sold six lots there last Saturday. It accounts for the rapid sale of the property by the fact that the prices are exceptionally low for that neighborhood, and that the Hibernia bank accepts 50 per cent mortgage of the purchase price.

A. M. Rosenstirn in speaking of the property said: "It is simply the result of people getting tired of paying high rents, and those who have a few thousand dollars have come to the conclusion that there can be no safer investment than a home. As money is getting easier we may look for a big movement in the purchase of homes, and I feel confident that we shall see more building of houses by people with moderate means than in any other city in the United States. This is proved by what we have done. We opened a branch in the Western addition and that office has been the means of making sales in a district which shows that people are in the mood to invest in homes."

DOWNTOWN DISTRICT

Work is going steadily ahead in the downtown district, and the inquiry for leases in the old quarter is even greater than ever.

Speck & Co. announce that the ground floor of the Westbank building is leased, and though the Phelan building is in the first stages the ground floor is nearly all taken up. It is the intention of the owner to finish the ground floor rapidly, so that it can be occupied as early as possible. Adjoining the Phelan building on the west is the property of Mrs. Frank J. Sullivan and Mary Louis Phelan at Market and Stockton streets, on which work has been commenced for the building to be occupied by Roos Bros. The store will occupy a space 69 feet 5 inches in Market street, 18 feet 7 inches in Ellis street and 162 feet 6 inches in Stockton street.

The owners still have the inside 50 feet in Market street, as the new building has a frontage of 120 feet in Market street. The lease was negotiated by Baldwin & Howell. The total rent for 15 years is $1,182,000. From January, 1909, for five years the rent is $6,000 a month and increase at the last term of five years to $7,000 a month. Should the building be completed before January 1 lessees can occupy it at a rental of $2,000. It will be finished and occupied by September 1.

The ground is being rapidly cleared for the market building in California street, which will extend through to Pine between Montgomery and Kearny. Construction should be begun before many days. The German savings and loan society is remodeling its bank building in California street between Montgomery and Kearny. Henry Kahn & Co. are remodeling the old Humboldt Bank building in the north line of Market street between Montgomery and Kearny, and when finished will have a creditable structure. Market street from Powell east is making a splendid showing and before the expiration of many months will be one of the handsomest thoroughfares in the country.

View taken from the Fairmont hotel, looking southeast, which shows the extent of downtown improvement and the progress of building operations in that portion of the burned district.

AN IMPORTANT LEASE

The McCreery property at Pine and Davis streets, upon which formerly stood the Eagle block, occupied by Baker & Hamilton for more than 20 years prior to the fire, is to be improved immediately with a five story and basement reinforced concrete building. The property is owned by Richard S. and Walter A. McCreery, who, through Baldwin & Howell, have made a lease to Tillmann & Bendel of a building of the character and dimensions stated, covering the corner portion of the property, and having a frontage of 80 feet in Pine street, with a depth of 137½ in Davis.

Negotiations for the lease was opened three or four weeks ago by Tillmann & Bendel, through the agency of Thomas Magee & Sons, which resulted in the signing of the lease several days ago.

MacDonald & Applegarth have been selected by the McCreerys, and these architects have now completed the plans, which have been fully approved by all of the interested parties, and a contract has been let for the construction of the building. The work will be commenced in 10 days, and the contract provides that it shall be completed within five months. The lease is for a period of 20 years, and the total amount of rent to be paid during the term is nearly $400,000.

WILL AUCTION LOTS

G. H. Umbsen & Co. announce that in view of the great activity in the Parnassus heights district they have been instructed by the owners to offer all the remaining unsold lots in the five blocks bounded by Fourth and Seventh avenues and I and K streets at public auction in their salesroom, 20 Montgomery street, Saturday afternoon, April 4, at 2 o'clock. The lots referred to are situated just south of Golden Gate park and command a magnificent and panoramic view of the park, city and ocean. The street work, including water and gas, has all been completed and accepted by the city, making the district one of the choicest residence portions. As this will be the largest auction ever held of lots in that vicinity it will arouse a great deal of interest among prospective home builders and investors.

