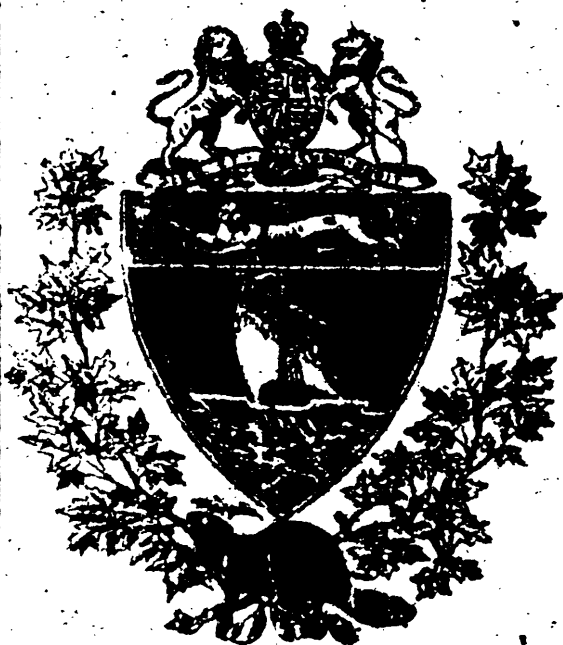


# BURLEY'S CATALOGUE

No. 7.



REMARKABLE  
Farm Values

IN  
New Brunswick,

CANADA

1915 - 16.

# BURLEY'S FARM CATALOGUE



ALFRED BURLEY, MANAGER.

Wonderful Land Values  
in New Brunswick, Can.,

The LAND OF PROFITABLE FARMS  
and COMFORTABLE HOMES.

ALFRED BURLEY & CO.;  
Real Estate Brokers and Farm Specialists,  
ST. JOHN, N. B.



## INTRODUCTORY.

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WHEN the German Kaiser plunged the great nations into war, he struck the real estate business a stunning blow, and no other branch of the world's business has been harder hit. It is true that our business was more successful previous to the war, yet we have done remarkably well, considering that immigration has been almost entirely cut off, and that there is very little land changing ownership elsewhere.

Judging from the many encouraging letters we are receiving from persons who intend coming here after they have sold their holdings elsewhere, there will be a keen demand for New Brunswick farms after peace has been proclaimed and trade and commerce once more become normal. We look forward to the time of peace with great expectancy.

The splendid opportunities offered by the farm lands of this beautiful province to those who wish to engage in agricultural pursuits cannot be approached elsewhere. Nine-tenths of our sales are to persons attracted by our advertising and who come from other lands, and every one of these people, after they have closed a deal for a farm, inform the writer that they have never seen or heard of such great land values in Ontario, Quebec, Al-



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berta, or wherever they happened to come from. However, values are steadily increasing and those fortunate enough to come soon will be the happy ones, and those who are not ready to come now would be wise to secure their farms while values are so remarkably great.

This is the best collection of really desirable farms we have yet offered, and believing the autumn the best time to come, we issue this catalogue in October rather than in January.

Yours very truly,

ALFRED BURLEY, & CO.,

Farm Specialists.

62 Princess St.

St. John, New Brunswick, Can.

Cable Address, "Burfarms, St. John."

Telephones: Main 890, West 234.

P. O. Box 22.

#### NEW BRUNSWICK LEADS.

The agricultural statistics issued from Ottawa for all Canada show that New Brunswick led all the other Provinces for the year 1913 in potato yield, our average being 244 bushels per acre.

Were they tested for quality, we believe they would carry off this honor also, as our potatoes have a beautiful flavor that creates a strong demand for them in any market where they are once introduced. And the American tariff, so recently removing the duty from our potatoes, is a great booster for our splendid tubers.

## OUR BUSINESS METHODS.

**F**OUNDED ON HONESTY and fair-deal-our business has made a substantial healthy growth. We refuse to be a party to misrepresentation. In many cases we are obliged to rely upon the owner for all our information and it is almost impossible to verify all their statements. In our contract we hold them responsible for any misrepresentation. The following is taken from our Listing Contract Form: "Do not guess at the number of apple trees or make haphazard estimates. We want only facts and all information must be accurate and truthful. Make all estimates low, rather than high. We desire to deal fairly with both parties. We are not responsible for errors, omissions, over-estimates or misrepresentations of the owner." In fact we conduct our business as fairly as we can. We leave no stone unturned to get on our selling list the most attractive propositions the province affords. We endeavor to get what the man with small capital wants as well as a man with thousands to invest. We also try to secure the most favorable terms. We have binding contracts with all our clients for one year, consequently prices are fixed and cannot be changed. We have heard of persons who were afraid we might make a few dollars through selling them a property and they went into the country and bought direct from the owner, who, seeing they were strangers and knowing they knew nothing of the New Brunswick values, raised his price several hundred dollars. In listing properties we endeavor to get the lowest price, just as if we were buying. Beside this we protect the purchaser from impositions in every way possible. Our selling charges are moderate. We are satisfied with a legitimate fair commission.

Our knowledge of the province and our motor car will save you time and money.

ALFRED BURLEY & CO.

## SOME OF THE ADVANTAGES NEW BRUNSWICK OFFERS TO PEOPLE OF OTHER LANDS.

Splendid healthy climate, summers delightful, rainfall ample, not excessive, no rainy season, winters cool, steady, pleasant, snowfall moderate. Soil rich, fertile, practically no barren lands, no crop failures, unexcelled for apples, potatoes, and other roots. Wheat and grain of all kinds successfully grown. Grain grown consists mostly of oats, buckwheat, corn and barley.

**MARKETS:** First-class, best local market St. John, where highest prices obtain for all farm products. St. John, also Winter Port of Canada, with twenty regular steamship lines to all parts of the world, and only six (6) days distance from London or Liverpool. St John bids fair to soon share the summer business with Montreal and Quebec, being two hundred and fourteen (214) miles nearer Liverpool than Montreal, and one hundred and one (101) miles nearer said port than Quebec.

**WATER:** Without doubt one of the finest watered countries on earth. An abundance of the purest water everywhere; no occasion to melt snow for cattle here, as they are obliged to do in some parts of the west.

**TIMBER:** One of the greatest spruce and hard wood producing countries on earth; rapid growth and of first quality.

**FUEL:** Inexhaustible supply of maple, birch, beech, ash, and oak; ample woodlot on every arm and it grows faster than it can be used.

**EDUCATION:** Splendid School system, adopted by South Africa in preference to all others. New Brunswick teachers in demand everywhere. The larger country districts and villages have a Consolidated School, teaching to the 11th Standard. At St. John up to 12th Grade is taught, which is equal to the first collegiate year.

Fredericton has the Provincial Normal School, the University of New Brunswick, and the Royal Infantry School. Sackville has Mount Allison University and Ladies' College (Methodist), said to be the finest ladies' college in Canada. There are also a number of other good schools and colleges affording first-class educational advantages. Every country district that needs a school is assisted by the government, who pays part of the teacher's salary, and the cost of schoolbooks is only nominal, having been greatly reduced by the present Government. Altogether our educational facilities are modern and ample.

**RELIGIOUS AND SOCIAL LIFE:** Every community has its church, in fact some has three. The people are sociable and friendly and most communities enjoy its social life, especially during the winter months.

**SCENERY:** Magnificent, a country of hills, mountains, valleys, rivers, lakes and streams, trees, birds, flowers and sunshine. A homelike country of comfortable homes, profitable farms and the easiest place on earth to make a living.

**ROADS:** Good, and compare favorably with the country roads elsewhere.

#### STOCK RAISING.

There are great opportunities in New Brunswick for the farmer who will raise good beef cattle.

Early in April, 1915, as soon as the St. John River opened to navigation, Mr. McAlpine, of Cambridge, Queens County, sold six head of cattle for \$510.00, an average of \$85.00. Among the lot was a bull and a two-year old steer, which cut the average.

This is a fair sample of what may be accomplished here, and also conveys some idea of our fine markets.

# AGRICULTURE IN NEW BRUNSWICK.

By W. W. HUBBARD,

Superintendent Dominion Government Experimental Farm,  
Fredericton, N. B.

As an occupation general farming in New Brunswick offers attraction and remuneration equal to that of any part of America and better than in many countries.

The physical features of the Province are such, with its lakes, rivers, streams and extensive sea-coast, with its picturesque indentations and islands its undulating surface, its trees and flowers, as to make it a pleasant home land. Its soil is generally fertile, in fact it is difficult to find barren land, producing under skilful management large crop yields of high quality. Its climate is regular, affording, with proper cultivation, adequate moisture for all crops and without great extremes of temperature.

The geographical situation, placing it nearer Europe than any other part of America except the sister provinces of Nova Scotia and P. E. Island, and with communication to the large markets of the world, gives its people a better opportunity for the selling of all classes of products than obtain where there are long rail hauls.

The soil and climate of New Brunswick lend themselves to a diversified agriculture. Crop failures are unknown.

As a stock raising and dairying country it has but few equals and no superiors. That it has not now greater fame for its agricultural products is largely because its people have been getting ready money from other occupations.

Lumbering has been in the past the dominant commercial business of the province for the export trade. No country grows spruce lumber more quickly or of better quality. Every farm has had large quantities of wood growth and when this has been marketed the farmer has found employment for himself, his boys and hired help, in cut-

ting for the large operators on the Crown Lands and private timber limits. He has by this means obtained ready money for his needs and has consequently largely neglected the winter work and the care of live stock on the farm. His boys have learned to like the social life of the lumber camps and do not take kindly to a return to the quiet life of the farm.

All around the coast fishing has been a ready money occupation, and in many sections of the province the farm has been little more than a residence, where only sufficient crop was raised to provide for family needs, and but little serious consideration was given to raising and marketing the products of the soil as a business.

Yet here and there have been men who have demonstrated what the farm will do and these men have usually left much larger estates to their heirs than the semi-lumbering, semi-fishing farmer.

Take for instance, the district lying about the City of Fredericton and watch the people who come regularly to that market. Every Wednesday and Saturday you will see them, after disposing of their produce, repairing to the savings bank and making their deposits. To-day over two million of dollars of farmers' savings are placed with the Dominion Savings Bank and in the various chartered banks of Fredericton, and this is practically all from a district extending not farther than twenty miles from that center. Other parts of the province are doing equally well, notably in the Kennebecasis Valley of Kings County and in Albert and Westmoreland and along the North Shore, especially in the neighborhood of Chatham.

Let us look, for a moment, at some of the opportunities. One of the most attractive is fruit growing as one branch of farm work. One farmer near Fredericton working less than fifty acres takes from about fifteen acres of orchard, two acres or so of small fruits and a half dozen good

dairy cows, a revenue of about \$4,000 per year. Of this he nets for his own and his son's labor fully \$2,000. He has his home, his fuel, fruits, vegetables, poultry, eggs, milk, cream and butter free in addition. Another farmer close by has been cultivating about 120 acres on a three year rotation. Forty acres of turnips and potatoes, 40 acres of oats and 40 acres of clover hay each year. He has been able to make this acreage earn him from \$20 to \$25 per acre each year. He will not be satisfied, he says, till he makes it do \$35 per acre. He has shipped his potatoes and turnips largely, sold some of his hay and kept a herd of dairy cows that consume the rough portions of his crops and give good returns.

Down the river from Fredericton a number of men have gone into garden truck. One farm, not more than ten acres of which are in garden, brings to its owner, with early and late vegetables of all kinds, returns of about \$4,000 per year and this output is not retailed, but shipped to dealers.

Potato raising as a specialty, which somewhat variable in profits from year to year, gives on an average good returns.

A good crop of potatoes is 300 bushels per acre—the average last year for the province was 179 bushels—the price is seldom below 30c. per bushel from the field. Last year it was up to from 50c. to 60c. from the field and out of storage later on went to 90c. Under good management the cost of growing and harvesting an acre of potatoes need not exceed \$50. The high quality of New Brunswick potatoes is recognized in every market which they reach. In the City of Toronto they usually command a price enough above the average market price to pay the freight thence from New Brunswick. New Brunswick potatoes go to all the large cities of Canada, even as far west as Vancouver. They also command a large share of the Cuban trade and when the United States crop is short, go in considerable quantities to New York and Boston. They are also much sought after for seed in Ontario and in the Southern States.

It is, however, in mixed farming with good live stock that the surest returns are obtained. The province now imports annually between four and five million dollars' worth of farm products, which include oats, bran, middlings, etc., beef, mutton, pork, cheese, butter, poultry and eggs, all of which can be produced to advantage in the province.

For sheep raising, whether as a branch of mixed farming or as a specialty, the province is especially adapted. Mr. W. T. Ritch, one of the special commissioners employed by the late Dominion Government to investigate the sheep raising industry of Canada and its possibilities spoke as follows recently at a meeting at Hillsboro, N. B.:—"The climate of New Brunswick is remarkably suitable for the growth of mutton of the best flavor, and the production of the best grade of wool. The opportunities of disposing of the products is unequalled by any other country in the world. There are available not only the local markets and western markets and those of the Eastern States, but also the great markets of Great Britain and of continental Europe. From the Maritime Provinces the producers can ship live sheep to the Old Country, and could develop an immense trade in chilled meat. The best market for wool is in Great Britain, and this could be easily taken advantage of."

The total area of the Province is a little over 17,000,000 of acres, of which at least 12,000,000 are well adapted to agriculture. Of this only about one million and a half are cleared from the forest and less than a million is under cultivation.

The opportunities in poultry raising, bee keeping and the raising of small fruits are especially attractive to those who have not much capital to invest. Industry, pluck and perseverance will win a large reward in this Province, and the opportunities for the investment of capital are not excelled in Canada. Now is the time to come to New Brunswick, for the Province is on the eve of an awakening that will go down in history as one of the marvels even in the growth of Canada.



From St. John Standard, July 17th, 1915.

## **WE CAN RAISE TO PERFECTION MORE HIGH CLASS APPLES THAN ANY OTHER PROVINCE OF CANADA.**

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### **Abundance of Fruit Laads in Different Counties are Yet Awaiting Development.**

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“By their fruits ye shall know them.”

If this statement is correct, and there is no reason to doubt it, New Brunswick will have a very fine certificate of character before many years elapse. It will be noticed, however, that in this expression is a suggestion of futurity. It does not mean literally that by its fruits we know this province now, but rather that by the production of years to come as indicated by present possibilities this bit of God's green earth will make its reputation.

People down here eat Northern Spys grown in Ontario, Gravensteins from the Annapolis valley, and the Fameuse from Quebec. This is a matter of habit. There is no reason under the sun why they should not eat Northern Spys, Gravensteins, and Fameuse from New Brunswick, nor any reason whatever why they will not eat these if Northern Spys, Gravensteins and Fameuse grown in New Brunswick are of better keeping qualities, finer flavor, and of more attractive appearance than those grown in Ontario, Nova Scotia and Quebec. And that New Brunswick can grow these apples and a great many other varieties superior in certain respects to the product of adjoining provinces is the opinion of expert fruit growers not in New Brunswick alone, but throughout Canada. It should not be supposed that all New Brunswick is particularly adapted to the culture of fruit, nor that any man in any

place can raise apples, plums or berries in a sufficiently economical manner or of better quality than the products of other provinces, yet the abundance of New Brunswick lands pre-eminently adapted to the success of the production of apples and other fruits, together with the unexcelled social and marketing facilities afforded by our geographical position, must attract very favorable comment on the orcharding possibilities of this province and lead to profitable development in years to come.

#### THE MACINTOSH RED A WINNER.

It is but fair to say that the greater mass of information contained in this article is taken from a booklet entitled "Orchard Possibilities in New Brunswick," issued by the Provincial Department of Agriculture in April, 1914, and from the report of the superintendent of the horticultural division of that department for the same year, 1914. The fact, however, that this information is in the form of a government blue book, which books are as a rule printed to be thrown away, does not detract from its value. All that the Standard is attempting to do now is to give in newspaper form, and to people who have not been so fortunate as to receive these booklets, a certain portion of the valuable information therein contained.

Prof. W. T. Macoun, Dominion Horticulturist, is authority for the statement that "nowhere in all Canada is the MacIntosh Red apple being raised to greater perfection than in the province of New Brunswick."

#### EXPERT OPINIONS.

Alex. McNeil, chief of the fruit division of the Dominion Department of Agriculture, on examining samples of Bishop Pippins selected at random from the general run of fruit, and not by any means of the finest grown here, stated, "I had the pleasure of showing these specimens to several good fruit men in Ottawa, and all were

enthusiastic. They were particularly struck with the fact that the texture of the skin was so clear compared with the ordinary Bishop Pippin. The color is not yet as good as it will be, but it is most excellent even now."

Prof. J.W. Crow, of Ontario Agricultural College, in an article in the Canadian Horticulturist, speaking of New Brunswick apples which he had seen, said, "If the fruit exhibited is a fair sample of what New Brunswick can grow it is safe to say that Ontario comes in second place in the matter of color."

#### AN EVER-GROWING MARKET.

Statistics indicate that the annual apple production of the North American continent is decreasing every year, while the demand is increasing at the rate of more than one million barrels per annum. The United States for the five years, 1900 to 1904, produced forty-two million, five hundred thousand barrels, but for the five years ending 1909 the production was only twenty-six million barrels. In Ontario the quantity of apples available for export is steadily decreasing, and in the face of this there has been such a growing demand in the Western Canadian markets that in a few years unless something happens, Ontario's apples for export to Europe will be insignificant in quantity. Even should the other apple sections of the North American continent continue to produce fruit in excess of the amount needed for home consumption, the prospects for commercial orcharding in New Brunswick would still be very bright because of the low price of land, cheapness of production, and the saving in cost of transportation. The apple lands of New Brunswick lying from eight hundred to three thousand miles closer to the European markets, not only save in the cost of transportation, but enable the fruit growers to place their apples in the consumers' hands in better condition than is possible to those living

farther away. And in the face of the rapidly increasing demand for apples, and the rapidly decreasing production, it would appear that the opportunity opened to New Brunswickers is worthy of thoughtful consideration by all residents of rural communities. Last year there was a tremendous crop of apples. Shippers who applied modern ideas to the handling of their fruit made money despite conditions abroad which militated against the successful disposal of their crops. Those who stuck to the old slipshod methods of inferior packing lost money, and will continue to lose money until they change their whole system of business. This year's indications from all over the province are that another exceptional crop will be garnered. It is up to the fruit growers of New Brunswick to adopt the most up-to-date methods of handling their fruit if they are to come out whole on the year's transaction.

#### SOIL AND CLIMATE SUITABLE.

The soil of the chief fruit sections of New Brunswick is for the most part a clay loam, with a medium to a gravelly sub-soil having the requisite depth for the penetration of the roots, being easily worked, affording good natural drainage, and holding the heat well, four very important essentials in apple growing. The summer climate, while affording an abundance of sunshine and heat for the proper growth and maturity of the apple and other fruits, is remarkably free from the prolonged dusty dry spells and hot murky nights experienced farther west, and the rainfall is ample for full crop growth. The regular and sufficient rainfall precludes any necessity for irrigation, and the yearly record for continuous sunshine is excelled by only one other province in the Dominion. It is noteworthy, however, that one point in New Brunswick holds the lead for all Canada in the yearly sunshine record.

#### VARIETIES FOR ALL SEASONS.

Fruit has been grown for a good many years.

in considerable quantities in the St. John valley counties, and in portions of Charlotte, Albert and Westmorland. No finer strawberries, raspberries or other small fruits are grown anywhere in the Dominion. The list of apples recommended for New Brunswick covers the entire season, and provides a class well suited for export shipment as well as for supplying the local markets.

With cheap and rapid transportation by water from St. John and other provincial ports, with an overseas market very close at hand, with plenty of suitable land at a modern cost, the success of New Brunswick as a fruit producing area seems assured. One of the great advantages that New Brunswick apples possess lies in their wonderfully high color and singular beauty of appearance. These two points alone would ensure a ready sale even if the quality were lacking, but fortunately the varieties of apples raised to the best advantage in this province are all of high quality. Wealthy, Bishop Pippin, Fameuse and MacIntosh Red are all high quality dessert apples and good sellers on the English market. There is no other spot in all Canada that can raise these five varieties to greater perfection, and in such close proximity to their best market as the province of New Brunswick. The Duchess, Wolf River, Milwaukee, Alexander and Bethel are also grown to perfection here and find a ready sale. Most of these varieties lend themselves best to box packing, the method of handling apples that always brings the highest prices. The Duchess, Dudley, Milwaukee and Wealthy, being shorter-lived, smaller growing and earlier bearing varieties, are planted as fillers between the standard trees, and produce apples from two to three years before the latter, thus ensuring profitable returns with the least possible delay.

#### MARKETS ARE EASILY REACHED.

Lord Bacon says: "There be three things which make a nation prosperous—fertile soil,

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busy workshops, and easy conveyance for man and goods from place to place." New Brunswick's fruit lands possess the distinct advantage of being so situated that the transportation of their produce to the consumer is almost entirely independent of railways. A barrel of apples is carried by steamboat from Fredericton to St. John when the river is open, for ten cents. During the same time the railways charge for that trip fifteen cents, but as soon as navigation closes they raise the rate to thirty cents. In the St. John river, St. Croix and Pefitcodiac rivers water transportation from the orchards to the consumer is available. This means not only cheap rates but a better condition of the product thus handled. New Brunswick's apples can go by water transportation direct from the orchard to all points in Great Britian, to Rotterdam, Havre, Antwerp, West Indies, Havana, Mexico and New England. Upper Canadian provinces must rely on railway transportation before they can reach an ocean port. We are four hundred and eighty miles closer than Montreal, the summer shipping port, and eight hundred and eighteen miles closer than Toronto, which may be taken as the central shipping point for Ontario. And even if railway transportation should be necessary from any specified districts, the province of New Brunswick has more miles of railways in proportion to its population and area than any other province in the Dominion of Canada.

