

**AMERICAN FARM HOMES.**

Interesting Data Summed Up for the United States.

Difference Between the Urban and Rural Population in the Respect of Proprietorship—Race and Sex Percentages.

There are in the United States 13,400,152 families. Of these 52.20 per cent. hire the farms or homes which they occupy, while 47.80 per cent. own them. Of the farms or homes owned by their occupiers 27.97 per cent. are mortgaged and 72.03 per cent. are free from mortgage. To put the facts in another way, let us take 100 families. We find that on an average 53 hire their farms or homes, 18 own with incumbrance and 35 own without incumbrance. Of the farms and homes which are both owned by the occupiers and incumbered, the liens amount to \$2,122,949,538, which aggregate represents 37.50 per cent. of the value of the mortgaged premises. The debt bears interest at the average rate of 6.65 per cent. We should note, further, that many more farms than homes are owned by the occupying families. Thus, among 100 farm families, on the average 34 hire their farms, 19 own them with incumbrance and 47 without incumbrance. Of 100 average home families, on the other hand, 63 hire their homes, 10 own them with incumbrance and 27 without incumbrance.

Let us look next, says the New York Sun, at the difference between the urban and the rural population in respect of the proprietorship of homes. For the purpose of comparison the compiler of the census bulletin takes the whole country outside of cities and towns having each 8,000 inhabitants or over. Of 100 home occupying families within this non-urban region there are on the average 55 that hire their homes, 10 that own them with incumbrance, and 34 that own them without incumbrance. We turn to the 420 cities and towns that each have a population of 8,000 to 100,000. Of 100 home families in these urban centers we find that 64 hire their homes, and 13 own with incumbrance and 24 without incumbrance. Passing to the 28 cities that have each a population of 100,000 or upward, we observe that, out of 100 home families, 77 on an average hire their premises, 9 own with incumbrance and 14 without incumbrance. In the city of New York no fewer than 93.67 per cent. of the families hire the homes they occupy; these figures may be compared with those officially returned to Berlin, where in 1890 it appears that 96.65 per cent. of the families lived in hired homes. As New York is the highly congested part of a large urban region, what, for the purpose of this inquiry, may be fairly termed the greater New York, should be taken into consideration. In New York and in nineteen other cities, each having a population greater than 8,000, and situated either in New York state or in New Jersey, all of the nineteen being by interest and situation virtually parts of the commercial metropolis, 53.37 per cent. of the whole number of families hire the homes they occupy. This percentage, large as it is, does not greatly exceed that presented by Boston, where it is 51.57. Next to New York Boston is the city in which the fewest families own their homes.

The effect of race upon proprietorship is distinctly traceable in these statistics. Of white persons occupying farms or homes 51.45 per cent. own their premises; of negroes but 17.50 per cent.; of Chinese and Japanese only 13.73 per cent. Sex also makes a difference. The percentage of ownership is slightly higher for women occupiers than for men; the percentage of unincumbered ownership is likewise higher among women, whose instinctive caution leads them to avoid mortgages. We remark, lastly, that of the farm or home occupiers who have both parents native born, 54.65 per cent. are owners, whereas of occupiers who have one or both parents foreign born only 43.31 per cent. own the homes they live in. Mr. Wright cautions us, however, to remember that in comparing these two classes of occupiers those whose parents were native-born are older than those whose parents were born in foreign parts. Many of the foreign-born parents are not old enough to have children that have passed beyond the earlier years of life, and consequently a large portion of their children are too young to have accumulated the capital requisite for ownership.

Wooden Rails for a Florida Road. The citizens of Avon Park and Haines City, Fla., forty miles distant, have decided, according to a correspondent of the Manufacturers' Record, to build a railroad with wood rails, which are large enough to be laid so that they will be half-embedded in the sand, without other ballast. They are to be held in position by wooden pins two inches in diameter and eighteen inches long, while the ends are connected by plank couplers placed underneath and held by pins. Not a pound of metal will be used in construction of the tracks. Most of the "rails" will be furnished gratis by property owners along the right of way. The company believes that in a few years the fruit, vegetable and passenger business over the route will pay for regular steel rails, when the others will be used for ties. A small steam dummy will furnish power for the road.