The firm reports the following list of sales for the week:

For B. S. Hays, lot in Hyde street south of Clay, $7,000; for S. Altshuler, lot in Lombard street, $1,500; for City realty company, lot in Fifth avenue south of J street, $2,200; for Moses Ellis, lot in Lake street east of Seventeenth avenue, $1,600; for Moses Ellis, lot in Lake street east of Seventeenth avenue, $1,600; for Moses Ellis, lot at Eighth avenue and California street, $3,750; for Moses Ellis, lot in Eighth avenue south of California street, $4,550; for Moses Ellis, lot in Seventh avenue, 180 feet south of California street, $2,000; for Moses Ellis, lot in Seventh avenue south of California street, $2,000; for City realty company, lot at Second avenue and Hugo street, $4,250; for Adelaide Brown, lot in Eleventh avenue south of California street, $1,600; for George W. Mitchell, lot in Clay street east of Mason, $2,600; for Sheppard estate company, lot in Filbert street east of Fillmore, $1,500; for City realty company, lot in Fifth avenue north of J street, $2,250; for M. E. Logan, lot in Ashbury street south of Frederick, $7,000; for P. J. T. Mayer, lots in Hayes street west of Clayton, $3,000.

Shainwald, Buckbee & Co. report a fair week both in their selling and leasing departments. The demand for lots in the residence district, comprising Presidio heights and Richmond, especially, showed a marked increase. Also inquiry for flats from $10,000 to $20,000. Among the sales made in the past week and ready to report are the following:

For H. B. Blanding, lot and improvements in Capp street south of Twenty-fifth, $5,000; for P. A. McDonald, lot in Greenwich street east of Webster, $2,500; for Mrs. Alice Austin, lot and improvements at Fourteenth and Walter streets, $17,500; for San Francisco land company, lot in Clement street west of Ninth avenue, $5,500; for Spring estate company to J. H. Olcovich, lot in Lombard street east of Devisadero, $1,300; for Spring estate company, lot at Lombard and Devisadero streets, $2,950; for Lobenstein & Stern, lot in Jackson street west of Jones, $5,600; for J. M. Bourne, lot 7, block 364, lot 8, block 401, and lot 10, block 403, of South San Francisco homestead and railroad association, $2,500; for Ida McK. Cooper, lot in Union street east of Broderick, about $16,000; for J. B. Hansen, lot and improvements in Twenty-seventh avenue near West Clay street, $8,500.

Lot 119, in Cushing's subdivision of Blithedale, Mill Valley, for $500, and lots 135-136, in the same subdivision, for $650.

The firm also reports that its loan department has been active. It placed one loan of $60,000 the early part of the week, and five or six others ranging from $4,000 to $10,000. These sums were loaned on first mortages at 7 per cent net on improved real estate, on the usual bankers' valuation on loans. There is quite a demand for money for both large and small amounts at these rates.

Edgar Painter received a telegram yesterday from Washington stating that a hearing for the appropriation of the new federal and subtreasury building will be arranged for next week. He said he would leave immediately, representing all the commercial organizations in this behalf.

BAKERS BEACH

Lyon & Hoag report an active demand for building lots and especially for the property located in the vicinity of Bakers beach. These lots unquestionably are the most charming home sites in the city. A list of sales for the last two weeks follows:

Lot at Thirty-second avenue and California street, from the Bakers Beach land company to George Kinney, price $2,250; John Brickell company to J. Killilea, lot in Thirtieth avenue south of California street, $1,150; Bakers Beach land company to Hattie G. Hunt, lot in Thirty-second avenue north of California street, $4,000; Bakers Beach land company to Hattie G. Hunt, lot in Thirty-second avenue north of California street, $4,000; John Brickell company to a client, lot in California street east of Thirty-second avenue, $1,150; John Brickell company to a client, lot in California street east of Thirty-second avenue, $1,150; John Brickell company to a client, lot in California street east of Thirty-second avenue, $1,150; John Brickell company to a client, lot in California street, east of Thirty-second avenue, $1,150; John Brickell company to Harry Wissnenn, lot in Thirtieth avenue south of California street, $1,150; John Brickell company to N. W. Getty, lot in Twenty-ninth avenue south of California street, $1,150; John Brickell company to a client, lot in California street west of Thirty-first avenue, $1,150; John Brickell company to a client, lot in California street west of Thirtieth avenue, $1,150; John Brickell company to a client, lot in Thirtieth avenue south of California street, $1,150; John Brickell company to a client, lot in Thirtieth avenue, south of California street, $1,150; John Brickell company to Edward A. Fotheringham, lot in Thirtieth avenue south of California street, $1,150; John Brickell company to a client, lot in Thirtieth avenue south of California street, $1,150; John Brickell company to W. F. Cluces, lot in Thirtieth avenue south of California street, $1,150; John Brickell company to James A. Clark, lot in Twenty-ninth avenue south of California street, $1,150; for a client to Charlotte C. Button, lot in Fifth avenue south of B street, $1,850; for a client to C. A. McClure, lot in Cole street north of Alma avenue, $2,250; John Brickell company to A. and E. Boccanegra, lot in California street west of Thirtieth avenue, $2,300; Burlingame realty company to Henry Schath, lot in Costa Rica avenue northwest of Barrlolet, $850. At Tamalpais park and Mill valley—A client to Mabel E. Bunker, lot in Catalpa avenue, north of Fern, $700; Burlingame realty company to a client, lot in Sanchez avenue southwest of the county road, $850; Burlingame realty company to E. R. MacPherson, lot in Burlingame avenue, south of the county road, $1,150.

SALES AND LEASES

The following is a list of recent leases and sales made by O. L. McMahon & Co.:

For Margaret Louderback to Margaret I. Manlove, hotel at Eddy and Leavenworth streets, for 10 years, at a rental of $195,600; for Apache company to J. D. Samuelson and Elmer C. Corruthers, lodging house at O'Farrell and Mason streets, for 10 years, at a rental of $69,480; for E. I. Henderson to Mrs. J. M. Fox, lodging house at 1257 McAllister street, for 34 months, at a rental of $7,140; for Annie N. Farrell to J. T. Shubert, five story hotel building at Fourth and Howard streets, for five years, at a rental of $40,200; for Louis Hoeckele to H. Muller and A. Meyenburg, store and basement at 401 Eddy street, for five years, at a rental of $4,500; for A. St. John Dowie to Simrak & Gatto, store in Polk street north of Sacramento, on a two year agreement, at a monthly rental of $40; for St. John Bowie to Louis Brown and Harice Kavalaerchick, store at 1617 Polk street, for three years, at a rental of $1,680.

The same firm made the following sales:

For Minna E. Healey to Rose N. Abraham, lot and two flats in Colt street south of Frederick; for the Voigt & Gleeson company to Jennie Newman, lot and two flats in Sixth avenue north of C street; for O. C. Holt to Rose N. Abraham, lot and two flats in Seventh avenue south of B street; for O. W. Nordwell to a client, lot and four flats in Tenth avenue north of A street; for a client to Mrs. O'Connor, lot and two flats at 824-826 Cole street, price $8,350; for Best building company to Frank H. Doane, lot and two flats in Spruce street north of California, price $8,750; for Rachel M. Clark to Kagna C. Evenston and Ethel H. Hawker, four acres in Brooklyn township, Alameda county, price $3,600; for Rose N. Abraham to Robert Bennett, lot and two flats at 634 and 636 Seventh avenue, price $7,200.

RESIDENCE PROPERTY

Harrigan, Weidenmuller & Rosenstirn report a large demand for Western addition residence property, and have made the following sales in that district during the week:

For Emma G. Butler to Nathan Moran, lot in Pacific avenue east of Laurel street, $6,000; for Emma G. Butler to Sarah Marks, lot in Jackson street west of Walnut, $4,500; for L. M. Jacobs to Dina Eisenbach, lot in Washington street east of Lyon, $5,000; for L. M. Jacobs to Emilie Hufschmidt, lot in Washington street east of Lyon, $5,000; for I. C. Moore estate company to Anita Hale, lot in Green street east of Baker, $3,000; for the Coliseum company to Louis Sass, three lots in Coliseum block, Eleventh avenue, $3,450; for Coliseum company to George Sauer, lot in C street, $1,000; for Coliseum company to E. Harris, lot in C street east of Twelfth avenue, $1,000.