#### THE ST. JOHN VALLEY.

In point of land availabe, range of varieties profitable grown, and market facilities, the lower St. John valley constitutes an important section. It awaits only the systematic development of its fruit lands to blossom forth into one of the best apple lands in all Canada. Since no definite soil survey has ever been made through this country it is impossible to say how many acres of first class fruit lands it contains. Along the river much of the land has admirable slope and is excel-

lently adapted for apple growing. Much of the soil further back is also first class and considerable areas of apple land are found even twenty miles from the river. In the vicinity of Sheffield and Mougerville there are also many acres of high intervale land which would yield handsome returns if planted to fruit. Farther inland back on the highland around French Lake and Maquapit Lake are areas of soil similar to that on the western bank of the river, much of it first class apple land, and still more of it is to be found in the Grand Lake region and farther south in the sections bordering the Washademaok Lake and Belleisle and Kennebecasis bays. The upper St. John valley from Fredericton to Woodstock, while not adapted to such a wide range of varieties as may be produced below Fredericton, is particularly adapted to the production of early or midwinter fruit. Even less at the present is known of the amount of land available in the country embraced in the upper St. John valley, but since the construction of the Valley Railway large blocks of first class fruit land situated in this district and hitherto unserved by direct steamboat and railway communication are now within easy reach of the marketing advantages possessed by the lower St. John valley. Portions of Albert county present conditions akin to those of the Annapolis valley and produce specimens of Gravensteins, Northern Spys, Ribston Pippin and other apples equal in flavor to the Nova Scotia product. In the southern part of Charlotte county and indeed in the lower St. Croix valley the climate is favorable to the production of the tenderer varieties such as King of Tompkins, Northern Spys and Greenings. In Westmorland county, past history indicates that many sections are particularly adapted to fruit raising, and that this industry in that county and in some portions of Kent could be successfully carried on.

#### ABOUT THE PROFITS.

Now with regard to the returns from apple

growing. It is very foolish to suppose that there will be tremendous profits. Mistakes will be made in the selection of varieties, and in the preparation of the orchard. There may be other circumstances which will reduce the possible returns, but that there is a very fair repayment to the careful fruit grower is a fact, and that the amount of these returns depends very largely upon his own efforts. Joseph Hawkins, of Sugar Island, York County, had a neglected orchard of one hundred and thirty trees on which, including overhead charges, was made an expenditure of two hundred and twenty-four dollars and twenty cents. His receipts in 1911 amounted to three hundred and twenty-seven dollars and twenty-five cents, leaving one hundred and three dollars and five cents net profit on one and a half acres, which is equal to about fifty-nine per cent. on the value of his land. The trees were not of the best class, for had they been and the orchard been planted and raised with proper care, the annual cost would not exceed thirty dollars per acre in place of eighty-three dollars and sixty-two cents per acre for spring work. In the following year that orchard returned a net profit of three hundred and forty-one dollars and seventy-six cents per acre, and in the year 1913 a profit of one hundred dollars and fifty-six cents per acre. During these three seasons the orchard was operated by the New Brunswick Department of Agriculture, and the average net profit was one hundred and seventy-eight dollars and ninety-four cents per acre. Very few other branches of Agriculture could show such a return as this.

#### MR. STEEVES' ORCHARD.

At Lower Coverdale, Albert county, an orchard of six hundred and twenty-five trees averaging thirty-five years old, was owned by H. L. Steeves. Eight rows of trees comprising two hundred and seventeen trees, were taken over by the Department of Agriculture, and an expenditure of seven



hundred and twenty-two dollars and 98 cents made, this including spring work of one hundred and fifty-three dollars and twenty-seven cents, and harvesting expenditure, particularly for barrels, of five hundred and sixty-nine dollars and seventy-one cents. The revenue was one thousand, two hundred, and sixty-eight dollars and ten cents, leaving five hundred and forty-five dollars and twelve cents net profit on three acres, or one hundred and eighty-one dollars and seventy cents per acre, which on the valuation of five hundred dollars per acre is a return of thirty-six per cent. In 1913 the net profits were eighty dollars and thirty-four cents per acre, and in 1914 one hundred and four dollars and sixty-six cents per acre, giving an average net profit for three years of one hundred and twenty-two dollars and twenty-four cents per acre. Had this orchard been planted to the higher selling varieties returns would have been considerably greater.

#### ESTABLISHING AN ORCHARD.

It is estimated that for the establishment of a thousand tree apple orchard the expenditure will be one thousand, one hundred and eighty-five dollars, including the price of the land, that the cost of maintenance will be seven hundred and eleven dollars for ten years, making a total of one thousand and eight hundred and ninety-six dollars until such time as the orchard is bearing. During the first ten years this land should yield ten dollars per acre net profit from intercrops after payment of all charges for cultivation. From the sixth to the tenth year the yield of fruit will be small, but for these years should return a total of three thousand dollars net. From the eleventh to the thirty-fifth year there should be in all, sixty-three thousand dollars profit. Thus from the sixth to the thirty-fifth year, twenty-nine years in all, the annual profit would average two thousand, three hundred and twenty-seven dollars, which is equal to one hundred and fifty-five dollars per acre, and after deductions are made for all possible losses there would be a much better return on the investment than would generally be had on industrial enterprises.

#### STRAWBERRIES.

In the matter of strawberries, two of the leading grow-

ers in the province are O. W. Wetmore of Clifton, and J. C. Gilman of Fredericton. Strawberries bear the second year from planting, and Major Wetmore follows the practice of taking a crop off in both the second and third years, while Mr. Gilman harvests only one crop. Major Wetmore finds that his cost per acre including the price of boxes, freight charges, labor in picking and packing, and all cultivation expenses, average three hundred and twenty-seven dollars, and that on the first crop he would clear an average of two hundred and thirteen dollars per acre. On the second crop where his outlay is less and his revenue also somewhat less, his profit is slightly smaller, amounting to roughly two hundred dollars. Mr. Gilman estimates that for the first and second years' cultivation and harvesting his outlay is two hundred and ninety dollars and his income is six hundred dollars, leaving him a net profit of three hundred and ten dollars per acre. Similar figures and reports may be given covering raspberries, currants and other small fruits, and the Department of Agriculture will be very glad to furnish whatever information is required along these lines.

#### EASY TERMS.

It is often hard for us to induce our clients to make the terms of purchase easy. But we always have a number of farms for sale on the easy payment plan. For a cash payment of \$200 00 we can always give the purchaser choice of several good cheap farms.

#### MORE COWS LIKE THIS ONE SHOULD BE ON EVERY FARM.

The Maritime Provinces have the reputation of producing great men; but they produce other great things as well. One of these lines of greatness was indicated at the recent Maritime Winter Fair, when a Holstein cow, owned by S. Dickie & Sons, made three points higher than the record score made at the Ontario Winter Fair, and twenty points higher than any score ever made at a public contest, so far as here known, in the world. This cow produced 101 pounds of milk, equal to 40 quarts, in a single day. She will give from 15,000 to 20,000 pounds of milk in a year.

## TO SECURE FARMERS FOR NEW BRUNSWICK.

[From St. John Standard, Nov. 9th, 1912.]

The opportunities New Brunswick offers to the British farmer are the subject of an instructive article which appeared in the Empire supplement of the London Standard last week. It should prove of great value in making the advantages of this Province better known in the Old Country. The policy of the Provincial Government and the work of the Farm Settlement Board are lucidly explained. Mr. Percy W. Thomson, who spent some time in the Province recently in connection with Mr. Norton-Griffiths' colonization plans, is interviewed, and speaks very highly of the farming possibilities of the Province. New Brunswick he says, offers the best field for the small farmer to be found in Canada.

The article opens with a reference to the fact that signs are not wanting that the people of "the beautiful Canadian Province of New Brunswick" are alive to the potentialities of their heritage and are about to attempt in a thorough fashion to secure their share of the new settlers who are pouring into Canada. The Premier, Hon. J. K. Fleming, and the members of his government, it is pointed out, are particularly alive to the importance of attracting farmers from the Old Country to the fertile lands of New Brunswick. What the Provincial Government wish to do is to attract settlers who are farmers, not capitalists, for they realize that it is the working farmer who is going to make the most use of the opportunities that offer and at the same time benefit the Province as a whole.

Stress is laid upon the number of farms at the present time that can be purchased at a very reasonable price. The reasons for this, says the writer, are explained by the lack of adequate railway facilities in the past, the absence of markets close at hand, and the extensive advertising of the

West. The first two drawbacks are now being removed; and the third reason is in no sense an aspersion on the possibilities of New Brunswick, although it has undoubtedly contributed largely to the comparative stagnation of the Province in recent years.

Mr. Thomson's conclusions as to the opportunities in New Brunswick are of special interest from the fact that he toured Canada for some months in connection with Mr. Norton-Griffiths' colonization plans. He states that he went to New Brunswick somewhat skeptical as to its future, but that he had his eyes opened by what he had seen. The interview is worth quoting. He says:

"New Brunswick offers the best field for the small farmer to be found in Canada, in my opinion. In the summer conditions are very like those prevailing in England. The winters are colder, but much more enjoyable. The Province is on the coast, and now enjoys excellent railway facilities. The Premier is taking a keen personal interest in the farm settlement scheme, and he realizes that if the rural districts are filled up it is going to have a considerable effect on the prosperity of the towns. St. John is going ahead at a tremendous rate, but you can buy farms at from \$600 to \$1000. Hitherto many of the farmers have gone in for lumbering and fishing as well as farming, and the consequence has been that their agricultural methods have been very haphazard. In every case where Old Country farmers are at work the results are excellent.

"For natural beauty of scenery New Brunswick compares very favorably with any part of the Dominion. There are farms along the St. John river and in Carleton County which any first-class farmer would be very glad to possess. Taking the country as a whole, I don't see why New Brunswick should not become one of the most prosperous Provinces in the whole of Canada. They not only want farmers, but farm laborers, and girls for factories, cotton mills and soap works.

Another very fine opening that exists for Englishmen is in market gardening or in private gardening. Whenever the New Brunswickers can they secure an English gardener, and invariably he 'makes good.' Men engaged in this class of work make plenty of money and have a very good time.

"New Brunswick is just beginning to wake up. It has the advantage of being near to Great Britain, and this consideration will weigh with a good many people when they realize what the Province can offer them. It is a magnificent game country. Moose wander about on the country roads; caribou, deer, partridge, duck, geese, snipe and woodcock are plentiful, and the rod fishing is excellent. A friend of mine landed a 16-lb. salmon and a 24-pounder soon afterwards. In fact you can catch any quantity of them and good speckled trout fishing can be obtained in any part of the Province.

#### RAILWAYS.

New Brunswick has more miles of railway in proportion to its population and area than any other province in Canada.

#### STRATEGIC POSITION OF ST. JOHN IS NOT EXCELLED BY ANY CITY.

"St. John, for its strategic position, is not excelled by any city in Canada," said J. Hamilton Ferns, chairman of the Board of Assessors of Montreal, when responding to a vote of thanks tendered him by the big meeting in the Seamen's Institute, which listened to his address on taxation recently.

"Let me drop the assessor and speak to you as a Canadian. St. John is a city with a future. As a Canadian I am proud of St. John. You have been doing things in St. John, and some of those things are bigger than you think. In Montreal we are watching you, and in Vancouver I have heard them talking of you."

## THE GEOGRAPHY OF NEW BRUNSWICK.

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**N**EW BRUNSWICK is a perfect network of lakes and rivers. No other country possesses so many within the same area. The coastline of its almost square territory is deeply indented with bays and the finest of harbors. To the east its shores throughout their entire length are washed by the waters of the Gulf of St. Lawrence and Northumberland Strait, while Chaleur Bay and the Bay of Fundy form a large portion of its northern and southern boundaries.

A great forest originally covered its 27,985 square miles, and lumbering is still one of its most important industries. Numerous sawmills are driven by the Miramichi River, which is 225 miles long, and with its tributaries drains one-fourth of the province. This river runs north-east through the very centre of New Brunswick, and on either side of its mouth are the cities of Newcastle and Chatham, sharing an unusually fine harbor. The Restigouche River also flows through heavily wooded country. It runs 100 miles through the extreme northwest, emptying into Chaleur Bay. In the reverse direction flows New Brunswick's third and most important river, the St. John. Rising in the State of Maine, which with the Province of Quebec bounds the province on the west, this great stream drains almost the entire western half of New Brunswick, discharging into the Bay of Fundy. These three rivers form a highway of travel throughout the province, for the headwaters of their tributaries lie so near together that there is ready passage from one to another. The river courses were utilized more in the old days than in the present age of railroads, but sportsmen still enjoy the convenience of easy transfer by water. Of the population of 351,889 the vast majority are English

speaking, though there are about 80,000 French and a few Indians in the northern district. The large number of people are Canadian born, but many come from the British Isles, particularly Ireland. The Roman Catholic religion claims nearly one-third of the people. Of the Protestant denominations the Anglicans and Presbyterians have 40,000 each, with double that number of Baptist. The Methodist denomination is also well represented.

**CLIMATE.** Though New Brunswick is washed on three sides by salt water, its climate is drier and more bracing than that of the British Isles, in nearly the same latitude on the other side of the Atlantic. The heavy winter snowfall is of inestimable value to the lumber trade, and the warm summers aid vegetation. There are no extremes of heat and cold to cause discomfort, but rather promote health, for there is little moisture in the air.

**FORESTS.** The manufacture of lumber and its products holds the leading place among the industries of New Brunswick, for the forests, chiefly black spruce, are practically inexhaustible. Next to black spruce, in number and value may be named the hemlock, fir, white spruce, cedar, birch, oak, tamarack, ash and other trees, wide spread over great areas. The manufacture of pulpwood is increasing in rapid ratio, and the export of sawed lumber is very large.

**GAME.** The forests are the sportman's Elysium, for moose, caribou, deer, bear and coon abound. These animals may be shot during only ten weeks each autumn, for the game laws are made increasingly strict and a large revenue accrues from the sale of licenses. A close season is also provided for the wild duck, wild goose, partridge and grouse, but no license is required. Game birds are very plentiful. The Provincial Government in 1902 set aside large area for a game preserve and national park.

**CITIES AND TOWNS.** St. John, our largest city and the oldest incorporated city in Canada, it was incorporated in 1785, with a population of about 60,000, situate at the mouth of the St. John River, contains numerous saw mills, factories, pulp-mills, foundries and sugar refineries. St. John has the only harbor on the Atlantic north of Baltimore, that is not obstructed by ice and is now the chief winter port of Canada. In tonnage St. John ranks fourth in the British Empire.

**FREDERICTON.** Situated on the right bank of the St. John about 85 miles from its mouth, is the capital of New Brunswick, with level wide streets shaded by beautiful elms. The Parliament Buildings, Provincial University, Infantry School and Normal School have their home here. It is not only a beautiful city, but it is a stirring business centre with a population of 10,000.

**MONCTON,** on the Petitcodiac River, an important railway centre, carries on considerable manufacturing. Population 15,000.

**ST. STEPHEN,** one of the prettiest towns of New Brunswick, situated at the head of navigation on the St. Croix River, the centre of important lumber industries. Population 3,000. Adjoining it on the southwest is Milltown with a population of from 2,000 to 3,000.

**ST. ANDREWS,** beautifully situated on a small peninsula between the St. Croix River and the Passamaquoddy Bay, is a popular summer resort.

**WOODSTOCK,** situate on the right bank of the St. John, is the centre of a fine agricultural district. Population 4,000.

**CHATHAM,** situate on the right bank of the Miramichi, has an excellent harbor and a large lumber trade. Population 5,000.

**NEWCASTLE,** situate six miles further up the Miramichi, at the head of deep water navigation, also carries on a large lumber trade.

**SACKVILLE,** home of Mount Allison University and Ladies' College.



MEMRAMCOOK is the site of the Roman Catholic University.

**SOIL AND PRODUCTS.** The soil, especially along the sources of the rivers, is very fertile, uplands light loam, generally free from stones. Under good cultivation produces first-class crops of all kinds. Westmorland, Albert, Kings, Queens, Sundury, York and Carleton counties make up one of the finest agricultural districts in the world. All kinds of vegetables grow in great abundance. The hardier fruits, such as apples, plums, currants, cherries, berries, etc., under intelligent well directed labor yield highly profitable returns. The uplands are well adapted for sheep raising. Few countries in the world are as well wooded as New Brunswick.

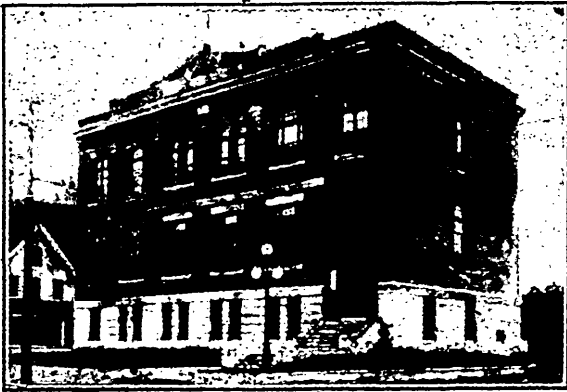
**MINERALS.** The mineral resources of New Brunswick are very great. At the head of Grand Lake, Queens County, are valuable coal deposits. Graphite has been found in St. John County. Albert County contains very extensive beds of pure white Gypsum. Bituminous Shale, and Albertite are also found. On the Tobique are profitable deposits of Gypsum of reddish and chocolate colors. There are valuable granite quarries at St. George of a reddish color. Limestone of excellent quality is abundant and largely quarried at St. John. Antimony has been found in large quantities at Lake St. George, York County. New Brunswick is rich in quarries of Freestone Iron, Salt and Sulpher Springs are found in different parts of the province.

**INDUSTRIES.** The chief industries are farming, fishing, lumbering, mining and manufacturing. The people of New Brunswick are making rapid advancement in agriculture through the adoption of schools for dairying, poultry and stock raising. The great lumber trade is still one of the first industries, giving constant employment to great numbers of men. Many are engaged in fishing. The Government keeps the lakes and rivers well

stocked with the best varieties. An ever-increasing number of people find employment in the cotton and woollen mills, the boot and shoe factories, the foundries, the sugar refineries, pulpmills and tanneries. Shipping and commerce engage the attention of a large portion of the population.

**COMMUNICATION.** New Brunswick is well supplied with first-class communication with all parts of Canada, the United States and the great trading centres of the world. Subsidized lines of steamers, twenty in all, run from St. John to Liverpool, London, Manchester, Glasgow, Belfast, Dublin and elsewhere. The chief railways are as follows: The Intercolonial, belonging to the Federal government, runs from St. John northerly through the entire length of the province and connects with all parts of Nova Scotia, Prince Edward Island, Quebec, Ontario and the West. The Canada Eastern, running in a north-easterly direction, connects Fredericton with Miramichi Bay; the Canadian Pacific, extending west from St. John, gives communication with northern and western Canada and all parts of the United States. There are other small railways. Fine steamers ply upon all the chief rivers as well as between St. John and Nova Scotia, Shediac, Prince Edward Island, Boston and Maine ports.

**EDUCATION.** New Brunswick has a fine system of free, non-sectarian public schools, consisting of primary, intermediate and secondary schools. It has been in operation since 1871. At Fredericton are the Normal School and Provincial University, supported by the government. The government favors the establishment of consolidated schools and several of them are in operation at Kingston, Riverside, Florenceville and Hampton. The chief denominational schools are Mount Allison University, maintained by the Methodists, and St. Joseph's College, belonging to the Roman Catholics.



## **NEW AGRICULTURAL SCHOOL, SUSSEX, FORMALLY OPENED.**

### **A FORWARD STEP IN NEW BRUNSWICK'S AGRICULTURAL POLICY.**

The formal opening and dedication of a new agricultural school building, at Sussex, marks a forward step in the development of New Brunswick's agricultural policy.

Tuesday, July 13th, will in consequence live in the annals of the town of Sussex as a red letter day. It marks the opening date of the new agricultural school and also the departure of the brave members of the 55th Battalion Canadian Overseas Expeditionary Forces from their training grounds at camp Sussex to their brigade quarters at Valcartier.

The manly conduct and universal good behavior of the various members of the battalion nearly 1,000 strong, won for them many friends in Sussex, who were sorry to see them go away.

To break the spell created by their going the citizens of Sussex were glad to welcome the arrival of a contingent of nearly 150 school teachers and school inspectors who had come to Sussex to spend the next four weeks at the summer school of science, which opened in the new school on the 14th.

The evening of the formal dedication found the

assembly hall crowded with the Summer School of Science pupils and the citizens of Sussex, who are all deeply interested in the purposes for which the school has been erected.

Hon J. A. Murray, Minister of Agriculture, presided. Referring to the new building he said that it marked a forward step in New Brunswick's agricultural development. The Province's ability to construct and equip an agricultural school, such as Sussex now possessed, was due to the Dominion Government's subsidy for agricultural educational purposes, which last year, the third participated in by the province, amounted to \$54,000.

The Government carries on agricultural training along two lines: Elementary and vocational, both of which has the tendency to instil into the minds of the young children and those of more mature years an ambition to excel. Technical education would teach them how to excel.

Before introducing the speakers for the evening he took occasion to call for united efforts and energies to make the school as useful as possible for agricultural classes and masses. He congratulated the town of Sussex on the erection of such a fine structure within its borders. He congratulated the province for the facilities the school affords and contractor Lutz for the satisfactory manner in which he had followed the plans outlined by the architect in erecting the building.

The chairman then called upon His Honor Lieutenant-Governor Wood, who expressed himself as highly pleased at being present in Sussex on this occasion. He had visited Sussex when only a boy, fifty odd years ago. Sussex Corner was then the center of the town. He told of the admiration, horses shown by the late Squire Hugh McMonagle, at the Sussex exhibition then held, had created in him. At that time Kings County was a strong leader in agriculture and he was glad to know that it had never lost its grip. He said he had it on good authority that Kings

County, with its fertile soil and well watered grazing land, produces more milk and dairy produce than all the other counties of the province combined. Kings County had made rapid progress in the last fifty years and he felt quite sure that her sons and daughters would not be slow to take advantage of the opportunities afforded by the new school. These opportunities would mean larger returns for labor, the elevation of the standard of comfort for homes, and a higher conception of the farmers' calling.

An agricultural education will not, however, teach a man how to farm without work. It will teach him how to make the best use of his industry and energy which are so essential to success. Knowledge is useful only when practically applied. The attendance at the meeting was a good omen of the value citizens place upon the importance of the institution. He then declared the building formally opened and dedicated to the purpose for which it had been erected.

*Department of Marine and Fisheries, Canada*

METROLOGICAL SERVICE.

St. John Observatory.

St. John, N. B.,

4th March, 1915.

Messrs. Alfred Burley & Co.,  
City.

Gentlemen,—In response to your letter of the 26th ultimo, I beg to advise you that the total precipitation, which includes rain and melted snow, for 1914, in Saint John was 36.23 inches.

Yours truly,

D. L. HUTCHINSON,

*Director, the Observatory.*

## AGRICULTURAL RESOURCES OF NEW BRUNSWICK.

(Contributed by the St. John Board of Trade.)

