

WESTERN LANDS

For Eastern Canadians

THE FARMING WORLD desires to encourage natives of Ontario, Quebec and the Eastern Provinces to remain in and assist in advancing the Agricultural Prosperity of Eastern Canada, and to induce a desirable class of immigrants to locate in these Provinces.

While this is true we realize that there are in each Eastern Province tenant farmers, with large families of grown up boys and girls—owners of small farms and large families—talwart young men experienced in Agriculture, and possessing a little Capital, who are ambitious to better their condition, to own a home and to settle their friends or families around them.

Thousands of Canadians of this description have in years gone by migrated to the United States. To such the Canadian West now offers

Golden Opportunities for Home Making and Fortune Building

Our West is Canadian and British and we must keep it so by a suitable infusion of Eastern Canadian and British Blood.

The Canadian West offers the last of the cheap farms in North America. The demand for Western Lands is unprecedented, and undesirable areas are being offered for sale to Settlers by many agencies.

To protect and assist our readers who find it desirable to go West we have completed arrangements with a most reliable and experienced Real Estate Company, one of the largest, wealthiest and best equipped in Canada, to furnish us with areas of various sizes to suit purchasers, situated in what we know to be Good Districts.

Each parcel accepted by us has been inspected, and a map and careful reports made of it by Competent and Reliable Men. The lands we offer to our readers will not be Cheap, but will be good value and a safe investment. As the lands are sold others will be substituted.

Alberta Lands

In order to give friends and neighbors the privilege of settling together, we have procured the right to offer 10,000 acres in Township 46, Range 8, West of the 4th Meridian. This property is 30 miles South and 90 miles East of Edmonton and 3 miles North of the Main Line of The Grand Trunk Pacific in Alberta. This is an excellent Township in one of the best districts in Alberta.

The land will be sold in farms of 100 acres and upwards to suit the Purchaser. The price will range from \$12.00 to \$15.00 according to quality and location of the land. Full reports and a Chart of each plot will be sent on application.

Saskatchewan Lands

To those who wish to settle in Saskatchewan we offer lands in the famous Carrot River Valley, which contains probably the largest area of good land to be found anywhere in the Canadian West. Oats, Barley, Spring Wheat and cultivated Grasses grow to perfection everywhere here. Water and Fuel and Rainfall are abundant and good. In 1906, the average yield of Wheat in the District, where the lands we offer are situated, is claimed to be 40 bushels per acre, Oats 80. Mr. Sanderson, M.P.P. for the District, claims an average of 61 bushels of Wheat per acre on 100 acres. Oats are known to yield as high as 130 bushels, and hay as much as four tons, per acre.

It is believed that Fall Wheat, Clover and Timothy will prove satisfactory.

In Townships 45 and 46 West of the 4th Meridian we have Ten Thousand acres, which we will sell in areas to suit the purchaser, at prices varying from \$8.50 to \$15.00 per acre, according to location and improvements. Some of the farms we offer have comfortable houses, and areas varying from 20 to 40 acres broken and disked ready for seeding. The soil is a deep black loam on a clay sub-soil. The Canadian Northern Railway passes through the Township 45. There is a riding on the East side of this Township, and the Village of Tisdale on the West side.

In Township 46 there are 30 children of school age. Tisdale contains the following Public Buildings and places of business—Bank of Ottawa, Tisdale "Monitor", 4 General Stores, 1 Hardware Store, 2 Meat Markets, 1 Drug Store, 1 Harness Maker, 1 Barber Shop and Pool Room, 1 Feed Store, 1 Hotel, 2 Boarding Houses, 2 Livery Barns, Beaver Lumber Co., 1 Elevator, 1 Jewelry Store, 1 Laundry, 4 Carpenters, 2 Blacksmiths, 2 Real Estate Agents, 1 Physician and Surgeon, 1 Veterinary Surgeon, 1 Barrister, 1 Methodist Church, 1 Presbyterian Church, 1 Church of England. Settlers here are all English speaking and are of a superior class and are well situated.

Our lands are on the edge of the great Lumber and Cordwood District, which affords a large market for Oats and Hay, and offers abundant and profitable work for men and teams during the Winter months.

TERMS OF PAYMENT (except as hereinafter stated) are:—

One quarter of the purchase money at the time of purchase, the remainder in equal annual payments extending over from four to nine years at the option of the purchaser, with interest at six per cent. per annum on the unpaid balance—said balance may be paid in full or in part at the end of any year without notice or bonus.

Payments Less Than One-Quarter

It has been hereinbefore provided that the first payment on all lands shall equal one-quarter of the purchase price; nevertheless, sales may be made to desirable purchasers, who will at once move on and improve the land, and a less first payment accepted. But all particulars concerning such purchasers shall be furnished to the Company on a form provided for the purpose.

For detailed description of the lands, Maps, Charts, etc., apply to

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