Dan O'Callaghan reports improved inquiry for wholesale business locations in the district north of Market from East to Sansome. This strongly indicates a desire among wholesalers to return to their locations before the fire. The lease to Tillmann & Bendel of the corner at Market, Pine and Davis is noteworthy. The firm has closed the sale of the southwest corner lot at Folsom and Twelfth streets for $6,500 for T. Murphy to Thomas Mannix.

O'Callaghan has leased for J. H. Jennings to Lester Herrick a furnished residence at 3921 Clay street for one year, at a rental of $1,600. He also has leased Mrs. Mabel Moulton's furnished residence at 740 Ashbury street to Daniel Finn for one year at $1,500. Also for Sarah De Witt to board of education, lot at Lombard and Baker.

D. Coffin & Co. report a brisk week in renting, having rented 47 houses since the first of March. Sales continued good during the last week, but a more active market is expected. The firm reports the following sales:

Lot in Liberty street east of Dolores, buyers G. B. Clifford Jr. and W. A. Clifford, seller Dewey Coffin; lot in Cumberland street west of Valencia, buyer J. Lutich, seller Charles A. Gander; premises at 1424 Sanchez street, buyer William Casey, seller John D. Graalfs; lot in Dolores street north of Twenty-sixth, buyers Geesche and D. Hoecker, seller Martha S. Mitchell; lot and improvements at 810 Alvarado street, buyers Richard and Caroline Witty, seller John Turner; lot in Twenty-seventh street west of Church, buyer John D. Graalfs, seller Jacques & Thaler; lot in Anderson street north of Powhatan, buyer Hendrick Saarinen, seller George H. Lent; lot in Ellsworth street north of Powhatan, buyer John Jokl; lot in Dolores street north of Twenty-third, buyer Charles Selinger, seller S. W. Dick company.

Burnham & Marsh company report the following sales:

Bradbury estate investment company to Angelina Dibene, lot in Tenth avenue, south of I street; $1,500.

Louis C. Hoffman to G. Gerdes, lot in Lombard street, east of Octavia, and two flats; $4,500.

Herbert F. Mann to Mrs. A. McDonogh, lot in Twenty-fifth avenue, north of Lake street; $1,650.

Charles Kinzel to Charles P. McCarthy, lot in Sacramento street, east of Laurel; $4,000.

Patrick McDonald to —— Cleitn, lot in Capp street, south of Twenty-first, and six flats; $14,000.

Also loan of $3,500 from G. Gerdes to L. C. Hoffman on property in Lombard street for three years at 6 per cent.

C. M. Wooster company reports the following sales:

In Glenn colony, Sacramento valley, 190 acres for $23,750, to the following persons: Conrad Hirt, Addison E. Shaw, J. C. Hackett, G. E. Pledget, George Bunce, William Saxton and T. D. Watson.

In Packer tract, Sacramento valley, 20 acres for $2,500 to B. T. Bryan.

Oscar Heyman & Bro. report the following sales:

To Robert Shranke, lot in A street, east of Forty-first avenue; to Minnie I. R. Bond, lot in Day street, east of Douglass; to Paul Stuetzel, lot in Guttenberg street, north of Bellevue; to William Wolf, lot in Twenty-sixth avenue, south of Clement street; to John A. Nemeck, lot in Forty-first avenue, south of Point Lobos; to F. J. Collins, lot 2, block 30, Paul tract, Homestead association; to Ernestine Katz, lot 335, in gift map 2; to Mrs. Alice McDonogh, lot in Twenty-fifth avenue, north of Lake street; to Dominico Armanino, lot 8, block 401, South San Francisco homestead and railroad association; to Harold Ward Law, lot at southeast corner of Twenty-fifth avenue and West Clay street; to Katherine Stapleton, lot in Diamond street, south of Twentieth.

SHORE TOWNS MAGNETS

Crowds of Prospective Buyers Flock to Tracts

With the sun shining Sunday and the balmy spring weather continuing during the week, the growing towns along the ocean side, south of San Francisco, have been magnets for the past seven days.

The Ocean Shore line cars did not have standing room last Sunday, and during the week they were crowded with sight seers and prospective buyers, the latter class being in the majority. All the towns were visited and the signs of building operations excited the wonder of those who for the first time had made the Ocean Shore trip.