The basic industry of New Brunswick is agriculture, and because of its diversified character and almost unlimited potentialities, this province ranks as one of the premier provinces of the dominion for mixed farming purposes. Almost every plant peculiar to the temperate zone can be successfully raised in New Brunswick, and unless there is an extraordinary crop in some particular article, everything the farmer produces can be marketed to good advantage. In almost every line, except, perhaps, that of potato-raising, there is room at the present time for great expansion. This is particularly true of dairy products, of stock-raising, and of poultry keeping. This province should manufacture more butter and cheese than it does; it should raise more cattle, more horses; more sheep, more swine, more poultry; it should produce more eggs. There are possibilities in the side line of fur-farming that can be scarcely be appreciated. Karakula sheep-raising has been found to be practicable. Foxes, mink, beavers, racoons, muskrats, weasels, skunks and others of our wild animals are capable of being reared in captivity, and offer most fascinating opportunities. The changes in Europe have also created agricultural demands which this province is capable of meeting.

The following additional information with respect to New Brunswick's agricultural resources is obtained from Heaton's Annual for 1915.

### BEE-KEEPING.

Very few bees are kept by the average New Brunswick farmer, though in most sections they do remarkably well. A Beekeepers Association for the province was organized in 1913. The wild flora of New Brunswick furnishes good honey, and several cultivated crops are capable of

producing large amounts annually. Bees are successfully wintered in dry cool cellars.

#### DAIRYING.

In 1913, 26 cheese factories, with 618 patrons, received 10,551,631 lbs. milk and made 1,048,962 lbs. cheese, which sold for \$132,397.85, and 20 creameries, with 1,321 patrons, received 1,836,160 lbs. milk and 2,873,210 lbs. cream, and made 927,876 lbs. butter, which sold for \$261,892.85. Cheese and butter are shipped to the West Indies, Cape Breton and Newfoundland, and considerable quantities are imported from Quebec and Ontario for home consumption. The farm dairy butter make of the province in 1913 considerably exceeds one million dollars value.

#### FODDER CROPS.

Hay—The marsh lands around the Bay Fundy and the alluvial lands along the river produce each year without special fertilizing large crops of hay, and over most of the province good crops of hay are produced in the ordinary farm rotation.

In 1913 upwards of 750,000 acres were under hay, yielding from 1 to 2½ tons per acre.

#### INDIAN CORN.

Indian corn as a fodder crop is grown successfully in many districts, but is not largely used. The ease with which large crops of turnips can be grown has caused stock raising to depend more upon turnips and hay for fodder than corn.

#### ALFALFA.

An increasing number of successful experiments in alfalfa culture is reported every year. A yield of over five tons to the acre is reported from Havelock. The leaf of the plant grown in New Brunswick is very wide, so much so that people who know the plant in dry climates do not readily recognize it here. The province is particularly rich in lime, which is essential to the growth of alfalfa.

## FRUIT GROWING.

All the small fruits and a large number of varieties of apples and plums, and some of pears, are successfully grown, and there is a large number of fruit-growing lands awaiting development. The lower part of the St. John Valley and the Petitcodiac Valley, and some other sections are best adapted to winter fruits.

### APPLES.

Fall and early apples of the highest quality can be grown in all but a very few localities. The provincial government has established 23 illustration apple orchards in different parts of the province. About 60,000 apple trees were planted in 1912.

### PLUMS.

Near the coast and the lower St. John river the hardier European varieties do very well.

### SMALL FRUITS

Native blueberries, raspberries, and cranberries of different kinds grow naturally in large quantities, and are exported to the United States.

### GRAIN CROPS.

In 1913, the total yield and average yield per acre by bushel, as shown by threshers' measures, dominion returns, were as follows: Wheat, 269,000 bushels, from 13,000 acres; average 20.72 bushels per acre. Oats 5,946,000 bushels from 195,000 acres; average 39.49 bushels per acre.

### LIVE STOCK.

**Cattle** The cattle industry is not developed. In 1914 the total number of cattle was estimated at: Milch-cows, 402,713, other cattle 99,256, as compared with 106,904 milch cows and 107,864 other cattle in 1913.

**Horses** The province is naturally well adapted to horse raising, but not nearly enough are raised to supply the local demand. There is a splendid chance for development in horse raising. In 1914 there were 65,702 horses, exclusive of towns and cities



Sheep—There is room for a large extension in sheep raising in New Brunswick, both in connection with the ordinary farm, where small flocks can always be kept to advantage, and upon rocky and rolling land, not profitable for cultivation. In 1914, only 121,739 heads were kept, a decrease of over 100,000 from some years ago. New Brunswick lamb is of excellent grain and flavor, and is much sought after in the United States market. The woolen factories at various points in the maritime provinces buy very large quantities of wool, and have an excellent reputation for their goods.

Swine The principal breeds of hogs are improved Yorkshire, Berkshire and Chester White. In 1914, there were 73,325 hogs in the province. Pork packing houses are situated at St. John and Woodstock, and hams, bacon and barrel pork are put up in a small way at other points. The market for pork and pork produce is not nearly supplied by New Brunswick producers. The import of pork is confined to a few carloads of hogs on foot sent each year from Carleton county to Montreal.

#### MAPLE SUGAR AND SYRUP.

In the maritime provinces the yearly output has seldom exceeded 500,000 pounds.

#### POULTRY.

Considerable quantities of dressed poultry and eggs are imported annually. Fresh eggs in winter are very scarce, prices going as high as 50 cents per dozen; guaranteed fresh eggs have not retailed below 25 cents per dozen for several years. There are a few poultry specialists making a grand success of the business, and it is an industry which could be well extended on every farm.

#### ROOTS AND VEGETABLES.

For the production of roots and vegetables of the highest quality for culinary or market purposes, New Brunswick stands unexcelled on the American continent. Her potatoes, turnips and

garden vegetables secure the highest prices on every market where it is possible to place them.

#### POTATOES.

Recent experiments in Ontario show that the New Brunswick potato used as seed gave a much larger yield than Ontario grown seed. A ready market is found in the United States, Ontario, and as far west as Manitoba, also in the West Indies and Cuba. In 1913, 47,702 acres yielded 9,092,393 bushels of potatoes, an average of 182.70 bushels per acre.

#### TURNIPS.

Turnips from Charlotte county and the St. John valley go forward in considerable quantities annually to Boston, where they grade highest in quality. 1913 7,918 acres yield 3,604,275 bushels in turnips, an average of 455.2 bushels per acre.

### **New Brunswick Farms**

Are so rich in fertility that the man who conducts his farm in an intelligent manner cannot be anything but prosperous and happy.

Nature has been so lavish with her endowments that all the conditions that make for successful husbandry abound in a full measure.

It would be folly to judge the quality of our land by the exceedingly low prices. Nowhere else in this vast empire can there be found such splendid opportunities for energetic intelligent people. The fertile soil of New Brunswick is calling strongly and loudly for men. Come! where a small capital will do big things.

# St. John County Farms

AND FARMS NEAR ST. JOHN.

No. 2700. 100 Acres Price \$2,200; £473

## St. John Valley River Front Farm, Machinery and Furniture Included.

Splendid situation in the St. John Valley, only 19 miles from St. John City, and having a splendid river front of 530 feet. A fine fishing privilege goes with the property. One man made \$1,100 last summer; another made \$800 just in a few weeks' work summer (net) fishing. 25 acres cultivated, 30 in pasture, balance in woodland, containing 500 cords of kiln-wood and 200 cords of cordwood. (Kiln-wood is soft wood and worth on shore \$3 per cord, and cordwood being hardwood is worth \$6 per cord on the shore.) Now cutting 15 tons of hay. Well fenced with wire and rails. Small orchard, apples, pears, plums and cherries. Splendidly adapted to fruit, both large and small. House of 8 rooms, stone foundation and cellar. All in good repair. Barn 28 x 26; also a small barn, hoghouse, and storehouse; all in fair repair. Machinery: Mower, hayrack, track pitcher and gear, 3 plows, 3 harrows, set of bob-sleds; ox-yoke, all the small tools, and a quantity of household furniture, including 2 stoves, 1 carpet, oil-cloth, bedsteads, dishes and other useful articles. To school one mile, neighbor near, blacksmithy two miles. Situate at Greenwich, Kings County, N. B. Terms: \$1,300 cash, balance at 6 per cent. interest.

### RE WATER.

Undoubtedly New Brunswick is the best watered province in Canada and no country on earth possesses so many beautiful rivers and lakes in the same area. Nearly all of our farms are splendidly watered and our water is of the purest. No alkali or other foreign matter is contained therein.



No. 2701. 115 Acres. Price \$1,100; £226

### St. John Valley Market Garden Farm.

This farm lies in a lovely valley four miles from the St. John river. A splendid situation and the property is a very desirable one, particularly well adapted to market gardening and fruit growing. This place is very great value. Forty acres cultivated, 15 of which are fine brook intervale, 15 in spring pasture. A particularly well wooded property, 75,000 feet timber, 200 cords of pulp-wood and 100 cords of cordwood. Splendidly watered by three springs and spring brook and can be piped into house at a nominal cost. Fairly well fenced. Taxes \$8.00. Hay crop, 20 tons; nice orchard of 40 bearing trees; also cultivated raspberries. Substantial house of 7 rooms, stone foundation and good cellar. Two additional rooms may be finished in upper story. Barn 56 x 38, blacksmith shop, hen house, turkey house; all in good repair. To school, post office and church two and a half miles, neighbors near, store and three other churches three and a half miles, steamboat wharf four miles, St. John twenty-four miles. Situate at Brown's Flat, Kings Co., N. B. Terms: \$800 cash, balance at 6 per cent. interest.

**No. 2702. 40 Acres. Price \$500; £103**

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### **St. John Valley Fruit Farm.**

Situated in the fertile St. John Valley, two and a half miles from the river, particularly adapted to fruit and containing a fine young orchard of 155 apple trees, 20 of which are bearing, also 20 plum trees, small fruits, strawberries, 400 raspberry bushes, black currants and gooseberries. Annual taxes \$7.50. Seven acres cultivated, 10 in pasture, 15 in bushes that can easily be cleared, 15 in woodland, lots of cordwood for home use. Building consists of a house 18 x 28, 3 rooms finished ready for mason and no other buildings on the property. To school two miles, post office one mile, church two and a half miles, C. P. R. station seven miles, steamboat wharf two and a half miles, St. John twenty miles. Situate at Greenwich, Kings Co. Terms: Cash preferred.

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**No. 2703. 200 Acres. Price \$900; £185**

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### **Hampton Farm.**

This fine large block of first-class farm land, only one mile from Hampton station, at \$4.50 an acre, is surely wonderful value. Hampton is one of our most beautiful villages, situate only 22 miles from St. John, on the I. C. R., with almost hourly trains to and from St. John. 125 acres cultivated, the balance in woodland. The property contains only one building, a barn, 30 x 40, double boarded. Well fenced with cedar. To Hampton Consolidated School one and a quarter miles; church, post office and railway station one and a quarter miles. Nicely watered, and a trout brook runs through. A beautiful lake near. Terms, \$600 cash; \$300 may remain at six per cent.



No. 2704. 300 Acres. Price \$2,350; £483

### River Front Farm.

This farm, only 18 miles from St. John City, is surely great value at less than \$10.00 per acre. Buildings now on farm could not be reproduced for less than the above price. The widowed owner, having no one to work the farm for her, feels obliged to sell and has named a very low price in order to insure a sale. 55 acres cultivated, 15 in intervale, 25 in pasture, balance in woodland containing 100,000 feet of timber, 150 cords of pulpwood and 300 cords of cordwood. The woodland will pay for the property if properly marketed. Present hay crop 25 tons, which can easily at least be doubled. Splendidly watered. The Hammond river flows through the farm, also a number of springs and brooks. Fairly well fenced with cedar. Good fishing and an abundance of game near. Comfortable seven roomed house, stone foundation and frost-proof cellar. Barns 22 x 33, 26 x 36 and 30 x 40; also woodshed, hoghouse and sheephouse; all good buildings and in fair repair. Taxes \$8.00. To school one and a half miles, post office half mile, church one mile, store two miles, neighbors half mile, grist mill five miles, four saw mills within six miles, railway station two miles. Situate at Hampton, Kings County, N. B. Terms: \$1,500 cash; balance at six per cent.

**No. 2705. 100 Acres. Price \$1050; £216**

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Well and favorably situated, being only 22 miles from St. John in the pretty village of Barnesville; a nice farm property where any industrious intelligent man can make good. 35 acres cultivated 10 of which are in nice brook intervale, 40 acres in brook pasture; balance in woodland, containing 100,000 feet of timber, 50 cords of pulpwood and 100 cords cordwood. Nicely watered by brooks and springs. 20 acres in level fields. Comfortable house, 7 rooms, stone cellar; 2 good barns each 30 x 40, also 2 sheds and hoghouse, all in good condition. Small orchard. Fairly well fenced with rails. To school half mile, post office, store, church, telephone, etc., 2 miles; railway station 3 miles. Situate at Barnesville, Kings Co., N. B. Terms: \$650 cash, balance \$100 per year at 6 per cent. interest.

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**No. 2706. 100 Acres. Price \$550; £115**

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**St. John Valley Farm.**

Nice situation, 20 miles from St. John, 3 miles from first-class steamboat wharf and 3 miles from Nerepis station, C. P. R. Good loamy soil, part level and greater part rolling. 30 acres cultivated, 20 in spring pasture, balance in woodland, containing a good quantity cordwood (growth principally hardwood). Well watered by springs and brooks. Taxes \$5.00. House in need of repairs, but can be made good at moderate cost. Barn 30 x 40, also two other small buildings. Small orchard and splendidly adapted to fruit. School house near, post office one and half miles, neighbors near. Situated at Cheney Settlement, Kings Co., N. B. Terms: \$300 cash, balance at 6 per cent. interest. Five per cent. discount for all cash.

**No. 2707. 50 Acres. Price \$500; £103**

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**St. John Valley, Market Garden Farm.**

The owner of this farm estimated the property to contain 60 acres. However as we are not sure we are calling it 50 acres. The farm lies almost in a square block and contains a good quantity of choice arable land. Very fine situation in a beautiful warm valley. Not in a good state of cultivation. On account of old age and death of former owner, the property has been neglected. Buildings consist of small house, which, when all in condition, would contain five rooms. House is in poor shape, but can be renovated and made comfortable for a moderate sum, especially if the purchaser is what we call "a handy man." Barn 30 x 40, with good substantial frame, but poor exterior and needs repairs, which will consist more of labor than material. 15 acres in clearing, 10 in brook pasture, balance in woodland, containing 200 cords of cordwood. Watered by well and brook. Orchard of 25 trees and bearing a good quality of fruit. Taxes \$5.00. Good fishing and plenty of game. To school and church two and a half miles, post office two miles, neighbors near, store and three other churches three and a half miles, steamboat wharf four miles, St. John 24 miles. Situate at Brown's Flat, Kings County, N. B. Terms: \$300 cash, balance at 6 per cent. interest.

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**No. 2708. 100 Acres. Price \$750; £154**

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This farm has not been well cared for and therefore not in a good state of cultivation. The owner has given too much attention to lumbering. Formerly a first class farm and now only needs cultivation. Well adapted to market gardening, fruit and poultry farming. 55 acres cultivated, 5 in brook and spring pasture, balance in woodland, containing 200 cords cordwood. Small orchard,



about 20 trees bearing. Splendidly watered by spring and brook. Water in woodshed and can be piped into house at a small cost. Fences fair. Taxes \$7.00. House with five rooms lower floor, upper floor unfinished. Barn 30 x 40, also woodshed and hoghouse, all fair. To school and church two and a half miles, post office two miles, store and three other churches three and a half miles, neighbors near, steamboat wharf four miles, C. P. R. station eleven miles, St. John twenty-four miles. Fine fishing and lots of game near. Situate at Brown's Flat, Kings Co., N. B. Terms: \$500 cash, balance at 6 per cent.



NEAR ST. JOHN.

**No. 2709. 110 Acres. Price \$1450; £298**

**Stock, Machinery and Tools Included.**

Nice situation, only four miles from St. John river, with three or four steamers daily to St. John city for seven months of the year. Farm lies in a beautiful valley. Good loamy soil; 14 acres in brook intervale; in all 40 acres cultivated, 10 in pasture, balance in woodland, containing plenty of timber for home use, quite a quantity of pulpwood and enough cordwood to more than pay for farm. Fairly well fenced with rails. Taxes \$12. Nicely

watered with springs and brook; water can be piped to house at small cost. Orchard of 40 bearing trees. Comfortable house of seven rooms, stone foundation and frost-proof cellar. Barn 26 x 52, also henhouse and hoghouse. Stock: horse, colt and two cows. Machinery: Mower, raker, plow, harrow, cultivator, farm wagon, express, buggy, long sled, bob-sleds, 2 sets harness and small tools. To church and school two and a half miles, post office one and a quarter miles, store three and a half miles, St. John 24 miles. Situate Central Greenwich, Kings Co., N. B. Terms: \$950 cash, balance at 6 per cent.

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**No. 2710. 80 Acres. Price \$2,200; £452**

**Kennebecasis River Valley Farm.**

Situate only 10 miles from St. John and commands a fine view of the lovely Kennebecasis River. A station of the St. John Valley Railway will be no farther than 3 miles from this property. 20 acres cultivated, 20 in spring and brook pasture, 40 in wood and containing a quantity of pulpwood and 300 cords of cordwood. Soil a nice easily worked loam well adapted to fruits and roots. A few apple trees on the farm, also berries, currants and rhubarb. Well watered and fairly well fenced, mostly wire. Good hunting and fishing near. Mostly rolling, but no steep hills. Good comfortable house, 11 rooms, running water, stone foundation, frost-proof cellar, painted. Barn 28 x 36 double boarded. Horse barn 18 x 26 double boarded, basement to large barn with tie-ups for 12 cattle and stall for 4 horses; 4 other buildings connected to barn, wagon house, hoghouse and icehouse. Taxes \$14.00. More than \$400 worth of fruit was sold off the farm this year and next year the owner thinks the amount will more than double. To railway station 3 miles, steamboat wharf  $\frac{1}{2}$  mile, post office near, church and school on farm, store  $\frac{3}{4}$  mile, blacksmith  $1\frac{1}{2}$  miles. Stock and machinery

also for sale. Situate at Moss Glen, Kings Co., N. B. Terms: \$1,500 cash, balance at 6 per cent. per annum.

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**No. 2711. 217 Acres. Price \$2,800; £575**

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**Sea-Shore Village Farm.**

**Good Buildings, Fine Property, Choice Location, Delightful Ocean View.**

Seventy acres under cultivation, balance in woodland and contains from 200 to 300 cords of valuable pulp wood. Soil rich and fertile. Large 8 room dwelling, 26 x 34, woodhouse attached. Two good barns, 22 x 38, 28 x 38, four other out-buildings and all in good condition. Never failing water supply. Good orchard of 100 apple trees, 4 plum trees. Good school, neighbors, church and post office all near. Situate  $1\frac{1}{4}$  miles from railway station at St. Martins-by-the-sea, St. John Co., 30 miles from St. John. A more beautiful place would be hard to find. Fronts on the Bay of Fundy. The buildings alone would cost more than is asked for this splendid farm. Possession immediately after purchase. Terms: \$1,000 may remain at 6 per cent. interest.

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**No. 2712. 40 Acres. Price \$2,150; £648**

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**St. John Sub-division Farm.**

This property situate only four and a half miles from the City of St. John, on the Loch Lomond Road. Farms on this road a little nearer the city sold for from \$500 to \$1,000 per acre. Frontage on the highway 840 feet. And as a farm this is a first-class proposition, and is particularly adapted to market gardening as the soil is a rich loam and will produce fine early crops. Beautifully watered with springs, also a fine trout brook flows through property. Well fenced with wire. A very large tract of common grazing land ad-

joins this farm. Taxes \$3.00 per year. Fifteen acres cultivated. 22 in brook pasture, 3 in woodland. Buildings consists of one barn 24 x 34, in good condition. Hay crop 20 tons. To school and church  $\frac{1}{2}$  mile, mail delivered. A farmer near this property had an income this year of \$3,000 off 25 acres. Terms: \$1,500 down, balance at 5 per cent.

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**No. 2713. 8 Acres. Price \$600; £124**

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### **Sea-side Small Farm.**

Charming situation at St. Martins-by-the-sea. This property would make a delightful summer home. St. Martins is a beautiful village on the Bay of Fundy. This property commands a splendid view of the sea, also affording sea bathing and boating. Will cut enough hay for a horse and cow. House of 6 rooms in fair condition. Barn 18 x 20, also woodshed 16 x 20. To railway station, school, etc., one and a half miles. Situated at St. Martins, St. John Co., N. B. Terms: Cash preferred.

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**No. 2714. 200 Acres. Price \$1,550; £319**

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### **Kennebecasis Valley River Front Farm.**

Splendid situation, only 10 miles from St. John and having a frontage of 80 rods on the beautiful Kennebecasis river, affording boating, bathing and fishing. Fine beach; public steamboat wharf on the property. Formerly a fine farm, but of late years little has been done in the way of cultivation. However its nearness to St. John, also the splendid water privilege, makes this place a great snap at less than \$8 per acre, as the front can be sold off easily in summer residence lots.

Fifty acres cultivated, balance in pasture and woodland. Small orchard. Taxes \$10. Lots of game and fishing near. House of seven rooms,

stone foundation, painted, and is comparatively new; also large barn. To school, post office and Protestant church one and a half miles, neighbors near, Catholic church and steamboat wharf three-quarters of a mile, store half mile, St. John 10 miles. Situate Kingston, Kings County, N. B.

Terms \$600 cash, balance \$100 per year at 6 per cent interest.

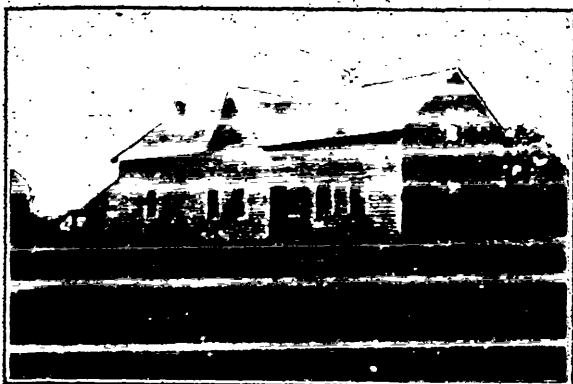
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No 2715. 140 Acres Price \$3,300;  $\angle$  679

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### St John River Valley Water Front Farm.