Notice of Final Proof. Land Office at Minot, N. D., Feb. 21, 1896. Notice is hereby given that the following named settler has filed his intention to make final proof in support of his claim, and that said proof will be made before E. Leonardy, Judge of the county court of Williams County, N. D., at Williston, N. D., on April 18th, 1896, viz: BENTON BELL, for the 1/2 of sec. 22 and 2 1/2 of sec. 24, and 1/2 of sec. 22, township 154, range 101. He names the following witnesses to prove his continuous residence upon and cultivation of said lands, viz: George Brunger, John Saxon, Chasney Stratton, J. H. Sutherland, all of Williston, N. D. MICHAEL J. BARRETT, Register.

**WILLIAMS COUNTY.**

A Brief Description of Its Great Inducements to Settlers.

WILLIAMS COUNTY is the extreme Northwest county of the State of North Dakota, with the Missouri River forming its southern boundary, and it has a river frontage of about 250 miles. The County covers an area of nearly 4,500 square miles, and embraces about 3,000,000 acres of excellent farming and grazing lands. About one-half of the County is underlaid with a superior quality of Lignite Coal, which is found in strata varying from three feet to twenty feet in thickness. There are also numerous beds of sulphur of extra fine quality. The soil is rich and durable, and by reason of the peculiar formation of the surface of the country, irrigation is rendered both practicable and cheap. Cereals of all kinds and vegetables flourish here in abundance, and always pay the producer a handsome margin for his labor.

As a stock-raising country Williams County is equal to any other region in the western states. Hay and shelter are found in abundance along the Missouri river and the small streams running through the interior of the county. Williams County offers the most advantageous inducements to settlers by its famous stock-raising ranges, and its own cheap fuel in wood and coal. The winters are mild, and all classes of stock graze out on the ranges nearly the entire season through, requiring but very little extra feeding. All kinds of building material and excellent clay for brick-making can be found in many localities throughout the county.

Financially, Williams County is absolutely out of debt, there being not a dollar of bonded indebtedness, nor any outstanding warrants, as shown by the official statement of the County Auditor and Treasurer on July 1st, 1895.

WILLISTON, the County Seat of Williams County, is beautifully located on the Great Northern Railroad, with the Missouri River washing its southern limits, and situated only twenty miles from Fort Buford.

Williston has two hotels, six stores, two saw mills, a first-class blacksmith and wagon shop, two meat markets, one newspaper and job printing office, four restaurants, two dress-making shops, a carpenter's shop, two brick yards, a barber shop, two churches, a school house, a court house and jail, two billiard halls, and four sample rooms. It is the freight division of the Great Northern Railroad, with its roundhouse and shops located here. In fact, the volume of business transacted here will compare favorably with any town of its size in the northwest.

**Notice of Contest**

U. S. LAND OFFICE, MINOT, N. D., February 12, 1896. Complaint having been entered at this office by Frederick R. Brewer against Frank Mason, for abandoning his Homestead Entry No. 113, dated June 14, 1892, in an 80 acre tract of sec. 20, an 80 acre tract, sec. 29, township 154, range 101, in Williams County, North Dakota, with a view to the cancellation of said entry, the said parties are hereby summoned to appear before E. Leonardy, Judge of the County Court of Williams County, N. D., at his office at Williston, N. D., on the 21st day of March, 1896, at 2 o'clock p. m., to respond and furnish testimony concerning said alleged abandonment. And at a further hearing before the Register and Receiver at Minot, N. D., on April 4, 1896, at 10 a. m. MICHAEL J. BARRETT, Register.

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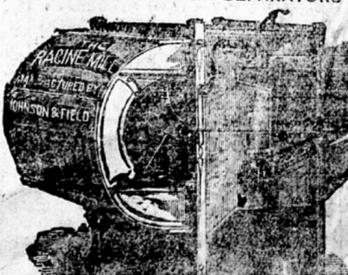
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