The Halfmoon bay land company, owners of Highland park tract, Halfmoon bay, are making arrangements to abandon the San Mateo route and take their people in by way of the Ocean Shore railroad. This will make a short and more scenic trip and will appeal strongly to prospective buyers.

Brighton beach promises to be a place of many attractive homes.

Architect Withers has completed plans for a beautiful two story home for A. H. F. Renton, the capitalist. It will occupy a choice hillside position and command a fine marine view. The cottage city idea, inaugurated by the Brighton beach company, is meeting with much success.

H. B. Wight's new home in the hills at Salada beach is complete and occupied by Wight and G. A. Dennison, secretary and manager of the Ocean Shore land company. Dr. C. F. Hastings also has moved into his new residence in this district. Dr. McDonald, president of the Ocean Shore land company, is having erected two bungalows. Many other owners have signified their intention of building at an early date.

Edgemar is having plans drawn for a station of the mission type. The building will be 75 feet long, with an arcade of low Roman arches front and rear. Ground will be broken for the new building within two weeks.

The water system at Edgemar is now under construction. Pipes have been laid along Clifton road.

Marked progress is being made in the building line at Rockaway beach. Foundations have been laid this week for four residences of the bungalow type and the early summer will find many new homes in this tract. Grading has been completed on many of the streets, and the work of macadamizing is now under way. Limestone will be used in this work.

REAL ESTATE TRANSACTIONS

William Asher et al. to Lena and Minnie Asher, half interest in lot in E line of Scott street, 87:6 N of Ellis, N 25 by E 93; gift.

Charles L. Lind and wife to Margaret Weinman, lot in E line of Masonic avenue, 125 S of Frederick street, S 40, E 100, N 40 more or less, W 99; $10.

Ansel M. Easton and wife to Joseph Baldacci, lot in N line of Filbert street, 115 W of Gough, W 25 by N 165; $10.

Charles Hildebrandt and wife to Domenico Cresci et al., lot in E line of Mason street, 23 N of Lombard, N 20 by E 70; $10.

William J. Hensley and wife to Mary A. Sawyer, lot in E line of Third avenue, 25 N of B street, N 25 by E 95; $10.

Samuel M. Burtchaell and wife to George F. Lynch, lot in N line of Sacramento street, 37:6 W of Laurel, W 25 by N 100; $10.

Sarah E. Haskell to Frederick R. Stokes, lot in N line of Lake street, 82:6 E of Twenty-first avenue, E 50 by N 100; $10.

Edward T. Miller and wife to Johanna M. Reinhardt, lot in E line of Lexington avenue, 217 S of Twentieth street, S 21 by E 75; $10.

Fannie Turkington to Sarah E. Check, lot in E line of Forty-sixth avenue, 275 S of R street, S 25 by E 120; gift.

Albert Meyer to Charlotte O'Malley et al., lot in E line of Lyon street, 82:6 S of Greenwich, S 55:1, E 110:3 ⅜, and five other pieces; $10.

Sarah West to Christopher C. Muller and wife, lot in N line of Grove street, 192:6 W of Gough, W 27:6 by N 68:9; $10.

Vanderlynn Stow and wife to Thomas Day company, lot at SW corner of Vallejo and Baer streets, W 40 by S 137:6; $10.

Same to same, lot at NW corner of Broadway and Baker street, W 40 by N 137:6; $10.

W. B. Walkup and wife to Clara Splane, lot in S line of Alma street, 100 E of Stanyan, E 25 by S 100; $10.

Real estate and development company to John T. Thomson and wife, lot in E line of Mississippi street, 208:9 S of Twentieth, S 57:9, E 100, N 34:5½, NW to Mississippi street; grant.

Coliseum company to George Sauer, lot in S line of C street, 75:6 E of Twelfth avenue, E 25 by S 100; $10.

Corinne S. Koshland to Marcus S. Koshland, lot at NW corner of Washington and Maple streets, W 117:9 by N 143:7¼; $10.

Henry Sinsheimer to same, lot 65, West End homestead association; $10.

Sarah Burnham to Burnham & Marsh company, half interest in lot in SE line of Natoma street, 95 SW of Third, SW 20 by SE 50; $10.