A charming situation, directly opposite Westfield, which is one of St. John's most beautiful and popular summer resorts; its close proximity to the city adds greatly to the value, and the delightful situation on the beautiful St. John adds much to the attractiveness of this fine farm. In 1912 this farm produced 450 barrels of choice potatoes, beside other large crops, for which the owner had regular customers in St. John, who paid him top prices. Westfield, with its large summer colony, is also a fine market. 30 acres cultivated, 25 in spring watered pasture, balance in woodland, containing lots of timber for home use, 350 cords of pulpwood and 300 cords cordwood, which would, if marketed, about pay for farm. Soil a rich clay loam on a clay subsoil; nicely watered by springs. River frontage, 60 rods, with splendid beach. Well fenced with rails. Fine orchard, 75 bearing trees, finely adapted to fruit. Hay crop 25 tons, which can easily be increased. Excellent fishing near; money can be made by summer net fishing in the river. Taxes \$12. Nice comfortable house of 10 rooms, stone cellar; veranda, woodshed, attached; barn 28 x 50; and 4 hen houses; all build-in good condition. To C. P. Railway station (across river) three miles, half mile to two steamboat wharves; church, school and post office near. St. John City 12 miles. Situate at Westfield, Kings Co., N. B. Terms: \$1,350 cash, balance \$250 per year at 6 per cent.



No. 2716. 200 Acres. Price \$3,300; £678

### Bellisle Valley River Front Farm.

Beautiful situation, with delightful scenery that is unsurpassed, commanding a magnificent view of both the St. John and Bellisle rivers. The land slopes northward to the river, but is not steep. Great opportunity for a large orchard. Soil is a dark loam, free from stones or rocks. 40 acres cultivated, 60 in brook watered pasture, balance in woodland containing a large quantity of timber and 400 cords cordwood; with great marketing facilities for same. Nicely watered by springs, brook and river. All fenced with cedar. Orchard of 50 trees, besides plums, cherries and cultivated raspberries, the latter yielding 2,000 boxes annually. Hay crop 40 tons. Taxes \$28. Plenty of game and good fishing; trout lake on farm.

Comfortable house of 8 rooms; stone cellar.

Barns 29 x 65 and 22 x 30; hen house 14 x 20, hog house, granary and wood house. To railway seven miles, steamboat wharf half mile, school three-quarters mile, mail delivery, neighbors next farm; to village, store, high school, etc., 4 miles; St. John 20 miles.

If not taken until spring, 20 bush. oats and 20 bush. potatoes for seed included.

Situate at Kingston, Kings Co., N. B.

Terms: \$2000 cash, balance at 6 per cent.

**No. 2717. 200 Acres. Price \$1700; £530**

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**St. John Valley Farm.**

**400,000 FEET STANDING TIMBER.**

We feel sure this farm contains 250 acres and lies within 20 miles of the city of St. John, and in view of the fact that there is a section of the farm containing about fifty acres of the very best of hardwood land now quite heavily wooded with cordwood, (enough to pay for the property and lying within three miles of the St. John river), also that there is a fine block of meadow-land now in bush but easily cleared, we consider this a snap as the price is only about \$7 per acre.

25 acres cultivated, 15 in spring watered pasture, balance in timber, containing 400,000 feet of timber, worth \$4 per thousand standing, and a large quantity of cordwood and young timber. We offer the farm reserving timber down to six inches at stump for \$1,000, timber to be removed before May 1st, 1917.

One of the best watered farms we know; water can be piped to house for \$10. Small orchard of 15 bearing trees; adapted to fruit large and small. House of five rooms, with two or three more to finish. Barn 24 x 30; both in good condition. To main line C. P. R. station four and a half miles; steamboat wharf, store, etc., three miles; sawmill two and a half miles; mail delivered. Situate at Day Settlement, Kings Co., N. B. Terms: \$800 cash, balance at 6 per cent.

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**No. 2718. 100 Acres. Price \$1750; £360**

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This farm is within easy driving distance from St. John, being 17½ miles, with good road and mostly level. Regular customers may be had for all farm products at highest retail prices. 50 acres cultivated, 20 in brook watered pasture, balance in woodland, containing 100,000 feet of timber, 100 cords pulpwood and 200 cordwood; for all of

which there is a good market. Soil is a brown loam in a fair state of cultivation, cutting 30 tons of hay. Trout fishing near. Taxes \$12. House of eight rooms in good repair; stone cellar. Two barns each 28x38, with manure shed between; also dairy and hen house. To railway station four miles, school one and quarter miles, store, post office, blacksmith, church, etc., three miles.

Situate at Barnesville, Kings Co., N. B.

Terms: \$850 cash; balance at 6 per cent.

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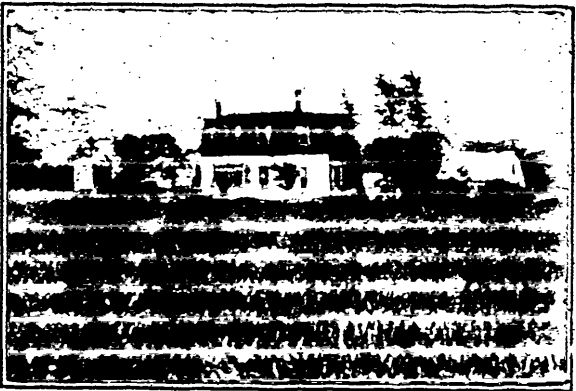
**No. 2719. 300 Acres. Price \$3,300; £678**

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### **St. John Valley Fruit and Sheep Farm.**

A splendid productive farm, choice situation, only 18 miles from St. John. Under proper management this would be a fine money making proposition. Considering the valuable woodland, this is a very remarkable value. 70 acres cultivated, 20 of which are valuable intervals, 40 acres spring fed pasture, balance in woodland, 100 acres of which is well timbered, also good quantity of pulp and cordwood, for both of which there is a good market. Splendidly watered by boiling springs, with large flow of water. Soil a rich loam in a good state of cultivation. Four acres in orchard. Crop last season: Hay 50 tons, oats 100 bushels, potatoes 200 bushels, apples 250 bushels, plums and pears 15 bushels, other crops 1000 bushels. Large comfortable house of 12 rooms, stone cellar, 3 large barns 40, 45 and 50 feet long, fine stone wall under one barn, also carriage house 30 feet, workshop and woodshed 73 feet long. To school 1 mile, church and steamboat wharf 2 miles, railway station 7 miles. Situate at Greenwich, Kings County N. B. Terms: \$2,000 cash, balance at 6 per cent. interest.





No. 2720. 240 Acres. Price \$6,800; £1,400

One of the best farms in the Kennebecasis Valley and only two miles from Hampton Village. Less than three miles to Hampton Station on the I. C. R. Choice situation, with charming surroundings. Church is one hundred yards from house, school quarter mile, also High School two miles. There are 50 acres now under cultivation,



THE SURROUNDING COUNTRY OF THIS FARM.

with 75 acres in cleared pasture, which was cultivated a few years ago. 115 acres are wooded with hard and soft woods and it is estimated that there is 200,000 sup. feet of standing timber. The whole 240 acres is enclosed by a wire fence.

Last crop raised as follows:—70 tons hay, 150 bbls. potatoes, 200 bush. oats, 100 bush. barley, 1,200 bush. turnips, 100 bush. beans, besides other root crops. One acre orchard, 30 trees bearing. 75 bush. apples last year. one-quarter acre raspberries and a few other small fruits. Net revenue from small fruits 2 years was \$300. Stock kept 4 horses, 30 head cattle, 40 sheep and 4 pigs. Spring water piped to house. Practically a new French-roofed house, cost \$5,000. Two story 30x40, twelve rooms. Barn 100x50, in good condition. Grain barn, workshop, piggery, hen-house, ice-house. Buildings insured for \$2,500. \$3,000 cash, balance on mortgage for five years at 6 per cent.

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**No. 2721. 100 Acres. Price \$450; £93**

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#### **Close In Farm Land.**

Eleven years ago this was a good farm, but a destructive forest fire destroyed the buildings. Stone wall on which the house stood is still intact. The land can be easily cleared again. Level land and good soil that always produce good crops. Nice situation only 15 miles from St. John. Well watered by springs. Lots of game and fishing near. To village of Westfield, railway station, school, etc., 3 miles. Situate at Westfield, Kings Co., N. B. Terms; \$300.00 cash, balance at 6 per cent interest.

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**No. 2722. 200 Acres. Price \$3,850; £791**

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Being situated only 10 miles from St. John city, the location of this farm is most desirable. Besides this, there is a beautiful lake on the property well stocked with red trout. A level easily worked farm that always produces fine crops. The owners of this fine farm have two other farms and this is their only reason for placing it on the

market. Soil a dark loam in a good state of cultivation, cutting 25 to 30 tons of hay. Pasture well fenced with rails. Taxes \$30. Beautifully watered by spring and lake. No finer watered farm in this the best watered Province in Canada. Water in house. Small orchard.

30 acres cultivated, spring-watered pasture for 25 head, 120 acres in woodland, containing 100,000 feet timber, 200 cords pulpwood and enough cordwood for fuel. Great fishing; there are at least a dozen lakes within a short distance of the farm; also lots of game both large and small.

Nice comfortable, 8-roomed house, painted, stone cellar. Barns, 30 x 60 and 30 x 40; also carriage shed 16 x 45, hen house and icehouse, all in good repair. To railway station 4 miles, store, school, blacksmith and neighbors near, post office on farm. Situate Parish of Rothesay, Kings County, N. B. Terms: \$2,300 cash, balance \$100 yearly at 6 per cent. interest.

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**No. 2723.      175 Acres.      \$2,600; £535**

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### **Kennebecasis Valley River Front Farm.**

Only two miles across the beautiful Kennebecasis River from St. John City to this farm and less than six miles to St. John post office. 100 rods of river front. Farm not in a good state of cultivation, but stable manure may be had in the city almost for hauling away. 40 acres cultivated, 30 in spring watered pasture, balance in woodland, containing a good quantity of timber, 300 cords pulp and 200 cords cordwood. Nicely watered by springs and river. Small orchard. Taxes \$11.00. Comfortable 8 room house. Barn 30 x 40, also hen house. To church, school and post office  $\frac{1}{2}$  mile, steamboat landing  $\frac{1}{4}$  mile. Situate Summerville, Kings Co., N. B. Some farm machinery and a lot of useful articles included. Terms: \$1,600 cash, balance 6 per cent.

No. 2724.

174 Acres.

\$850; £175

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**Close to St. John City Farm Land.**

St. John City street cars recently extended 3 miles towards this land which greatly enhances the value of good land so near the city. 20 acres cultivated and cutting 10 tons of hay, 125 acres well wooded, containing quite a quantity of valuable piling, also cedar blocking, every stick growing on this property will bring a good price in St. John, where fuel is high. Land practically level and having a good brown loamy soil. Lots of game and several trout lakes near. Taxes \$4 To railway station. 2 miles. Mail delivered. School  $\frac{1}{4}$  mile, church  $\frac{3}{4}$  mile, store and saw-mill 1 mile, St. John 9 miles. Enough fencing cut to fence property. Situate at Golden Grove, Kings Co., N. B. Terms: \$450 cash, balance \$100 per year at 6 per cent.

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No. 2725.

250 Acres.

\$1,250; £257

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**Sea Shore Farm.**

**10 Tons of Hay, Farm Waggon and Tools Included.**

For one who does not object to being without railway communication this is a great snap. Rich fertile soil that will yield large crops. The owner being 87 years of age is compelled to sacrifice. Farm dormant 4 years, yet the writer saw no better hay than the crop seen on this farm this year. Enough timber, pulp and cordwood on the property to pay for it twice over and only 1 mile to wharf on the sea-front. Neat house of 7 rooms needing some repairs. Barn 33 x 99, also dairy, hen house, and hog house. Nicely watered, water can be piped to house at small cost. To school  $\frac{3}{4}$  mile. To village, store, churches, etc., 1 mile. St. John City 19 miles, with good road to city. Situate at Black River, St. John County N. B. Terms: \$900 cash, balance at 6 per cent.

No. 2726.

75 Acres.

\$2,750; £565

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### Intervale Farm Near St. John.

Only 12 miles from St. John City with good road. No railway connection. A fine level farm mostly intervale, with deep rich soil free from stones or rocks. 50 acres cultivated, 15 in spring watered pasture, balance in bush. There is not much wood on the property. Well fenced with rails. Taxes \$13. Hay crop 30 tons. Splendid fishing near. House of 5 rooms, stone foundation. Barns 18 x 24, 22 x 32 and 26 x 36, carriage house, hog house and hen house all in good order. To school  $\frac{1}{2}$  mile. Mail delivered. Neighbors next farm, church 2 miles. Situate at Garnettown, St. John County N. B. Terms: \$1,450 cash, balance \$100 per year at 6 per cent.

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No. 2727.

100 Acres.

\$450; £93

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### St. John Valley Farm.

Situate only 2 miles from steamboat wharf on the St. John River and 5 miles from C. P. Railway station. A neglected farm buildings, old and shabby, but still quite habitable. 10 acres cultivated, 2 of which is intervale. Enough timber for home use, 300 cords pulpwood and 200 cords cordwood, enough to pay for property 3 times over. A little rough, but a farm that can be made yield a good living. Orchard about 60 old trees. Well watered. House of 5 rooms needing repairs. Barn 20 x 30. To school  $1\frac{1}{2}$  miles, post office 2 miles, mail delivered, store 3 miles, church and saw-mill 2 miles, St. John City 20 miles. Terms: Cash preferred.

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### RE HALF TONES.

In every case the half tones are made from a photo of the house on the farm with which the cut appears.

We practice no misrepresentation neither by photos or words.

**No. 2728. 375 Acres. \$3,500; £720**

A large farm with a favorable situation as it is only 13 miles from St. John, with good road all the way. Nicely adapted to sheep or cattle raising. Being so near a first-class market any branch of agriculture can be carried on with profit. 75 acres cultivated, 30 in spring watered pasture, balance in woodland containing a large quantity of timber, pulp and cordwood. Fenced with wire and rails. Taxes \$5. House of 6 rooms, stone cellar. Barns 26 x 36, 30 x 40 and 22 x 26, also hen house and hog houses. To school 1 mile, post office next farm, church 1 1/2 miles, St. John City 13 miles. Situate Willow Grove, St. John County N. B. Terms: \$2,000 cash, balance at 6 per cent.

**No. 2729. 190 Acres. \$10,500; £2159**

**Lower St. John Dairy Farm.**

**Stock and Machinery Included.**

A valuable property, having a beautiful river frontage, and most favorably situate, only five miles from Fairville and the outer boundary of St. John City. Two C. P. Railway stations near and a good market right at the farm as there is a large summer colony of St. John City people all along the main line of the C. P. R., within 15 or 20 miles of the city. Highest prices for all farm products and this includes everything in the woodland. Cordwood cut in stove lengths brings \$9.00 to \$10.00 per cord and the woodland contains 50,000 feet timber, 1000 cords pulpwood, 600 cords cordwood and 400 cords of kilnwood. Beside the above advantages all the land near the railway station and river can be sold off in summer cottage lots at good prices. 45 acres cultivated, 15 in spring and river pasture, 130 in woodland. Farm now cutting 40 tons of hay. Well fenced with wire and rails. Taxes \$26. Lots of

game and good fishing near. Orchard of 45 trees, 15 of which are bearing. Young trees include pears and plums. There are bearing apple trees all over farm, many of which have been top-grafted. Nice comfortable house, 7 rooms, good cellar; house painted and in good condition; running water; 2 good barns, each 30 x 40, lean-to 18 x 90, 1 barn, all shingled; horse barn 20 x 28 clapboarded; dairy and workshop, the latter two need some repairs. Buildings insured for \$2,000. Stock: Good team, weight 2500, aged 8 and 10; also 2 cows, 40 hens and 7 ducks. Machinery: Mower, raker, hay-rack, horse hay-forks, plow, cultivator, 3 harrows, new steel roller, reaper, churn, orchard sprayer, lawn-mower, separator, farm wagon, 2 carriages, sloven, pung, 2 sets of harness, bob-sleds, long sled, incubator, logging-chains, carpenter's tools, full line of small tools and other useful articles. Two C. P. R. stations near, school on farm, P. O. and store 1 mile, church  $1\frac{1}{4}$  miles. Situate at Ketepec, St. John Co., N. B. Terms: Half cash preferred, balance at 6 per cent.

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**No. 2730. 100 Acres. Price \$2,250; £463**

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### **Kennebecasis Valley River Front Farm.**

A splendid farm that only needs cultivation—has not been cultivated for a number of years, but cuts a good lot of hay yearly. Soil, a brown loam, clay subsoil. A fine hay farm, and will produce good crops of all kinds. Twenty acres ready for cultivation, about 15 acres that the fire ran over a few years ago can be easily cleared. Watered by spring brook. Fine comfortable, new house, 8 large rooms, 2 large halls and closets; Good barn, 26 x 36 with new lean-to, and shingled, also henhouse and hoghouse. Buildings worth \$2,500. In fine condition. Fine young orchard 60 trees, 200 raspberry and blackberry. To school post office and church, five minutes' walk; ferry

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seven-eighths mile. St. John boundary line three miles, centre of city six and a half miles. Situate at Summerville, Kings County, N. B. Terms: \$1,000 cash, balance at 7 per cent.

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**No. 2731. 80 Acres. Price \$600; £124**

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### **St. John Valley Farm.**

Favorable situated only 20 miles from St. John, 3 miles from Nerepis Station on the mail line of the C. P. R. and 3 miles to Public Landing, one of the best wharves on the St. John river. Soil a dark loam, part level and part rolling. About 30 acres cultivated, 15 in spring and brook pasture, balance in woodland containing a good quantity of timber and cordwood, easily enough to pay for the farm. Good house 5 rooms downstairs, upstairs unfinished. Barn 30 x 40. Building could not be constructed for price of outfit. Small orchard that can easily be extended. Neighbors and school house near, post office  $1\frac{1}{2}$  miles. Situate at Cheney Settlement, Kings County, N. B. Terms: \$300 cash, balance \$100.00 per year at 6 per cent interest.





No. 2732. 43 $\frac{3}{4}$  Acres. Price \$3150; £647

### St. John Market Truck Farm.

Choice situation, only seven miles from the city, where stable manure can be had free. Splendid opportunity to make money, as a farmer on this road made 25 acres yield him an income of \$3,000 for 1915. Ninety tons of manure spread upon this farm the past season. Soil a dark loam and in good state of cultivation. A beautiful little trout lake on the farm, with a summer camp that will rent for \$40 per year. Hay crop 20 to 25 tons, 20 acres cultivated, 15 of which is intervale, 5 in pasture, balance in woodland, well fenced with wire. Taxes \$7. Comfortable house of 10 rooms, woodshed attached; stone foundation, in fine condition, built in 1907. Water laid in. Barn 40 x 70 and 10 x 20, shingled and double boarded, in good condition. Also, several good outbuildings. Insured for \$1,400. To school two miles, mail delivered, neighbors and store near.

Situate at Loch Lomond Road, St. John Co., N. B.

Terms: \$1,500 cash, balance at 7 per cent. int.

No. 2733. 44 Acres. Price \$1,000; £206

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### St. John Valley Fruit Land.

Splendid situation, commanding a delightful view of the beautiful St. John river; close to the river, but having no river frontage. Splendidly adapted to fruit, truck or poultry farming. Ten acres cultivated, 6 in pasture. Hay crop 6 tons. 20 acres fenced with wire and rails. Well watered with springs and brooks. Orchard of 35 bearing trees. Lots of game and fishing. Taxes \$6. No buildings on the property.

To C. P. Railway station two miles, steamboat landing, school, post office, telephone, store, etc., near by, church one mile, sawmills two miles, St. John city 12 miles.

Situate at Morrisdale, Kings Co., N. B.

Terms: \$500 cash, balance at 6 per cent.

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No. 2734. 200 Acres. Price \$550; £113

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### Close-to-city Farm Land.

This property is the making of a fine stock farm and under cultivation a first-class hay farm; there are five acres of valuable marsh that only needs dyking. Fine situation, only 12 miles from St. John, with good road to city, which runs through the farm, and only three miles from the sea.

There are no buildings on the property, but first-class land at \$2.75 per acre is surely a snap. To C. P. Railway station, school and post office two miles, neighbors near. Situated at Prince of Wales, St. John Co. N. B. Terms: Cash preferred.

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No. 2735. 140 Acres. Price \$4,300; £884

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### Kennebecasis River Front Farm.

Having a mile of beautiful river front and being only 14 miles from St. John and cutting 40 tons

of hay, are some of the attractive features of this fine property. 50 acres cultivated, 60 in brook pasture, balance in woodland containing enough timber for home use; a large quantity of pulpwood and 400 cords of cordwood. Considering the splendid shipping facilities of this property, the pulp and cordwood are valuable assets. Well fenced with wire and cedar. Taxes \$15.00. Beautifully watered by river, springs and brooks. House of 8 rooms, stone foundation and frost-proof cellar, also hen, hog and carriage houses. To school one-quarter mile, church one and a half miles, post office, store and steamboat wharf 2 miles, neighbors near; railway station 4 miles. Situate at Gondola Point, Kings Co., N. B. Terms: \$2,250 cash, balance at 6 per cent.

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**No. 2736. 60 Acres. Price \$950; £195**

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A very good and well located small farm having no house. Buildings consist of 1 good barn 26 x 36. Forty acres cultivated, 20 in brook pasture. Fairly well fenced with cedar. Taxes \$5.00. Good fishing and an abundance of game near. To school three miles, post office and blacksmith shop two miles, church one and a half miles, steamboat wharf two miles, railway station five miles, St. John fourteen miles. Situate at Gondola Point, Kings Co., N. B. Terms: cash preferred.

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**No. 2737. 200 Acres. Price \$1,300; £267**

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### **Nerepis Valley Farm.**

Very favorably situated within 15 miles of St. John city, two and a half miles to station main line of C. P. R. and two miles to St. John river steamboat landing, with three or four steamers to the city daily during navigation season, which lasts seven months or upwards. This property adjoins "Lone-water Farm" owned by a wealthy

American, and upon which there is a fine young orchard of about 2,000 trees. This farm is also splendidly adapted to fruit; soil a dark loam and quite free from rocks or stones. In a rather poor state of cultivation; hay crop 15 tons, which can easily be largely increased. 75 acres cultivated, 50 in spring and brook watered pasture, balance in woodland, containing 400 cords of pulpwood, also a large quantity of cordwood. Fairly well fenced. Taxes \$5. Small bearing orchard. House of 7 rooms, 2 barns each 30 x 40, also henhouse; buildings in fair condition. To school, store, church, blacksmith and steamboat landing 2 miles; mail delivered.

Situate at Nerepis, Kings Co., N. B.

Terms: \$750 cash, balance \$100 per year at 6 per cent.

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**No. 2738. 110 Acres. Price \$500; £103**

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#### **Close-to-city Farm Lands.**

A valuable block of unimproved farm land, situated only six miles from St. John, five miles from street car line. The land is mostly level and is covered with brush and fire-killed growth. Good loamy soil, which would, if cleared and cultivated, produce valuable crops. Within a mile of this land one of our most successful truck farmers is enjoying an income of \$3,000, and this of a 25-acre farm.

Nicely watered by springs and brooks. To the school half mile, mail delivered, church two miles.

Situate at Simonds, St. John Co., N. B.

Terms: Cash preferred.

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**No. 2739. 50 Acres Price \$650; £133**

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#### **Lake Farm. Easy Terms.**

This farm is situated within easy driving distance of St. John, with good road all the way,

mostly level. There is a chain of beautiful lakes nine miles long from which St. John draws its water supply. This property is situated just above these lakes and fronts on another lake. In all of these lakes there is good trout fishing; also good hunting. Thirty acres cultivated, balance in spring watered pasture. Soil a dark loam, clay subsoil; only in a fair state of cultivation; hay crop 10 tons. Small orchard. Taxes \$5. Land fairly level and lies in a square block. House of five rooms, stone foundation; barn 26 x 36, both in fair repair. To railway station and church three miles, school three-quarters mile, mail delivery; neighbors one-quarter mile, St. John 17 miles.

Situate at Upper Loch Lomond, St. John, N. B.

Terms: \$300 cash. Property owned by well-to-farmer near by, who will employ purchaser for any time he wishes to work out.

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**No. 2740. 160 Acres. Price \$1,850; £380**

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Very choice-situation, only ten and a half miles from St. John. At less than \$12 an acre, we are absolutely sure we are offering a great snap in this farm. Only one and a half miles above Rothesay, which holds the premier position among all St. John's suburbs. Special educational advantages, having "Rothesay College" (boys) and "Netherwood" (girls), also a new consolidated school under construction.

Forty acres cultivated, 40 in brook-watered pasture, balance in woodland, containing about 50,000 feet of timber and lots of fuel and fencing. Soil a brown loam in a fair state of cultivation. Fairly well fenced with wire and rails. Taxes \$10.

Two-story house of 7 rooms, good cellar; barn 26 x 36 and 16 x 30, also hen and woodhouses.

To school one and a quarter miles, neighbors near. First-class train service to St. John, and on one of the most important highways leading from St. John.

To Rothesay railway station, store, churches, etc., one and a half miles.

Situated at Rothesay, Kings Co., N. B.

Terms: \$1,150 cash, balance \$100 yearly at 6 per cent.

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**No. 2741. 65 Acres. Price \$5,600; £1149**

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### **Kennebecasis River Front Farm.**

Being only 12 miles from St. John, with its first class market, and two and a half miles from Rothesay, with its consolidated school and boys and girls' colleges, having a fine frontage on the beautiful Kennebecasis river, with the survey of the Valley Railway running through it, and being in the midst of suburban sub-divisions (lots in which are being taken up in large numbers by city people), are some of the advantages of this desirable piece of property. 25 acres cultivated, 15 in spring watered pasture, balance in woodland, containing quite a quantity of logs and lots of pulp and cordwood. Nice loamy soil, in a good state of cultivation; three acres of new seeded meadow and plowing done for next season. Cultivated land is ferted with cedar and wire. Taxes \$10.

Orchard of 30 bearing trees.

Two good houses on the property; house No. 1 of eight rooms, beside, halls; closets, etc., stone cellar, hardwood floors. No. 2 is a new 6-roomed house, which can be rented at a good figure.

Barns 26 x 40 and 18 x 27; also hog and hen houses.

To railway station one and a half miles, neighbors, store and church near, school one mile, post office half mile.

Situated at Rothesay, Kings Co., N. B.

Terms: \$1,500 cash, balance \$100 yearly at 6 per cent.



LAKESIDE, NEAR HAMPTON, N. B.

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## Kings County Farms

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**No. 2746. 3 Acres. Price \$300; £62**

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A splendid country home site; a fine block of level intervale land, with a good cellar and stone wall 22 x 28 (house burned and owner decided not to rebuild). Also a very fine well near house site. This property is located in a beautiful small village, having three churches, stores, etc. School, post office, railway station, churches, etc., all within a half mile.

Situated at Bellisle, Kings Co., N. B.

Terms: Cash preferred.

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**No. 2747. 130 Acres. Price \$1,450; £298**

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**Plow, Harrow and Buggy Included.**

EASY TERMS.

A desirable well-located farm and practically level. Railway station and school on the farm, and only one mile to the village, with 3 churches, stores, etc.

70 acres cultivated, balance of mixed growth of

woodland. House of six rooms in fairly good condition. Fine barn, almost new, 24 x 60, all shingled, track pitcher, also hog and hen houses. Nicely watered, fairly well fenced. Orchard of about 40 bearing trees.

To post office, quarter mile, neighbors near.

Situated at Bellisle, Kings Co., N. B.

Terms: \$500 cash, balance \$100 per year at 6 percent.

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**No. 2748. 200 Acres. Price \$3,250; £668**

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**Stock, Machinery, Tools and Furniture Included.**

**Orchard, 200 Bearing Trees.**

The fine buildings on this property could not be constructed for less than \$4,000 and they are all in good condition. This is a fine property, well located and we can recommend it. The present owner wishes to purchase a small property and has named a very low price. Nicely watered by springs and trout brook. Good fishing and hunting. Lots of big game and geese. In a fair state of cultivation and cutting between 25 and 30 tons of hay. Forty acres cultivated, 25 in spring pasture, balance in woodland containing enough timber for home use. A good quantity of pulpwood and 100 cords of cordwood. Annual taxes \$13.00. Fine comfortable 8 roomed house, well finished throughout, part of interior finished with hardwood. Stone foundation and large cellar, also woodshed 23 x 28 attached, with fine horse barn 28 x 36 double boarded, also barn 26 x 66 all shingled. Granary 12 x 14, hoghouse 15 x 20, also henhouse. These buildings all shingled and in good repair. Stock: Pair of horses, 4 cows 3 heifers, 3 calves, 3 pigs and 25 hens. Machinery: Mower, raker hayrack, plow, cultivator, harrow, roller, broadcast seeder, churn, cream separator, express wagon, farm wagon, harness, set of bob-sleds and full line small tools.



Furniture: 2 stoves, sewing machine, washing machine, extension table, beds, chairs and other useful articles. To school quarter mile, post office three-quarter mile. Religious services held in schoolhouse weekly, nearest church and store 3 miles, C. P. railway station 2 miles, St. John 40 miles. Situate at Scotch Settlement, Kings Co., N. B. Terms: \$2,000 cash, balance at 6 per cent interest.

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**No. 2749. 70 Acres. Price \$875; £180**

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A good, low-priced, medium sized farm, where all the acreage can be utilized. 50 acres cultivated, 10 in stream watered pasture, balance in woodland, enough timber for home use, also pulp and cordwood. Small orchard of 12 trees.

Nicely watered; fenced with rails.

Comfortable house of nine rooms, stone cellar, 20 x 30. Barn 26 x 36, with lean-to, in fair condition. Church; store, school, railway station, three miles.

Situated at Havelock, Kings Co., N. B.  
Terms: Cash preferred.

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**No. 2750. 100 Acres. Price \$1,100; £227**

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### Village Farm.

Choice location. Two railway lines, 4 miles to station on branch line or 8 miles to station main line. Nice community and good neighbors. We consider this a desirable property and a snap. Farm has not been cultivated for two or three years, but there are many in worse condition. 40 acres in grass, 40 in spring pasture, balance in woodland containing enough timber and cordwood for home use. Good house of 9 rooms; stone cellar. Barn 28 x 40, tie-ups for 8 head of cattle and stabling for team. Small orchard. Taxes \$8. School, church, post office and store half mile. neighbors near, St. John 45 miles. Situate at

Collina, Kings Co., N. B. Terms. \$450 cash,  
balance \$100 per year at 6 per cent



**No. 2751. 200 Acres. Price \$2,300; £473**

### **Maple Sugary of 500 Trees.**

This farm is equipped with a fine set of buildings. The nice house today would cost more than we are asking for the property. Desirable location, 45 miles from St. John and in good farming centre. 50 acres cultivated, 40 of which are in level fields, 50 in spring and brook pasture, 100 in woodland, containing enough timber for home use, 500 cords of pulpwood and 400 cords of cordwood. In a fair state of cultivation and cutting 25 tons of hay. Splendidly watered by springs and brooks. Water in house and near barn. Fairly well fenced with wire and rails. An abundance of game and fishing near. Taxes \$10.00. Small orchard of 35 bearing trees. Fine 9 roomed house, painted and having a frost-proof cellar. Barns 30x40 and 16x24, hog-house 22x24, hen-house 24x27 and granary 16x24. To C. P. R'y station 2 miles, school on farm, mail delivery, church, store and blacksmith three miles. Situate at Scotch Settlement, Kings Co., N. B. Terms: \$1,850 cash, balance at 6 per cent.

**No. 2752. 200-Acres. Price \$1,450; £298**

A large and valuable farm with rich fertile soil in a fair state of cultivation. Nicely located in a good community, a fine level farm, and a most desirable freehold property, and at a very great bargain. Thirty acres cultivated, 25 in good pasture and 145 in valuable young timber and woodland. Good house, 5 rooms lower flat, upper flat unfinished. Good water supply near. One good barn 30 x 40, one 16 x 26 with tie up for six cows, also granary and hoghouse. All in good repair. Average hay crop 18 tons. Three nice small orchards. To school one and a half miles, post office and neighbors next farm, church two miles, railway three miles, to St. John forty miles. A nice brook runs between house and barns. Situate at Brownsville, Kings Co., N. B. Terms: \$500 cash, balance at 6 per cent.



**No. 2753. 41 Acres. Price \$2,100; £432**

A choice farm for one who desires a splendid farm home and who does not wish to farm on a large scale. Fine new modern farm home. Nice veranda, shade trees, etc. 15 acres cultivate, 15 in pasture, which can also be cultivated, balance in woodland, containing enough timber for home use and lots of cordwood for fuel. The

farm is 30 rods wide and about half mile long. Nicely watered by springs, water in house. Taxes \$10.00. Well fenced with wire. Plenty of game and fishing near. Small orchard, 30 apple trees and 4 plum trees, also cultivated strawberries. Soil a nice strong loam, cutting 12 tons of hay. Considerable fall plowing done. Nice comfortable 9-roomed house, 3 years old. Painted, veranda, stone cellar, woodshed attached. Good 30 x 40 barn shingled all over; tie-ups for 10 head of cattle; also carriage house, hen-house and hog-house, all in good condition. C. P. R'y station 2 miles, steamboat wharf 4½ miles, neighbors, school and post office near; church, store and blacksmith 1 mile; St. John 40 miles. Situate at Springfield, Kings Co., N. B. Terms: \$1,300 cash, balance \$100 per year at 6 per cent. interest.



No. 2754. 185 Acres. Price \$1,200; £247

### Belleisle Valley Farm.

Good situation, only three miles from steamboat wharf, with good service, and six miles from C. P. railway station, and at less than \$7 per acre should be value enough to suit the hardest buyer. 40 acres cultivated, 15 of which are in intervale, Brook pasture for 14 head. Enough timber for home use. 200 cords pulp and 300 cords cordwood. Nice loamy soil in a fair state of cultiva-

tion, cutting 20 tons of hay. Fairly well fenced with rails. Lots of good game and fishing in vicinity. Taxes \$7. House of 7 rooms, stone foundation and good cellar, veranda. Barn 26 x 30, also granary, hen-house and hog-house. Small orchard of 38 trees, 30 of which are bearing. To school, post office, church and store 1½ miles, blacksmith 2 miles, doctor 3 miles, Catholic church 4 miles. St. John 35 miles. Situate at Springfield, Kings Co., N. B. Terms: Cash, preferred.

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**No. 2755. 130 Acres. Price \$400; £82**

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**St. John Valley Farm.**

Unoccupied and in poor state of cultivation, but formerly a homestead upon which a large family was raised. Well suited to market gardening or general mixed farming. About 30 acres in clearing and as much more in bush that can easily be cleared. Enough timber for home use and a large quantity of pulp and cordwood. A nice, loamy soil and good arable land. Nicely watered by springs and brooks. Taxes \$7.00. House in bad shape, needs sills and general repairs, but a good frame that can be made right for a moderate sum. Large barn well framed, but in need of repairs, which will consist largely of labor. At a price unheard of outside of New Brunswick, being only about \$3.00 per acre. To school and church three miles, post office one and a half miles, neighbors near. A beautiful church and school-house near, but neither in use at present time. Situate at Central Greenwich, Kings County, N. B. Terms: \$200 cash, balance at 6 per cent. interest.

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**No. 2756. 175 Acres Price \$1,950; £400**

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Good situation, eight miles from the town of Sussex, in one of our best farming centres and

only a half mile from a cheese factory. 35 acres cultivated, 75 in brook watered pasture, balance in woodland. Farm now maintaining 15 head of cattle and team. Principal crop this year 20 tons of hay and 500 bushels oats. Ill health compels the owner to sell and at a sacrifice. This property offers a splendid opportunity for an energetic intelligent farmer. Well fenced with cedar. \$12 taxes. Lots of game in the vicinity.

House of five rooms, frost-proof cellar. Barn 30 x 40; also henhouse and hoghouse.

To school one and a half miles, store half mile, church one mile, railway station and Sussex eight miles.

Situated at Studholm, Kings Co., N. B.

Terms: \$1300 cash, balance at 7 per cent.

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**No. 2757. 300 Acres. Price \$1,850; £380**

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At about \$6,00 per acre the value is apparent. This farm would certainly make a fine stock farm, cutting 35 tons of hay which can easily be largely increased. 100 acres cultivated, 5 of which are intervale, 60 in brook pasture, balance in woodland, containing no heavy timber, but a good quantity of pulp and cordwood. Soil is clay loam. Small orchard, 15 apple trees, 4 plums, also cranberries. Taxes \$15. House of six rooms, stone foundation. Good barn 26 x 90 with tie-ups for 18 cattle, also hog and henhouses, all in good repair except dwelling. To school and church one mile, railway station three miles, neighbors near. Situate at Springfield, Kings County N. B.

Terms: \$1,000, balance at 6 per cent.

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**No. 2758. 600 Acres. Price \$2,850; £586**

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**Stock or Dairy Farm.**

On inspecting this farm, the writer was amazed at the wonderful value. Fancy buying first-class



land for less than \$5.00 per acre. This is the greatest snap in a big farm that we have seen. This property offers a great opportunity to a family of workers. There were \$4,000 worth of "blue berries" shipped from the vicinity of this farm last year. 200 acres cultivated, 60 of which are brook intervale. Many acres more in bush that can easily be cleared. No difficulty to make this place cut 200 tons of hay. 40 acres spring-brook pasture, 360 in woodland containing 500 cords cordwood and young timber. Crop last year: 80 tons hay, 300 bushels of oats, 75 bushels of buckwheat, 250 bushels of potatoes, 250 bushels of turnips, beside apples and vegetables for home use. 35 head of cattle and team wintered last year and hay sold beside. Taxes \$25. Well fenced with wire. Splendidly watered by springs and brook. An abundance of game and fishing near. Large quaint house 2½ story. Roof needs shingling and exterior painting, \$200 will make it good and attractive. Barns 30 x 45, and 35 x 80, beside henhouse and workshop. To railway station 1½ miles. Freight trains stop at farm. Church and school 3½ miles, cheese factory 7 miles, grist-mill 6 miles, saw-mill 2 miles. St. John 60 miles. Situate at Cardwell, Kings County. Terms: \$1,600 cash, balance at 6 per cent. interest.

### Dairy or Sheep Farm,

This farm located in one of the best farming centers and all the farmers in the community well-to-do. We are really surprised ourselves at the very low price, and we are sure it is a snap. 50 acres cultivated, 50 in spring pasture, balance in woodland. Soil a clay loam on a clay subsoil, in a fair state of cultivation. Cutting 30 tons of hay, nicely watered by springs. Water near house and barn, and could be installed in house for \$20. Taxes \$18. Farm now sustaining 7 cows, 6 head of young cattle, 3 horses and colt. Stock and machinery also for sale at reasonable prices. Small orchard of 18 bearing trees. Fairly well fenced. House of 7 rooms, stone cellar. Barns 32 x 42 and 26 x 36. Also hog-house. One barn equipped with track picher. To school 1 1/2 miles, church and grist-mill 2 miles, railway station and village 3 1/2 miles. Situate at Apohaqui, Kings County N. B. Terms: \$1,000 cash, balance at 6 per cent. interest.

#### RE MARKETS.

It is an absolute fact that \$2,000,000 worth of farm products are imported by the province of New Brunswick annually. Our home market is first-class. Besides this our geographical position is unique. We have good steamship and railway communication with Boston and the New England cities, and a daily train service with Montreal and other Canadian cities. At St. John the C. P. R. have one of the finest cold storage plants on the continent; and best of all we are only six days from London or Liverpool, the most enduring market on earth. These advantages, coupled with our remarkably cheap first-class farm land, makes a chain of splendid inducements you will do well to consider thoroughly.





No. 2760. 180 Acres. Price \$2,400; £497

### Machinery and Tools Included.

Splendidly equipped with good buildings in good repair and are worth all we ask for this fine farm. Most favorably located in a splendid community with churches, school, stores, telephone, and all other blessings of civilization convenient. Fifty acres cultivated, balance in young growth woodland. Hay crop 30 tons. A nice level easily worked farm, splendidly watered with brook and springs. Good well near house, and another in barn. Soil, clay loam on a clay subsoil. Fine comfortable large house. Good large barn 36x90. Workshop 20 x 30, woodshed 15 x 20. To railway station  $\frac{1}{2}$  mile. All the following thrown in the bargain: Machinery: Mower, raker, plow, potato digger, S. T. harrow, cultivator, combination wagon and sloven, half interest in roller, and a variety of small tools. Making in all a very attractive proposition and remarkable value.

Situate at Belleisle station, Kings Co., N. B.

Terms: \$1,000 cash, balance at 6 $\frac{1}{2}$  per cent.

**No. 2761. 250 Acres. \$1,450; £298**

**Crop, Stock, Machinery and Tools Included.**

Situate in the St. John Valley,  $3\frac{1}{2}$  miles from river, a farm we can recommend to yield a good living. The lure of the city has caught the owner's family, hence the sacrifice, where the purchaser may step into a good living. Crop. 3 acres oats,  $1\frac{1}{2}$  acres buckwheat, 1 acre potatoes,  $\frac{1}{2}$  acre garden truck, 20 tons hay and fruit in orchard. Stock: Horse, cow, 3 calves, and poultry. Machinery: Mower, raker, hay-rack, plow, cultivator, harrow, churn, fanner, farm wagon, express, carriage, sleigh, bob-sleds, 2 sets harness and small tools. 30 acres cultivated, 15 of which is intervale, 10 acres in spring watered pasture, fenced with wire and rails, balance woodland containing 100,000 feet of timber, 100 cords pulpwood and 200 cords cordwood, more than enough in woodland to pay for farm. Soil a dark loam on a clay subsoil, in fair cultivation. Taxes \$7.00. Good sport opportunities near. Orchard of 30 trees, 12 bearing, also plums and cultivated strawberries. House of 5 rooms lower floor, upper unfinished, built 1905. Barn 36 x 49, also henhouse, hoghouse and storehouse. To railway station, 10 miles, steamboat wharf, blacksmith and store  $3\frac{1}{2}$  miles. School, church and post office 1 mile. Grist-mill, saw-mill and neighbors near by. Situate at Hoeloh, Kings County N. B. Terms: \$600 cash, balance \$100 yearly at 6 per cent.

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**No. 2762. 225 Acres. Price \$2,200; £453.**

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**Stock, Implements and Tools Included.**

A large farm with a number of valuable assets, 100,000 feet of timber, 200 feet pulp wood and 1,000 cords cord wood. Thirty-five acres cultivated, 50 in spring-watered pasture, balance in woodland. Good soil, partly level, partly rolling.

Comfortable 7. room house, small frost-proof cellar, 2 good barns each 26 x 36, one double boarded, also hoghouse and carriage house. Dairy and granary insured for \$750. Average hay crop 25 tons. Taxes \$16. Nice orchard, 20 apple trees and 6 plum trees 2 pear trees. To school, church and steamboat one-half mile, post office in house, neighbors near. Situate at Springfield, Kings Co., only thirty miles from St. John. Terms: \$1,200 down, balance \$100 per year at 6 per cent.

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No. 2763. -200 Acres. \$1,500; £309

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### Belleisle Valley River Front Farm.

Beautiful situate, having a frontage of 86 rods on the Belleisle River. This farm offers a great opportunity to any energetic man who wishes to farm. The soil is a dark loam that will yield good crops, and the scenery of the surrounding country is all that can be desired for a charming home site. 30 acres cultivated, 15 in intervale, 30 in brook watered pasture, balance in woodland, containing 500 cords cordwood with exceptional marketing facilities: steamboat wharf 1/2 mile distant. Nicely watered by river, brook and springs. Taxes \$8.00. Partly fenced with wire. Orchard 25 bearing trees, also cherries and an abundance of wild berries. House of 7 rooms, stone cellar. Barn 26 x 38, also hog and henhouses. To railway station 7 miles, school on next farm, telephone, neighbors and blacksmith also near. Mail delivered. Church 1 mile, grist-mill 1/2 mile, saw-mill and store 1 1/2 miles, St. John City 30 miles. Situate Springfield, Kings County N. B. Terms: \$600 cash, balance at 6 per cent.

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### SUNSHINE.

Only one province in Canada equals New Brunswick's record for sunshine and at one point in our province more hours of sunshine is recorded than at any other point in Canada. Therefore we have as much or more license for saying "Sunny New Brunswick" than has a certain western province.