Lizzie Brown to Aaron Levy, lot in S line of Sutter street, 165 E of Webster, E 50 by S 137:6; $10.

Renwick C. Dickie to Elizabeth W. Dickie, lot in E line of Connecticut street, 190 N of Nineteenth, N 25 by E 100; $10.

Claude Gillespie to L. E. Hanchett, lot in E line of Pierce street, 103:6 S of Vallejo, E 135, S 34, W 85, S 6, W 50, N 40; $10.

Karl F. Strandberg to Martin Hanson, half interest in lot 5, subdivision A, block 19, West End map 2; $10.

Charles H. Rodney to William J. Brenan, lot in N line of Broad street, 98:2 E of Plymouth avenue, E 24:8 by N 125; $10.

Milton Metzler et al. to John Morgan, lot at NE corner of Twenty-second and Douglass streets, E 30 by N 60; $10.

City realty company to Warren H. Hord, lot in N line of I street, 95 W of Third avenue, W 25 by N 110; $10.

Building Contracts

F. P. Schuster with Peterson & McLean—Excavation, brick, concrete, marble, carpenter, mill work, tiling, hardware, glazing, tinning, lathing and plastering for three story frame in W line of Julian avenue, 147:9½ S of Fifteenth street, S 24 by W 100; $6,398.

Henry A. thom-Wohrden with R. Frost—Excavation, brick, concrete, carpenter and mill work, hardware, glazing, tinning, lathing and plastering for two story and basement frame in N line of Carl street, 105 E of Willard avenue, E 50 by W 137:6; $5,400.

Miss D. Lyden with Mathews & Rahlres—All work for two story frame (flats) in W line of Seventh avenue, 172:9 N of Fulton street, N 25 by W 120; $5,250.

McPhee company with Golden Gate structural iron works—Structural iron and fire escapes for building in S line of Clay street, — W of Waverly place; $1,412.

Lindgren & Hicks, agents for Alice P. Sullivan, with National fireproofing company—Fireproofing for four story building at SE corner of Sutter street and Grant avenue, 275x137:6; $65,000.

Equitable securities company with Thompson-Starrett company and D. N. & E. Walters—Scotch battleship linoleum from second to fourteenth floors, in ——; $6,200.

Babcock estate company with Thomas Day company—Gas and electrical fixtures for class C building at NW corner of California and Battery streets, W 14:9 by N 124; $18,850.68.

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We are selling the block in sub-division as per diagram, which prices are exceedingly low.
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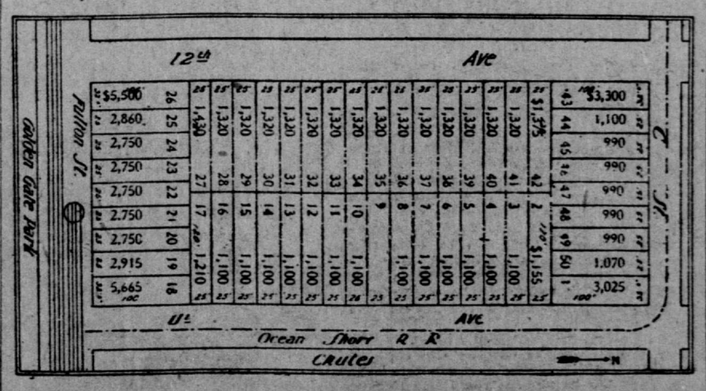
This property is being graded and will be in building condition in 90 days from January, 1908.
Residences of this block have Golden Gate park for playground and garden and are opposite Museum and Music Stand.
One block from new boulevard which extends from Golden Gate park to Presidio reservation.
Compare these prices with any property in Richmond District.



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PROPOSALS

OFFICE PURCHASING COMMISSARY, U. S. Army, 1006 North Point st., San Francisco, Cal., March 6, 1908—Sealed proposals, in duplicate, for furnishing and delivering subsistence stores in such quantities as may be called for by this office during the month of April, 1908, and in accordance with specifications and conditions set forth in Circular No. 3, War Department, Office Commissary General, Washington, D. C., February 12, 1907, will be received at this office until 11 o'clock a. m., March 16, 1908, and then opened. Information furnished on application. C. R. KRAUTHOFF, Major, Commissary.