**No. 2764    60 Acres.    Price \$1,150; £237**

Some people object to buying more land than they can use. Here is an opportunity to buy a farm that can all be utilized. In addition to these 60 acres, there are 10 acres in clearing owned by an American Lumber Co., that the owner of this farm has had the use of gratis, which the purchaser may also have. 40 acres cultivated. 12 in brook watered pasture, balance in woodland containing home fuel. Well watered, water could be laid to house for \$10.00. Half of farm well fenced with wire. Taxes \$7.00. Orchard 20 young trees, also cherries. Farm now maintaining 10 head of cattle and pair horses. 8 roomed house in good repair, stone cellar. Shade trees. Barns 26 x 30 and 28 x 30, also new woodshed. To railway station and cheese factory 7 miles, church and school 1 1/4 miles, post office 1 1/4 miles. Telephone in house. Store and blacksmith 3 1/2 miles, neighbors next farms, saw-mill 1 1/2 miles, grist mill 3 miles. Situate at Cardwell, Kings Co., N. B. Terms: \$750 cash, balance at 6 per cent.

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**No. 2765.    600 Acres.    \$5,500; £1130**

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### **One Million Feet Standing Timber.**

This is a farm with quite remarkable possibilities, great opportunity for farmer with some

grown up sons. It is possible to plow a furrow on this farm a mile and a half long, almost level, just enough slope for good drainage. Great cattle farm or sheep ranch, and the timber if judiciously handled will pay for the property. In rather poor cultivation, 300 acres cultivated, 100 in spring and brook watered pasture. Soil a dark loam, clay subsoil, balance in woodland, in addition to timber, 500 cords pulpwood and 1000 cords cordwood. Farm all fenced with cedar. Taxes \$30. Plenty of game and good fishing. Nicely watered by springs and brooks. 2 houses, one of 4 rooms and one of 5. Barns 3 each 26 x 36 and 1 30 x 40, also 2 hoghouses, granary and woodshed. To railway station 6 miles, steamboat wharf 5 miles, school  $1\frac{1}{4}$  miles, post office and neighbors  $\frac{1}{2}$  mile; store and church  $1\frac{1}{2}$  miles, saw and grist mills 1 mile, St. John City 40 miles. Situate Stewarton, Kings County N. B. Terms: (on account timber) \$4,000 cash, balance at 6 per cent.



**No. 2766. 240 Acres. Price \$1750; £361**

At less than seven dollars and a half per acre, surely this is remarkable value, and one only of the many great bargains we have to offer that cannot be duplicated elsewhere. Forty acres cultivated 40 in level field, 40 in spring and brook pasture, balance in woodland containing 1,000

cords of cordwood. Well fenced with cedar and wire. Hay crop 30 tons. Taxes, \$12. Comfortable, warm house of 5 rooms, large barn 36 x 90, partly double boarded and partly shingled; also granary and hog-house, all in fairly good condition. School, church neighbors, post office and store near; steamboat wharf 6 miles, railway station 5 miles; St. John 40 miles. Situate at Springfield, Kings Co., N. B. Terms: \$1,000 cash, balance at 6 per cent.

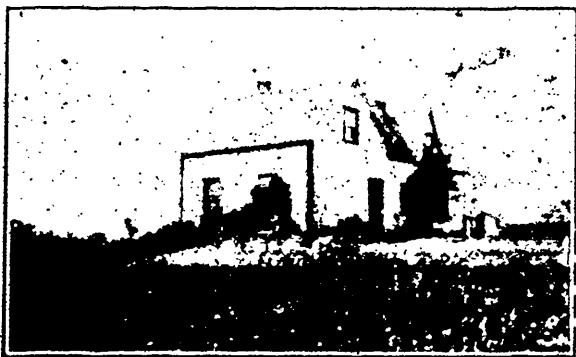


No. 2767. 200 Acres Price \$3350; £689

### Belleisle Valley Intervale Farm.

Forty acres of smooth level intervale adds to the many attractions of this splendid farm, which needs only to be seen to be appreciated. We recommend this farm as a first-class proposition especially for dairy or stock farm. 75 acres in fair state of cultivation, 40 of which is intervale. 75 in spring brook watered pasture, balance in woodland containing 300,000 ft. timber, beside pulp and cordwood. Splendidly watered by large stream, springs and well. Well fenced with wire. Mostly level, rich loamy soil. Hay crop 45 tons which can easily be increased. Stock now on farm 18 head cattle and 4 horses. Good fishing near. Fine comfortable house of 12 rooms, stone cellar,

well painted, woodshed attached. Beautiful elm trees near. Small orchard 18 trees. Barns 28 x 96 and 26 x 36, several, good out-buildings. To railway station and 3 churches 2½ miles. Steamboat wharf 5 miles, school 1 mile, post office ½ mile. St. John 40 miles. Situate Belleisle, Kings Co., N. B. Terms: \$2,000 cash, balance at 6 per cent.



**No. 2768. 215 Acres. Price \$2,500; £516**

### **Stock and Machinery Included.**

The buildings and personal property alone are worth the purchase price. We are practically throwing the acreage in, this is a positive fact and needs no further comment. Fifty-five acres cultivated, 35 in spring pasture, 125 in woodland, contains more than enough timber for home use, 200 cords pulp wood and 300 cords cordwood. In a fairly good state of cultivation and cutting 25 tons of hay. Well fenced. Annual taxes \$10. Comfortable house of 6 rooms, woodshed attached, stone foundation and frost-proof cellar. Nice barn with running water, 33 x 88, shingled all over. Also hoghouse and henhouse. Stock: Team of horses, 2 cows, 2 heifers, 12 sheep, 2 hogs, 20 hens. Machinery: Mower, raker, hayrack, horse hay-forks, 2 plows, cultivator, harrow, feed-cutter, farm wagon, express wagon, two carriages, sleigh, 2 sleds, 2 sets of harness and a full line of

small tools, making in all a good farming outfit. To school, post office and church two miles. Neighbors near. Railway station, 1 at  $6\frac{1}{2}$  miles and one at nine miles. To Hatfield's Point steamboat landing 5 miles. St. John forty miles. Situate at Springfield, Kings Co., N. B. Terms: \$1,500 cash, balance at 6 per cent.

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**No. 2769.      200 Acres.      \$2,300; £473**

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### **Dairy Farm.**

Nice situation in the dairy belt which supplies St. John City's milk. Our dairy farmers are apparently our most prosperous class. 80 acres cultivated in level fields, 50 in brook watered pasture, balance in woodland containing 150 cords cordwood. Soil red clay loam. Pasture well fenced with rails. Hay crop 40 tons. Farm now maintains 12 cows, 7 head young cattle and 3 horses. Taxes \$15.00. Good hunting and fishing. Comfortable 7 roomed house, stone foundation. Barns 18'x26 and 30'x40. Basement to large barn with tie-ups for 18 head. Small barn all shingled. Hog-house 16x18 with lean-to, also wagon-shed. To town of Sussex, railway station, etc.,  $4\frac{1}{2}$  miles, school 2 miles, post office  $\frac{1}{4}$  mile, also rural free delivery, neighbors near. Grist-mill 3 miles, cheese and butter factory at Sussex. Situate, Sussex, Kings County, N. B. Terms: Cash preferred.

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**No. 2770.      116 Acres.      Price \$2,150; £442**

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### **Stock and Machinery Included.**

This farm is situated only 5 miles from Town of Sussex, and as Sussex and the surrounding country is considered one of our best farming centres, makes this property very desirable. The ill health of the owner's wife, the only reason for throwing farm on the market at a sacrificial price,



40 acres cultivated, 10 of which is intervale, 20 in spring watered pasture, balance in woodland containing 25,000 feet timber, 100 cord pulpwood and 200 cords cordwood. Soil a red clay loam, clay subsoil. Taxes \$10.00. Small orchard 19 trees, mostly young. Nicely watered by springs and brook. House of 4 rooms in good condition. Shade trees near. Barn 26 x 46, with lean-to. Wagon-house 14 x 20. To railway station 4 miles, school 1 mile, post office 2 miles, store and churches 4 miles, grist-mill 3 miles, cheese and butter factory Sussex 5 miles, neighbors near. Stock: Horse, 8 years old, weight 1200, 2 cows, 2 heifers 2 years old bull, 2 yearling calves, 36 hens. Machinery: Mower, raker, hay-rack, sulky-plow, walking-plow, harrow, broad-cast seeder, pulper, churn, cream separator, farm wagon, express buggy, cart, sleigh, 4 sets harness, bobsleds, all the small tools and cook-stove. Situate Sussex Kings Co., N. B. Terms: Cash preferred.

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**No. 2771. 255 Acres. Price \$1150; £237**

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### **Belleisle River Valley Farm.**

This farm consists of 125 acres in the home farm and 130 acres situate 1 mile distant, containing a good quantity of arable land and pasture. Home farm lies almost in square block. Fields mostly level and when one realizes that the acreage figures out \$4.50 per acre, it must be admitted that the value is tremendously great. 30 acres cultivated, 20 in spring and brook pasture, balance in woodland, containing a large quantity of pulp and cordwood. Nicely watered by springs and brooks. Taxes \$5.00. Fairly well fenced by wire and rails. Orchard of 40 trees bearing, also plums and cranberries. House of 7 rooms, stone cellar. Barn 26 x 80. Machinery-house, hen and hog-house, also good barn on 130 acre lot. Buildings all in good condition. School-house near, post office R. F. D., saw-mill, blacksmith

and neighbors one and a half miles, church 4 miles. Situate at Kars, Kings Co., N. B. Terms: Cash preferred.

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**No. 2772. 210 Acres. Price \$3,400; £700**

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### **Stock, Machinery and Tools Included.**

A large farm, located in a first-class community, among good neighbors. Soil, rich and fertile. Well adapted to fruit and general mixed farming. Thirty acres cultivated, 70 in spring and brook watered pasture, 50 in heavy timber and 60 in woodland. Average hay crop 28 tons. Buildings: Large comfortable house 12 rooms, stone foundation and frost-proof cellar, full size. Barns 26 x 30 and 22 x 24. Sheepshed, hoghouse, henhouse. All in good repair. Nice small orchard, apples and cherries. Stock: 2 horses, 5 cows, heifer, 12 sheep, 10 hens, 2 turkeys and 3 geese. Machinery: Mower, hayrack, raker, plow, harrow, roller, 2 boilers, cream separator, farm wagon, carriage, cart, sleigh, 2 sets harness, sled, ox yoke, and a quantity of small tools. A quantity of hay, straw and stovewood. Making in all a

fine farm equipment and at a great sacrifice, as the aged farmer wishes to retire. To school 1 mile, post office  $1\frac{1}{2}$  miles, church and railway 2 miles, neighbors next farm. Photo on request. Situate at Belleisle Creek, Kings Co., N. B. Terms: \$2,500 cash, balance 6 per cent.



**No. 2773. 180 Acres. Price \$3,900; £802**

With 100 acres cultivated and in good tilth, cutting an average hay crop of 35 tons, makes this an A1 farm proposition. Also contains 200,000 feet of heavy timber, which would be easily worth standing \$700, as this property has the advantage of having the railway station only twenty rods away. Being mostly level and a good clean farm, making the working of this nice property an easy matter. Fifty acres in pasture, watered by springs and brooks, 30 in woodland. Comfortable 10 room house, newly painted and in good repair, also new addition. Frost proof cellar full size. One good new barn 22 x 47, also granary, hog-house and henhouse, all in good repair. Insurance \$1,500. Good orchard of 60 trees that have been well cared for. To school one mile, post office, railway station and neighbors twenty rods, church twenty-five rods. To Belleisle river six miles, Norton, I. C. R., four miles. Situate at

Case Settlement, Kings Co., N. B. A fine farm property that will make a very comfortable and prosperous home. Terms: \$2,000 cash, balance 6 per cent. interest.

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**No. 2774. 150 Acres. Price \$2,800; £575**

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### **Crop Included.**

#### **St. John River Valley Farm.**

A desirable farm, nicely situated in the lower section of the St. John Valley, only 11 miles from St. John City. There are two beautiful trout lakes on the property and an abundance of game of all kinds, moose, deer, partridge, ducks and muskrats, etc. 25 acres cultivated, 20 in spring and brook pasture. Well watered by springs and brooks, 105 acres in woodland, containing 250,000 feet heavy timber, 200 cords pulpwood and 500 cords cordwood. If marketed to advantage more than enough value in woodland to pay for farm. Rich deep loamy soil. Nice small orchard 30 mostly bearing trees, also plums and cherries. Annual taxes \$10. Well fenced with wire. Fine comfortable 9 roomed house only 13 years old, with running water, stone and cement foundation and frost-proof cellar, painted and in fine condition. Barn 28 x 40 with basement, lean-to 14 x 40 attached, shingled all over and whitewashed. Henhouse 9 x 20 shingled and whitewashed. Ice-house 12 x 14, double boarded, new woodshed 20 x 28, 2 story. Buildings all in good condition and insured for \$1,500. Hay crop 25 tons. To railway station 7 miles, steamboat wharf 3 miles, school on farm, church 2 miles, grist-mill 1 mile, saw-mill 4 miles. Situate at Kings County N. B. Terms: \$1,900 cash, \$1,000 mortgage at 6 per cent., payable \$100 per year.

No. 2775. 162 Acres. Price \$2,700; £555

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**St. John Valley River Front Fruit Farm.**

**Machinery and Tools Included.**

A beautiful water front of 550 feet, but the farm is much wider further back from the river. Well equipped with buildings; also contains 12 acres of first-class river intervale which is valued at \$100 an acre. 42 acres cultivated, 10 in spring pasture, 110 in woodland, containing 100,000 feet of timber, 1,000 cords of pulp and 500 cords of cordwood. Soil, a gravel loam in a fair state of cultivation and cutting from 30 to 35 tons of hay. Taxes \$10. Nice orchard, 100 bearing trees, besides cherries and raspberries. Comfortable nine roomed house (nearly new), stone foundation, frost proof cellar. Barns 28 x 44 and 27 x 37, also hog house, hen house, store house and new wood shed 17 x 27. Well fenced with cedar. School three-quarters mile, neighbors, church and post-office near, also steamboat wharf, railway station now 11 miles. Valley railway survey goes through farm. To St. John 18 miles. Situate at Gray's Mills, Kings Co., N. B. Machinery. Mower, raker, hay-rack, horse hay forks, 2 plows, 2 harrows, cultivator, farm wagon, express, carriage, cart, buggy, sleigh, pung, 2 long sleds, bob-sleds, 2 sets harness and a lot of small tools. Terms. \$1,500 cash, balance at 6 per cent.

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No. 2776. 115 Acres. Price \$2,150; £442

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An extra fine property at a tremendous sacrifice. The splendid buildings alone are worth \$3,000 and insured for \$2,000. The property is nicely located on two main highways, and three of the four corners includes 1/2 acre, a fine corner building site, and as the Belleisle river is only six miles distant, all freight may be transported by water, the most economical way. Nice, comfortable

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house of 10 rooms, frost-proof cellar, cement floor. We consider this place a great snap. Large warehouse and woodshed attached to the dwelling. First-class barn 30 x 40, with a lean-to 15 x 40, well finished and painted, also granary, shed and henhouse. Fifteen acres cultivated, 25 acres in pasture, balance in woodland. Beautiful trout lake on farm, also good hunting in the vicinity. School, post office, church, telephone and neighbors near. To railway station  $4\frac{1}{2}$  miles. Situate at Stewarton, Kings County. There has always been a store on the property and a good chance for one who would like a side line. A valuable block of timber on the farm, which the owner will reserve if purchaser does not want it. If timber reserved price cut \$400. Terms: \$1,200 cash, balance at 6 per cent.

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No. 2777. 440 Acres. Price \$7,500; £1541

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#### Stock Machinery and Tools Included.

After a personal inspection of this fine farm, we have no hesitation in recommending it as a first-class proposition. It has a splendid situation in the very best part of New Brunswick. 150 acres cultivated, 25 acres brook intervale, 60 spring and brook pasture for 50 head, balance in woodland containing 500,000 feet standing timber.

and 1500 cords cordwood. Soil, red clay loam, clay subsoil in a fairly good state of cultivation. Crop last season: 80 tons of hay, oats 1000 bushels, buckwheat 200 bushels, potatoes 350 bushels, turnips 3500 bushels, besides family garden stuff. Orchard, 50 bearing trees. Taxes \$40. Entire farm well fenced with cedar. Plenty of game and fishing near. Comfortable house of 9 rooms, painted, woodshed attached, frost-proof cellar. Barn 30 x 100, with lean-to 19 x 116, all shingled. Tie-ups for 40 head. Manure cellar underneath. Also barn 30 x 50 and 26 x 36. Granary, hen-house, ice-house and hog-house all in good condition. Root cellar under large barn for 500 barrels. Stock: Fine heavy team and driving horse, 15 milch cows, 10 heifers, Ayrshire bull and 25 hens. Machinery: Mower, raker, hay-rack, 2 horse hay forks, 2 plows, S. T. Harrow, Disc harrow, horse-hoe, manure spreader, broadcast seeder, roller,  $\frac{1}{4}$  interest in threshing machine, reaper, churn, pulper, fanning-mill; wood-sawing machine, 2 boilers, cream separator, feed cutter, express wagon, carriage, cart, farm wagon, sleigh, set bob-sleds, long-sled, 2 sets harness, 8 cans and a full line of small tools, making a complete equipment, and considering the large quantity of valuable timber and cordwood, this is great value. To railway station and town of Sussex  $5\frac{1}{2}$  miles, school  $\frac{3}{4}$  mile, church  $\frac{1}{2}$  mile, cheese factory 50 rods (sends milk to factory in summer and sends cream to St. John in winter.) Telephone in house. Situate Middleton, Kings County, N. B. Terms: \$4,000 cash, balance at 6 per cent. interest. Farm may be purchased without personal property.

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**No. 2778. 150 Acres. Price \$3,800; £781**

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### **Hammond River Dairy Farm.**

A first-class farm at a big sacrifice. This property is splendidly located, 20 miles from St. John

and considered the best farm on the Hammond river. Buildings are worth much more than we ask for the land and all improvements.

Forty acres cultivated, 20 of which are valuable "river intervale," 40 in brook pasture, the balance is woodland, containing a good quantity of timber and pulpwood and 300 to 400 cords of cordwood. Rich, loamy soil, free from stone and in a good state of cultivation, cutting 50 tons of hay. Nicely watered by springs, brooks and wells. Pasture well fenced with cedar rails. Taxes \$20.00. A trout brook runs through the property; also lots of game near. Nice small orchard of 20 young trees, bearing, 1 good old tree, and 5 plum trees.

Large, comfortable house of 12 rooms, stone cellar. Barn 36 x 40; three other good barns; besides horse barn, carriage house and granary combined, shingled all around; also hog house and hen house — eight buildings, all in good condition.

To railway station (branch line) one-half mile, neighbors near, blacksmith one and a half miles, store three-quarters mile, St. John 20 miles.

Situated at Kingston, Kings Co., N. B.

Terms: \$1,800 cash, balance \$200 per year at 6 per cent.

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**No. 2779. 100 Acres. Price \$600; £124**

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A neglected farm that in former years was considered a good property, now in rather a run down condition, but possessing the possibilities of still making a good farm.

Forty acres in clearing, 10 or 15 acres in bush, easily cleaned. Lots of fuel and fencing.

House in bad state of repair, but well framed and can be made habitable at a moderate outlay. Barn 30 x 40, well framed, but in poor condition.

To Town of Sussex five and a half miles, railway station five miles, mail delivered, to school one and a half miles, St. John 44 miles.

Situated at Ratters' Corner, Kings Co., N. B.

Terms: \$300 cash, balance at 6 per cent.





No. 2780. 154 Acres. Price \$2,700; £555

### Stock, Machinery and Furniture Included.

On account of the recent death of her husband, the owner of this property feels compelled to sacrifice and everything goes. The purchaser can step into a good living and a comfortable home.

Fifty acres cultivated, five of which are in intervale, 40 in level fields, 40 in brook pasture (will sustain 20 head of cattle), balance in woodland, containing a large quantity of pulp wood and young timber and lots of cordwood for fuel. Nicely watered by brooks and springs. Taxes \$10. Small orchard. Fairly well fenced with rails.

Comfortable house of nine rooms, stone cellar; woodshed attached. Barns 32 x 40 and 18 x 24; basement to large barn; also granary, hog-house and hen house, all in good repair. Hay crop, 20 tons.

STOCK—Six cows, pair of horses and a flock of hens.

MACHINERY—Raker, track plover, sulky and walking plows, cultivator, harrow, drill seeder, pulper, 2 churns, feed cutter, cream separator, farm wagon, carriage, pung, 2 sets harness, set hob-sleds, 2 cans and a large quantity of household articles, besides many other useful articles.

To school two miles, post office one and a half

miles, railway station, store, 3 churches, etc., 4 miles.

Situated at Springfield, Kings Co., N. B.

Terms: \$1,500 cash, balance at 6 per cent. or 5 per cent. discount for all cash.

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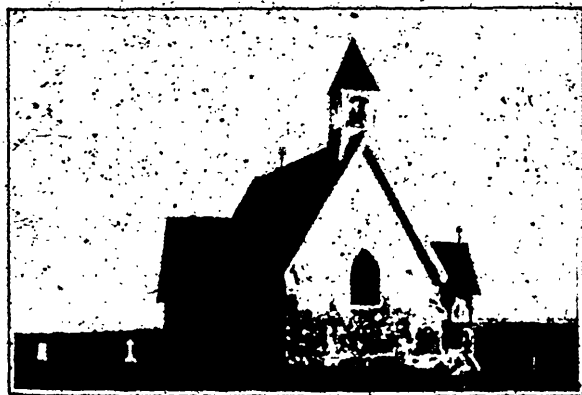
No. 2781.      200 Acres.      \$1,050; £219

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### Machinery and Furniture Included.

#### St. John Valley Farm.

A good property that will yield a good living and contains a lot of valuable woodland, for which we have a good market. 35 acres cultivated, 10 in spring brook pasture, 155 in woodland, containing 200,000 feet timber, in fact, enough timber, pulp and cordwood to pay for the farm twice over. Taxes \$7. Fairly well fenced with wire and rails. Comfortable house of 9 rooms, stone cellar. Barns 36 x 60 and 15 x 35, all in good repair. Orchard of 100 bearing trees. Good fishing and hunting near. Included: Hayrack, 2 plows, spring tooth harrow, churn, farm wagon, carriage, sleigh, harness, bob-sleds and a lot of small tools, also stove, bedsteads, tables, chairs, dishes, etc. To school, post office and church 1 mile, St. John 30 miles. Situated at Beulah, Kings County, N. B. Terms: \$900 cash, balance at 6 per cent.



A NEW BRUNSWICK COUNTRY CHURCH.



No. 2782. 160 Acres. Price \$1,850; £381

### Lake Farm.

This farm fronts on a beautiful trout lake, two and a half miles long; four other trout lakes in the vicinity and an abundance of game of all kinds—the owner made \$150 last winter trapping fur-bearing animals. A large island near where standing hay may be purchased for a trifle. All things considered, this is a very desirable place. Farm lies in a square block; 60 acres cultivated, 20 in spring and brook watered pasture, balance in woodland, pulp and cordwood. Orchard of 30 bearing trees. Taxes \$15. Fenced with wire.

Comfortable, painted house, 10 rooms, good cellar. Shade trees. Barn 23 x 60 and 26 x 36, latter all shingled; track pitcher; also woodshed 18 x 24, ice house 14 x 16, hog house 14 x 19, and dairy.

To school, church, steamboat wharf, store and post office two and a half miles, St. John 25 miles. Valley Railroad station will be reasonably near.

Situated at Oak Point, Kings Co., N. B.

Terms: \$1,200 cash, balance \$100 yearly at 6 per cent.

No. 2783. 95 Acres. \$1,250; £257

### Machinery and Tools Included.

The advanced age of the farmer is the reason this farm is on the market and the reasonableness of the price cannot be disputed for the great value offered. Fifty acres cultivated, 3 in intervale, 15 in pasture and the balance in woodland, containing a quantity of pulp and 100 cords of cordwood. Partly rolling and partly level, but not hilly and quite free from stone. Hay crop 12 tons. Small orchard, about 12 bearing trees. Fairly well fenced with wire and rails. Taxes \$10. Good fishing and hunting. Painted house of 7 rooms, good cellar. Barn 26 x 36. Machinery: Mower, horse-rake, plow, harrow, churn, farm wagon, carriage, pung, harness, bob-sleds, cream tank and cans and all the small tools, making a valuable and useful collection. To school 1 mile, ppst office R. F. D., neighbors near, St. John forty miles. Situate Studholm, Kings County, N. B. Terms: Cash preferred, part mortgage acceptable.

No. 2784. 75 Acres. Price \$1,200; £247

### St. John Valley Front Farm.

Choice situation in the beautiful fertile St. John Valley and having a beautiful river front of 32 rods. Valley railway now building will have a station within one mile of this farm, and as St. John City is only 18 miles distant, adds greatly to the advantages of this desirable location. 25 acres cultivated, 3 of which are intervale, 6 acres of spring and brook pasture, containing 50,000 feet timber, 300 cords pulp and 100 cords cordwood. With a first-class market for these products and the advantage of water-freighting, would quickly return all the purchase money on this property. Soil a rich loam in a fair state of cultivation and cutting 15 tons of hay. Orchard of 40 bearing trees. Splendid opportunity for ex-

tending this most profitable branch. House of 4 rooms lower floor, upper unfinished, stone frost-proof cellar. Small barn 14 x 17. Included, plow cultivator. To school and steamboat wharf 1 mile, church, post office and store quarter mile, neighbors near, blacksmith 3 miles, saw-mill 2 miles, grist mill 4 miles. Situate at Grey's Mills, Kings Co., N. B. Terms: \$500 cash, balance \$100 yearly at 6 per cent. interest.

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**No. 2785. 180 Acres. Price \$3,300; £679**

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### Sussex Dairy Farm.

Sussex may well be called our dairy centre, as most of the farmers in the vicinity who are near enough to the railway specialize on dairy farming, in fact all along the Intercolonial railway from St. John to Sussex dairy herds are kept with profit. Therefore the owner of this farm is no exception.

85 acres cultivated, 10 of which is interval, brook watered pasture for 20 head, fairly well fenced with wire, balance in woodland and bush. Small orchard, 17 bearing trees, also gooseberries and rhubarb. Hay crop 30 tons. Lots of game and good fishing. Taxes \$10.

House of six rooms, stone foundation. Two large barns, one of which is clapboarded all around, and other outbuildings.

To town of Sussex and railway station four and a half miles, post office and school half mile, store and church and blacksmith two and a half miles, grist and saw mills one and a half miles.

Situated at Piccadilly, Kings Co., N. B.

Terms: \$1,500 cash, balance at 7 per cent.

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**No. 2786. 200 Acres. Price \$1750; £360**

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### Bellisle Valley Farm.

Well and conveniently located in a fine farming community, only two miles from Bellisle Village.

with three churches, stores, railway station, etc. The wife of the owner became broken in health, is the reason why the farm is offered for sale, and after inspecting the property we are sure he is sacrificing value. Soil, brown and black loam. 100 acres cultivated, 20 of which is brook interval, 50 in spring and brook pasture; well fenced with rails; balance in woodland, containing 100,000 feet timber, 200 cords pulpwood and lots of cordwood for home use. Nicely watered by well and two large brooks; water can be laid to house for \$25.

Orchard of 30 trees, part bearing. Hay crop 20 tons. Taxes \$15.

House of eight rooms, stone cellar. Barn with basement 40 x 80; also hen and hog houses.

To school one and a quarter miles, mail delivered, cheese factory three miles.

Situated at Bellisle, Kings Co., N. B.

Terms: \$900 cash, balance at 6 per cent.



No. 2787. 165 Acres. Price \$6,500; £1336

### Sussex Town Farm.

A first-class farm with many attractive features, chief of which is the choice location being only one and a half miles from the town of Sussex, and having a beautiful large modern house, 12 rooms,

equipped with furnace, veranda, etc. Splendid shade trees. The deed description only calls for 165 acres, but the farm has always been estimated to contain 200 acres.

100 acres cultivated, 50 of which is intervale, spring watered pasture for 30 head; well fenced with wire and rails. Small orchard. Taxes \$35.

Hay crop 60 tons; farm now maintaining 20 head, 15 of which are milch cows.

Two large, well-equipped barns, also carriage house, hen and hog houses, mail delivered. Telephone in house. Grist mill three miles, everything else within one and a half miles.

Situated at Sussex, Kings Co., N. B.

Terms: \$2300 cash, balance at 6 per cent.

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**No. 2788. 86 Acres. Price \$750; £154**

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A rather small farm yet large enough to keep one man busy. Nicely located in a good community with cheese factory and all other things necessary for the farmer's comfort of easy access. Twenty-five acres cultivated. 25 in spring pasture, balance in woodland, contains enough timber for home use, and lots of fencing and hard wood for fuel. House of 6 rooms, stone foundation and cellar. Barns, 26 x 36 and 20 x 24, also hoghouse. Orchard of about 100 trees bearing, and 100 fine young trees. To school, post office and church 1 mile, neighbors near, railway station 6 miles. A small quantity of personal property included. Situate at Collina, Kings County, N. B. Terms: \$400 cash, balance at 6 per cent.

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**RE LISTINGS.**

Please remember that this Catalogue is not the complete list of all the farms we are offering for sale. Should nothing herein interest you, write us. We shall be pleased to submit other propositions. This list is only complete up to the time this Catalogue went to press.



No. 2789. 165 Acres. Price \$3,100; £637

### St. John Valley Farm.

#### FRUIT FARM.

The owner has two farms and cannot operate this one and has squeezed the price away below the value of the property, with its fine buildings, that are worth more than we are asking for the outfit, and have been kept insured for \$2,000,—showing an insurance appraisalment of \$3,000. The farm does not front on the river, but commands a delightful view.

75 acres cultivated, 30 in spring and brook watered pasture, well fenced with cedar. Nicely watered by springs. Water close to house and barns. Hay crop 35 tons. Soil a dark loam, clay subsoil. Taxes \$15.

Fine orchard of 100 bearing trees, also 25 cherry trees, besides blackberries and raspberries;—1914 yield was 1000 boxes of blackberries and 800 boxes of raspberries. Plenty of game and fishing near.

Fine modern house of nine rooms, concrete and stone cellar, concrete floor, well painted; veranda. Beautiful shade trees near.

Barns 20 x 44 and 28 x 38, equipped with track pitcher and basement with tie-ups for 20 head. Woodshed 14 x 35, hoghouse 14 x 28 and henhouse.



To steamboat wharf, church, store, and post office half mile, Valley Railway station will be one mile, mail delivered, school one and a half miles, neighbors near by; telephone line passes house, grist mill and blacksmith three miles, sawmill four miles, St. John only 22 miles.

Situated at Kingston, Kings Co., N. B.

Terms: \$1500 cash, balance at 6 per cent.



No. 2790. 200 Acres Price \$2,100; £432

### Bellisle Valley Farm.

This is a well-located property, surrounded by good farms and well-to-do neighbors. Level and smooth, no rocks or stones. Soil a dark loam, rich and productive. Splendidly watered, water can be piped to house at nominal cost.

70 acres cultivated, 40 of which are choice intervals, 50 acres spring watered pasture; fenced with wire, balance in woodland containing enough timber for home use and 500 cords cordwood.

Small orchard of 15 young trees. Hay crop 35 tons, which can easily be increased. Taxes \$15.

House of seven rooms, stone foundation, needing repairs. Barns 30 x 70 and 24 x 30, track pitcher; also hen and hog houses.

To railway station two and a half miles, steamboat wharf four and a half miles, school half mile.

post office half mile, to village, three churches, stores, etc., two and a half miles.

Situated at Springfield, Kings Co., N. B.

Terms: \$1,400 cash, balance at 6 per cent.

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**No. 2791: 200 Acres. Price \$4,400; £904**

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### Dairy Farm.

Well situated for stock or dairy farming. No branch of agriculture yields the sure steady income enjoyed by the dairy farmer; and the dairy farmer who knows his business has "bossey" on the job 365 days in the year. Sussex and its environs is the great dairy centre of New Brunswick and one of the most prosperous rural communities.

100 acres cultivated, 15 of which is intervale, 35 in spring watered pasture for 30 head, balance in woodland, containing 80,000 feet of timber and 500 cords cordwood. Whole farm fenced with wire. Watered by springs and large stream known as "Trout Creek." Taxes \$30

Cultivated raspberries and blackberries;

Crop last season: 30 tons hay, 600 bush. oats, 200 bushels buckwheat, 500 bush. potatoes, 700 bushels turnips, 60 bushels barley, beside garden truck. Hunting and fishing good. Barn 56 x 106 shingled and double boarded, also hen and hog-houses 12 x 14 and 16 x 20. Fine large comfortable 12 room house, frost-proof cellar, shade trees. To school and post office 1 mile, church near, neighbors  $\frac{1}{4}$ -mile, saw-mill and telephone  $\frac{1}{2}$  mile. Cheese factory, railway station, etc., town of Sussex 6 miles. Situated at Waterford, Kings County N. B. Terms: \$2,200 cash, balance at 6 per cent.

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**No. 2792. 100 Acres. Price \$825; £170**

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On account of being engaged in business elsewhere and not intending to farm, the owner has

made a very low price. Located in a first-class farming community, with cheese factory within 1 mile, where milk brings a good price. Farm only in a fair state of cultivation, but a property on which a real farmer can make more than a living. Twenty-five acres cultivated in level fields, 15 in brook watered pasture, balance in woodland containing 25,000 ft. timber and lots of cordwood for fuel. Nicely watered, no less than four brooks on the property. House of 4 rooms, frost-proof cellar, woodshed attached. Barn 26 x 36 also granary all in very good condition. Well fenced with wire. Lots of sport, fishing and hunting in the vicinity. Orchard 365 trees and shrubs for spring planting, which go with the farm, beside there are 12 trees set out a year ago. To school, church, post office, cheese factory, store and blacksmith 1 mile. Railway station 6 miles. Situate at Havelock Kings Co., N. B. Terms: Cash preferred.

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**No. 2793. 40 Acres. Price \$600; £123**

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### **St. John River Valley Fruit Land.**

No building on this property; nicely situated 20 miles from St. John on the eastern side of the river and in the centre of the fruit belt, being only three-quarter mile from the river. An ideal location for an orchard, fruit and poultry farm and at fifteen dollars per acre. This is a fine proposition. Seven acres cultivated and cutting about ten tons of hay, balance in young growing timber. Nicely watered with springs. Mostly level and a nice loamy soil. Situate at Grey's Mills. Kings Co., N. B. Terms: \$450 cash, balance at 6 per cent.

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**No. 2795. 170 Acres. Price \$1,450; £298**

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A well located low priced farm. The owner, having another farm has named an exceedingly

low price on this one as it is on a line of railway and only 25 miles from St. John. 25 acres cultivated, 25 in spring and brook watered pasture, balance in woodland containing 40 to 50 thousand feet of timber, 200 cords of pulpwood, and 200 cords cordwood. Soil a clay loam, clay subsoil, in a fair state of cultivation. Small orchard. Well fenced with cedar and wire. Taxes \$19.00. House of 7 rooms, stone cellar. Barns 26 x 36 and 26 x 48, also hoghouse, 2 henhouses and boiler house. To railway station  $\frac{1}{2}$  mile, school and church  $1\frac{1}{4}$  miles, post office in house, neighbors near, St. John 25 miles. Situated at Salt Springs, Kings County N. B. Terms: \$750.00 cash, balance at 6 per cent.

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**No. 2796.      100 Acres.      \$1,750; £360**

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### **Crop Included.**

Pleasantly situated being only  $1\frac{1}{4}$  miles from village, with 3 churches, stores, school, railway station, blacksmith, etc. Nice community with good neighbors, and a farm upon which good living may be had from the outset, with a good mixed crop included in the bargain. Sixty acres cultivated, 20 of which are intervale, 30 in spring and brook watered pasture, balance woodland containing 50,000 feet timber, 200 cords pulpwood 100 cords cordwood. Nicely watered by springs, brooks and creeks, water could be laid to house for about \$15.00. Taxes \$15.00 Pasture well fenced with rails. Orchard of 50 trees, 40 bearing, also raspberries and strawberries. Hay crop 25 tons. Plenty of game and fishing near. House of 5 rooms, stone cellar, woodshed attached. Shade trees. Barn 28 x 54 with basement, also hen and hoghouses all in good condition. Two schools 1 and  $1\frac{1}{4}$  miles. Steamboat wharf 8 miles. Situated at Belleisle, Kings Co., N. B. Terms: Cash preferred.

**No. 2797. 160 Acres. Price \$3,850; £791**

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**Dairy Farm, Machinery Included.**

This farm operated as a dairy farm for thirty years, in a splendid community and is a particularly nice lying smooth farm, and on the market because of an accident which incapacitated the owner for farming. A very desirable farm and remarkably good value. 120 acres cultivated, spring and brook watered pasture for 25 head. All fenced with wire. 30 acres woodland, contains 75,000 feet of timber, 200 cords pulp and cordwood. Soil red clay loam, cutting 40 tons of hay. Orchard of 100 trees  $\frac{1}{2}$  of which are bearing, also cherries and plums. Taxes \$18.00. Fairly level with southern slope. Comfortable painted 9 room house, stone cellar, woodshed attached, good repair. Barns: 45 x 52 and 42 x 55 double boarded, equipped track pitcher, also feed house with root cellar 25 x 26, hog and ice houses and shed all in fairly good condition. Machinery: Mower, raker, hay-rack, sulky and 3 hand plows, 2 cultivators, 3 harrows, roller, manure spreader, self binder, thresher, pulper, churn, wood-sawer, feed cutter, fanner, boiler, cream separator, grain crusher, power grindstone, corn-weeder, window and door screens for whole house, 3 wagons, carriage, cart, 2 sleighs, 2 sleds, 4 stoves, and small tools. To railway station, town of Sussex 6 miles. School and neighbors near, cheese factory  $\frac{1}{2}$  mile, church, saw and grist mills, store, store and blacksmith 2 miles, mail delivered. Situated at Studholm, Kings County, N. B.

Terms: \$1,7000 cash, balance \$100 yearly at 6 per cent, interest.

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**No. 2798. 100 Acres. Price \$1,950; £401**

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**Machinery Included.**

Very desirable situation only 5 miles from the town of Sussex, having cheese factory, grist-mill,

telephone and other conveniences reasonably near. This farm on the market because of the owner's death, and offered at a very low price to close the estate. Seventy-five acres cultivated, 10 acres of spring watered pasture, balance in woodland, 700,000 ft. timber, 100 cords pulp and 100 cords cordwood. Soil red clay loam in a fair state of cultivation, mostly level with south-westerly slope. Nicely watered by well and springs. Orchard of 35 trees, 20 bearing. Taxes \$15.00. All fenced with wire and rails. Comfortable, painted house 7 rooms, stone cellar, large woodshed attached. Barns: 40 x 44 and 14 x 22, also granary and hen-house. Machinery: Farm wagon, horse rake, plow, harrow, churn, 2 stoves, and other useful articles included. To railway station, Sussex 5 miles, school 1 mile, mail delivery, cheese factory, store, church, saw and grist mills, and blacksmith 1½ miles. Situated Studholm, Kings Co., N. B. Terms: \$1,000 cash, balance \$100. per year at 6 per cent.

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**No. 2799. 454 Acres. Price \$1,900; £391**

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At a trifle over four dollars per acre there is not much ground for fault finding with the price. A real farmer could do well upon this property. 80 acres cultivated, 20 in spring watered pasture, balance in woodland, containing enough spruce timber for home use and a large quantity of young timber, pulp and cordwood. Orchard of 85 trees mostly bearing and of good varieties, also plums, pears and cherries. House of 6 rooms, stone cellar in good condition, 2 barns each 30 x 40 in fair repair, also woodhouse, hog and hen houses. To railway station, school, post office, church and express office 2 miles, St. John about 50 miles.

Situated at Cardwell, Kings County, N. B.  
Terms: \$1,300 cash, balance at 6 per cent.

# Queens County Farms

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No. 2800. 155 Acres. Price \$1,800; £373

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## St. John Valley Fruit Farm.

There are 55 acres in the home farm all under cultivation, and 100 acres in woodland, situate about one-quarter mile from the home farm, estimated to contain 100 cords of pulp wood and 500 cords of cord wood. The splendid orchard on this property could not be purchased outside of New Brunswick for the above figure. The orchard contains about 510 apple trees, about 250 bearing, and 250 young trees, all fine stock. In addition to apple trees there are about 30 pears, plums, and cherries, and about one acre of cultivated raspberries and strawberries. Splendidly adapted to fruit, both large and small, and the orchard may be profitable extended. House of five rooms, stone foundation, also hothouse, henhouse and woodhouse. Fairly well fenced with wire and cedar. To school one mile, post office and neighbors near, church and steamboat wharf three miles. Valley railway will come near the property. The farm fronts on a large creek, known as Duck Creek, and navigable to Gagetown, as the creek flows into the St. John. Situated at Gagetown, Queen's County. Terms: \$500 cash, balance at 6 per cent.

Buildings rather poor, but new sashes and other material on premises to renovate the house.

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No. 2801. 77 Acres. Price \$550; £115

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## Easy Terms.

A nicely situated little farm at a very low price, located in a nice community surrounded by first-class neighbors and a farm that will yield good crops. Fifteen acres cultivated, 18 in pasture.

balance in woodland, containing 40,000 feet of timber for fuel. Fairly well fenced with wire. Taxes \$5. House 7 rooms, stone cellar. Barn 24 x 34, also 3 other outbuildings. Good fishing and plenty of game near. To C. P. Railway station 6 miles, steamboat wharf 7 miles, school  $\frac{1}{4}$  mile, church, post office and neighbors  $\frac{1}{2}$  mile, blacksmith 2 miles. Situate at Olinville, Queens Co., N. B. Terms: \$200 cash, balance \$100 per year at 6 per cent. interest.

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**No. 2803. 100 Acres. Price \$700; £144**

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### **Grand Lake Farm, Easy Terms.**

A desirable farm having fertile clay loam soil, level and quite free from stones, a property that would be easy to work, public highway runs full length of farm, making farm a corner property, a farm we can recommend to yield a good living. Buildings would cost more than the amount of the purchase money to produce. Good hunting and fishing near. Taxes \$5. 30 acres cultivated, 10 in spring watered pasture, balance in woodland, an abundance of fencing and fuel. Orchard of 25 bearing trees. Neat house of 5 rooms comparatively new, frost proof cellar. Barn 20 x 24, also hog-house. To school  $\frac{1}{4}$  mile, neighbors near, church  $1\frac{1}{4}$  miles, store and steamboat wharf 3 miles, railway station  $8\frac{1}{2}$  miles, daily train service to St. John and Fredericton Cities. Beautiful Grand Lake in sight of farm. Situated at Waterborough, Queens County, N. B. Terms: \$200 cash, or \$50 discount for all cash.

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**No. 2804. 100 Acres. Price \$1,400; £288**

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### **Stock and Machinery Included.**

The large amount of personal property included with this farm makes it a very attractive proposition. The snug buildings could not be repro-





duced under a thousand dollars. 20 acres cultivated, lots of good pasture, fuel and fencing. Nicely watered by spring, well and large brook. About a dozen trout lakes within easy reach and game both large and small; a great opportunity for good sport. Comfortable 7 roomed house, stone cellar; barn 26 x 36 all shingled, hen-house and wood-shed all in good repair. Included nice mare 8 years old, 2 cows, 2 nice heifers, pig and poultry, farm wagon, carriage, buggy, roller, harrow, plow, cultivator, 2 sets harness, sled and small tools. To main line C. P. Railway station 3½ miles, school ¼ mile, mail delivered, doctor ½ mile, telephone next farm, store and church 2 miles, St. John 27 miles. Situated at Welsford, Queens County, N. B. Terms: \$950 cash, balance at 6 per cent.

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**No. 2805. 100 Acres. Price \$1,650; \$339**

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### **Washademoak Valley Farm.**

A favorable situation on the lower section of the Washademoak near the St. John River, a choice farming center. The owner engaged in business pursuits and is sacrificing for personal reasons. The hay crop of 40 tons makes this a paying property. 50 acres cultivated, 20 of which

is intervale, balance in woodland, containing 40,000 feet of timber, 100 cords pulpwood and lots of cordwood for fuel. Nicely watered by springs and well. Fine orchard of 100 bearing trees, also cherries, plums and pears. An abundance of game and good fishing near. Taxes \$10. Comfortable house of 8 rooms, stone cellar. Barns 30 x 50 and 26 x 36, latter all shingled, also barn on intervale 26 x 36. Beautiful shade trees near house. To steamboat wharf 2 miles, store, church, blacksmith, post office, saw and grist mills 4 mile. Station of Valley Railway will be 5 to 6 miles distant. Situated at Wickham, Queens Co., N. B. Terms: Cash preferred, but part mortgage can be arranged.



No. 2806. 415 Acres. Price \$1,325; £273

### Stock or Sheep Ranch.

At less than three dollars and a quarter per acre surely the value here offered is great. The deed only calls for 415 acres, yet we feel quite sure there is 450. At least 100 acres is intervale; upwards of 150 acres in clearing, now in a rather poor state of cultivation, cutting about 40 tons of hay. Nicely watered by well, spring and brooks. Great sporting opportunities, 12 trout lakes near and plenty of game, large and small. Consider-

able timber, 200 cords cordwood and a large quantity of valuable young growing timber. Small bearing orchard. House of 7 rooms needing some repairs. Barns 26 x 36, 16 x 24 and 14 x 26. Community not well settled, neighbors 1 mile. To main line C. P. Railway station  $5\frac{1}{2}$  miles, steamboat wharf, St. John River 10 miles, school church and doctor 2 miles, store 4 miles, St. John 30 miles. Situated at Speight Settlement, Queens County, N. B. Terms: \$1,000 cash, balance \$100 yearly at 6 per cent. interest. Five per cent. discount for all cash

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**No. 2807. 100 Acres. Price \$1,000; £206**

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Distance to railway and steamboat is the only drawback to this property. A farm of this quality cannot be had for so little money where transportation facilities are more convenient. Not a long narrow farm; 80 rods wide by 200 rods long, 50 acres cultivated, 10 of which is intervale, 35 acres spring brook watered pasture, balance in woodland, enough timber for home use, 100 cords pulp and 100 cords cordwood; Nicely watered. All fenced with wire and rails. Small orchard. Hay crop 20 tons, farm now sustaining 10 cows and horse team. Good sport, both hunting and fishing near. Comfortable house of 6 large rooms, stone cellar. Two barns each 26 x 36, also dairy and well house, all in good repair. To C. P. R. station 15 miles, steamboat wharf 12 miles, neighbors  $\frac{1}{4}$  mile, school, church and post office  $1\frac{1}{4}$  miles, blacksmith 4 miles, grist and saw mills 6 miles, St. John 40 miles. Situated at Clones, Queens County, N. B. Terms: \$500 cash, balance \$100 per year at 6 per cent.

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**No. 2808. 100 Acres. Price \$1,450; £298**

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**Grand Lake Farm.**

Forty acres cultivated, 10 in pasture, balance woodland, containing a quantity of pulp and 100

cords of cord wood. In fairly good state of cultivation, and cutting 20 tons of hay. Good local market at Chipman, a good small town, and a divisional point of the G. T. P. Railway, also Central Railway, and terminus of the Grand Lake S. S. Co. line. Steady employment at good wages to be had if desired. House of 6 rooms, stone foundation, woodshed attached. Barn 30 x 40, also henhouse 12 x 14. Buildings fairly good. Annual taxes \$12.00. To school and church one mile, post office and neighbors near. Railway and steamship three and one-half miles. Situated at Chipman, Queens Co., N. B. Terms: Cash preferred.

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**No. 2809. 150 Acres. Price \$2,750; £565**

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### **Grand Lake Water Front Farm.**

Beautiful water frontage of 46 rods on Grand Lake, a magnificent body of water affording splendid boating, fishing, bathing and skating. The owner of this property engaged in other business and has not given proper attention to farm, therefore property only in a fair state of cultivation. 30 acres cultivated, 20 in spring watered pasture, balance in woodland containing 50,000 feet of timber, 100 cords of pulp and 100 cords cordwood. Fairly well fenced with cedar. Taxes \$14. Orchard of 25 cherry trees. Well watered by springs and well.

Nice comfortable painted house of 9 rooms; woodshed attached; veranda. Barns 30 x 60 and 26 x 36. besides other outbuildings, all in good repair. To C. P. Railway station eight miles, post office quarter mile, steamboat wharf one and a quarter miles, neighbors next farms, school quarter mile, blacksmith three and a half miles, saw mill three miles, grist mill eight miles, town of Chipman 20 miles.

Situated at Waterborough, Queens Co., N. B.  
Terms: \$1,750 cash, balance at 6 per cent.



No. 2810. 100 Acres. \$1,600; £329

### Grand Lake Water Front Farm.

A goodly farm and well equipped with all needed buildings and having a splendid water front privilege. A level farm with good loamy soil on a clay subsoil, free from rocks or stones. Buildings could not be reproduced under \$2,000. 60 acres cultivated, 20 acres in well watered pasture, balance in woodland containing lots of timber for home use and a good quantity of pulp and cordwood.

Nice comfortable house, stone cellar, 9 rooms. Barns 26 x 57 and 28 x 38, woodhouse 16 x 30, carriage house 14 x 16. Nice bearing orchard.

Neighbors near, C.P. Railway station half mile, steamboat wharf three miles, school, post office and church one mile.

This farm is most conveniently situated; daily train service to St. John and Fredericton; also a good steamboat service to St. John, and only 20 miles to town of Chipman.

Situated at Cumberland Bay, Queens Co., N.B.  
Terms: \$700 cash, balance at 6 per cent. int.



No. 2811. 15 Acres. Price \$1,250; £257

### Grand Lake Water Front Farm.

A beautiful situation, having a splendid water front of 60 rods. Fine community, surrounded by good neighbors. Nice loamy soil, rich and productive and in a fairly good state of cultivation. Small acreage, but large enough for an up-to-date farmer to make a good living upon. 9 acres cultivated and cutting enough hay for 2 cows and 1 horse. Nicely watered. Orchard of 30 bearing trees. Sporting opportunity good. Taxes \$11.

Comfortable paintee house of 7 rooms, stone cellar. Barn 28 x 38, also hen and hog houses, all in good repair, and could not be duplicated for purchase money.

To C. P. Railway station 7 miles, steamboat wharf one and a half miles, school half mile, store, church and post office quarter mile, neighbors next farms.

Situated at Waterboro, Queens Co., N. B.

Terms: \$650 cash, balance \$100 per year, at 6 per cent.

No. 2812. 127 Acres. Price \$1,450; £298

### Stock and Machinery Included.

A good farm that formerly cut enough hay for twenty head of cattle and a team, now only in a

fair state of cultivation, but still a fine farm. 50 acres cultivated, 15 of which are in brook intervale, two brooks run through the farm. Annual taxes \$5. Soil, a clay loam on a clay subsoil. Comfortable house of 7 rooms, good cellar. Two good barns each 26 x 36, one of which is double boarded. Manure shed between barns, also hog-house; buildings all good. Stock: Mare, 4 cows 4 calves, pig and 30 hens. Machinery: Mower, raker, hayrack, plow, harrow, and a lot of small tools. To school one and a half miles, post office and church one and a quarter miles, neighbors near, railway station 12 miles, steamboat wharf 7 miles, St. John 35 miles. Situated at Jerusalem, Queen's County, N. B. Terms: \$900 cash, balance at 6 per cent.



No. 2813. 200 Acres. \$900; £185

A farm that should suit one desiring a small farm, as there is a small acreage in clearing. Particularly well located. Transportation by the river and rails both within three miles. 13 acres cultivated, 3 of which are in intervale, 10 in brook watered pasture, balance in woodland, containing 20,000 feet timber, 100 cords of pulp and 500 cords of cordwood. Soil a red clay loam and always produces good crops. Well fenced with wire.

Taxes \$4. Good fishing and hunting in the vicinity. Neat, comfortable, painted house of 4 rooms, concrete cellar. New barn 26 x 28 with basement also ice house, hen house, and hog house, all in good repair. Small orchard of 8 bearing trees.

To railway station and school half mile; post office R. F. D., store, church and blacksmith 2 miles, steamboat wharf 3 miles, St. John 40 miles.

Situated at Johnstone, Queens Co., N. B.

Terms: \$600 cash, balance at 6 per cent. int.

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**No. 2814.      150 Acres.      \$2,300; £473**

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### **St. John River Valley Water Front Farm.**

Nicely situated at Gagetown. The farm fronts on Duck Creek, a stream navigable by motor boat from Gagetown. Splendidly adapted to fruit. Contains an orchard of 95 trees, also cultivated raspberries. 30 acres cultivated, 20 in lake pasture. Soil a light clay loam.

House of six rooms in good condition, painted, and having frost-proof cellar. Barn 26 x 36, also hog house. Well fenced with wire. Taxes \$15.

To school one mile, neighbors and post office near, Catholic church third of a mile, Protestant church three miles, railway station 2 miles.

Situated at Gagetown, Queens Co., N. B.

Terms: \$1,500 down, balance at 6 per cent.

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**No. 2815.      200 Acres.      \$1,550; £318**

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### **Jemseg Valley Farm.**

#### **Crop, Stock and Machinery Included.**

Splendid situation, one mile from the Jemseg River, and having a fine view of the river. The owner, having another farm, cannot work this one and has named a very low price for so fine a farm. Splendidly adapted to fruit. Nice small orchard of 28 apple trees, besides plums and an



abundance of English cherries. Nicely watered by springs and well.

House of nine rooms with frost-proof cellar. Barns 28x38 and 24x35, also woodshed and hog-house 22x32, all in fair condition. To school, steamboat wharf, post office, church and store one mile, to St. John 40 miles.

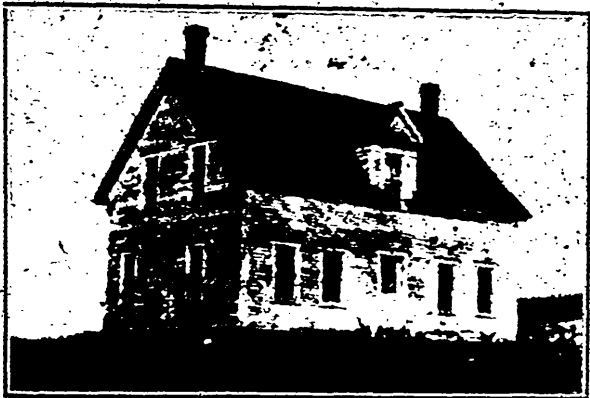
Crop, 10 tons of hay, 2 acres oats, 2 acres of buckwheat, and one and a half acres potatoes.

Stock: Pair horses, colt, 2 cows, 2 hogs, pig, poultry.

Machinery: 2 farm wagons, carriage, sleigh, 2 sets harness, 2 sleds, mower, raker, plow, cultivator, 2 harrows, feed cutter, cream separators, 2 boats, and small tools—a good assortment and a big snap.

Situated at Jemseg, Queens Co., N. B.

Terms: Cash preferred.



No. 2816 120 Acres. Price \$1,850;  $\angle$ 380

### River Front Farm.

Stock and Machinery Included.

Splendid situation in the St. John River Valley, directly opposite Gagetown and only four miles from the Valley Railway. A rich farming centre.

surrounded on all sides by prosperous farms, a beautiful country as far as the eye can reach.

Ten acres cultivated, one and a half acres intervale, 8 in marsh, 15 in brook pasture, balance in woodland, 50,000 feet timber, 200 cords cordwood.

Soil, dark loam on a clay subsoil, in a fair state of cultivation. Small orchard of 35 apple trees and 2 pear trees. Well fenced with wire. Taxes \$8.

Comfortable house of 10 rooms, painted, stone foundation and frost-proof cellar. Barn 40 x 50 in fair repair, also storehouse, piggery and hen-house. Buildings insured for \$1,200 and could not be duplicated under \$2,000. To school, post office, church and steamboat landing one and a half miles, neighbors near. Wonderful value that could not be found outside of this province. The buildings alone are worth the money.

Stock, Pair horses (3 and 10 years), 4 cows, heifer, hog, 18 hens.

Machinery Farm wagon, buggy, sloop, 2 sleds, pump, mower, raker, horse hoe, plow, cultivator, harrow, pulper, 2 sets harness, and a variety of small tools.

Situated at Lower Jemseg, Queens Co., N.B.  
Terms: Cash.



THE NARROWS, QUEENS COUNTY.



No. 2817. 400 Acres. Price \$12,500; £2,662

### Grand Lake Valley Farm.

#### Implements Included.

A splendid farm property, most beautifully situated, having a frontage on Grand Lake of 2,640 feet. A charming country house and a most profitable farm. Two hundred acres cultivated, 75 acres in spring watered pasture, 125 acres in woodland. Fine orchard of 300 trees. Soil, a rich sandy and gravel loam, free from stone and level. Now cutting 100 tons of hay, can easily be made to cut 200 or 250. Beautiful large house of 20 rooms, commanding a delightful view of the magnificent Grand Lake, which at this point is four miles wide and at one point seven miles wide. Seven barns, two 30 x 50 and five 30 x 40. Also another good house of 10 rooms with barns and outbuildings. Buildings all in good repair and insured for \$4,000. Well fenced with wire and cedar. Taxes \$100. Machinery: Mower, raker, hayrack, horse hayforks, 3 plows, horse hoe, roller, manure spreader, broadcast seeder, orchard spray outfit, lawn mower, fanning mill, boiler, cream separator, farm wagon, sloven, 3 carriages, 3 sleighs, 2 sleds, 4 sets of harness, and a full line of small tools. School on farm, post office  $\frac{1}{4}$  mile, neighbors near, church  $\frac{1}{4}$  mile, steam-

boat landing near. Situated at White's Cove, Queens County. Terms: \$7,000 down, balance at 6 per cent.

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**No. 2818. 100 Acres. Price \$600; £121**

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**Caanan River Water Front Farm.**

A good farm on which a comfortable living can be made. Nice situation on a beautiful little river affording good fishing and boating. Good loamy soil, free from stone and always considered a good hay farm. 35 acres cultivated, 25 in spring watered pasture, balance in woodland containing lots of fencing and fuel. House of 4 or 5 rooms, also barn 30 x 40 both, in need of some repairs. To school  $\frac{1}{4}$  mile, steamboat wharf 3 miles, railway station  $3\frac{1}{2}$  miles, church 1 mile. Situated at Johnston, Queens County, N. B. Terms: \$300 cash, balance in yearly payments at 6 per cent.

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**No. 2819. 100 Acres. \$2,250; £462**

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This farm is located half way between St. John and Fredericton cities, on the main line of the C. P. R., and is said to contain a large quantity of heavy timber, for which we always have a ready market at good prices. Age has incapacitated the owner for work or the farm would not be for sale.

40 acres cultivated; spring watered pasture for 10 head; balance in woodland. In addition to the timber there are 100 cords of pulpwood and 100 cords cordwood. Whole farm well fenced with wire. Taxes \$10. Great hunting and fishing in the vicinity. Small orchard of 12 bearing trees.

Comfortable nearly new 6-roomed house, good cellar. Grove of shade trees near. Barn 28 x 38, track pitcher equipment; also hen house.

To railway station two and a half miles, school, Protestant church, store, post office, blacksmith and neighbors, all within half mile.

Situated at Petersville, Queens Co., N. B.  
Terms: Cash preferred.



No. 2820. 100 Acres. Price \$1,450; £298

### Machinery Included.

Nicely located and lying almost in a square block with a very wide frontage on the main road. A nice level farm with good loamy soil upon which any intelligent, industrious man can make a good living. 75 acres cultivated, 15 in spring pasture and the balance in woodland, containing enough timber for home use and lots of cord wood for fuel. Hay crop 20 tons. Well fenced with wire and cedar. Nicely watered by springs and well. Small orchard 15 apple trees, also high-bush cranberries. Comfortable house of 9 rooms, frost-proof cellar, 2 barns each 26 x 30, also well-house and hen-house, all in fairly good condition and insured for \$1,000.00. House alone would cost \$1,000.00 to build now. Machinery: Mower, rake, hay-rack, horse-hay forks, sulky plow, walking-plow, cultivator and two harrows, cream separator, horse-hoe and small tools. School 100 yards, main line of C. P. R. 1½ miles, post office, store and blacksmith ½ mile, church ¾ miles, St. John 32 miles; Fredericton 32 miles. Situated at Gaspereaux, Queens Co., N. B. Terms: \$900.00 cash, balance \$100.00 per year at 6 per cent. interest.

No. 2821. 76 $\frac{1}{2}$  Acres. Price \$2,500; £541

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### St. John Valley River Front Farm.

#### Stock and Machinery Included.

A one-man farm and large enough to keep him hustling. The owner wishes to purchase a larger place. Beautiful situation, having water front on the Otnabog river of 50 rods. Twenty acres cultivated, 10 of which are valuable self-sustaining intervals, 15 in spring pasture, balance in woodland containing young growing timber. The farm lies right in the line of the valley railway now under construction and will be within two miles of a station. Nice young orchard 19 trees, also small fruit including gooseberries, blackberries, raspberries and red currants. Taxes \$5. Fairly well fenced with woven wire. House of 4 rooms, painted and in good repair. Barns 20 x 30 and 12 x 32, also new hen and hog houses, all in good repair. Stock: Horse, 3 cows, heifer, pig and 12 hens. Machinery: Mower, raker, plow, churn, cultivator, 3 harrows, horse hoe, 1 drill seeder, pulper, cream separator and a variety of small tools. To school 1 mile, post office  $\frac{1}{2}$  mile, church 3 miles, store and neighbors near, steamboat wharf 2 $\frac{1}{2}$  miles, St. John 40 miles. Situated at Hampstead, Queens County, N. B.

Terms: \$1,300 cash, balance at 6 per cent.

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No. 2822. 260 Acres. Price \$4,350; £894

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### Grand Lake Water Front Farm.

#### Coal and Clay Area.

Charmingly situated and commanding a beautiful view of the magnificent Grand Lake. The lady that owns this property describes the lake as "the prettiest sheet of water God ever made." To see it is to appreciate its natural beauty. Age and infirmity are the reasons for the property

going on the market and at such a ridiculously low price. Eighty acres in clearing, balance in woodland containing a large quantity of pulp and cordwood. Nicely watered by wells, springs and lake. Fine well at house and another in barn. Fairly well fenced. A good quantity of coal and a superior quality of clay on the place in large quantities. Fine large comfortable house of 9 rooms, good cellar and stone wall. Balcony in front of house. House well finished throughout and in good repair. Barns 26 x 59 and 18 x 36, also henhouse and granary, all in fair repair. Farm is mostly level and has gentle slope to the lake. Small orchard, about 20 trees bearing. Splendid fishing and an abundance of game large and small. All the machinery will be included: Mower, raker, hayrack, 2 walking and 1 sulky plow, 2 cultivators, harrow, roller, churn, boiler, farm wagon, carriage, set double harness, set of bob-sleds, 1 long sled and all the small tools, 6 stoves, grain cradle and chains. To school one mile, post office three-quarter mile, neighbors near, steamboat wharf, store and church four miles, blacksmith three-quarter mile, railway station, Minto, 8 miles; good market at Minto. St. John sixty miles. Coal mines are at Minto. Situated at Canning, Queens Co., N. B. Terms: Cash preferred.

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**No. 2823. 400 Acres. Price \$1,100; £228**

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### **River Front Farm.**

#### **Machinery and Tools Included.**

This big farm offers a great opportunity for a family. A 75-acre blueberry plain on the farm in sight of house, and everything goes for less than \$3 an acre. Homesteading on the western prairies shows to very poor comparison when compared with this bargain. 75 acres cultivated, 15 acres in river intervale, spring fed pasture for 40 head of

cattle, 75 acres blueberries and balance in woodland. Good hunting and fishing on the premises, a sportsman's delight. A level, easily worked farm, quite free from stone. Well fenced with cedar and rails. Taxes \$12.

Large new house; half completed. Two barns 30x45 and 30x40, one in good repair, only needs roof shingled.

Machinery: horse rake, horse hay fork, 2 plows, cultivator, harrow, roller, churn, 2 boilers, farm wagon, carriage, sleigh, harness, bobsled, long sled and a variety of small tools.

To school one mile, post office and neighbors near, church three miles; railway station and steamboat wharf 12 miles, Fredericton 42 miles.

Situated at Castaway, Queens Co., N. B.

Terms: \$900 down, balance at 5 per cent.

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**No. 2824. 100 Acres. Price \$550; £115**

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### **St. John Valley Farm.**

This farm unoccupied, therefore buildings and farm are not in good condition. We have not seen this property, but know that there are some good farms adjacent to this. One is only a  $\frac{1}{4}$  mile distant. Has nice loamy soil. 25 acres cultivated, 10 of which are in brook intervale. The woodland contains a large quantity of cordwood. Fairly well fenced with rails. Lots of fishing and game near. Taxes \$5. Hay crop about 10 tons. House of 7 rooms, stone cellar. Barn 40x40, both in need of repairs. Watered by good wells. Small orchard, 30 to 40 bearing trees. To school, church and post office  $\frac{3}{4}$  mile, neighbors near, steamboat wharf 6 miles. Situated at Glenwood, Queens County, N. B. Terms: Cash preferred.

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**No. 2825. 100 Acres. Price \$425; £85**

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In the past this was a very fine farm, now somewhat run down and the buildings have suf-



ferred from neglect. 25 acres in clearing, balance in woodland, containing a quantity of pulp and cordwood. Nicely watered. Lots of game and good fishing near. Taxes \$5. House of 8 rooms in need of repairs, stone cellar, woodshed attached. No other buildings on property. To school, post office and church 1 mile, neighbors  $\frac{1}{2}$  mile, store  $1\frac{1}{2}$  miles, blacksmith 2 miles. Railway station and steamboat wharf 7 miles. Situated at Sheba, Queens County, N. B. Terms: \$250 cash, balance \$100 per year at 6 per cent.



No. 2826. 350 Acres. Price \$2,800; £576

### Washademoak Valley River Front Farm.

Charming situation with beautiful river front, affording fishing, boating, bathing, etc., also transportation by water. Good steamboat service for 7 months of the year, steamboat landing next farm. A nice level farm. Soil a rich brown loam, in a fairly good state of cultivation, cutting 30 tons of hay. At eight dollars per acre the value is quite apparent, and typical of New Brunswick values. 75 acres cultivated, 8 in intervale, 30 a spring and river watered pasture sufficient for 50 head of cattle. Small orchard of 25 trees with splendid opportunity for profitable extension. Taxes \$13. Pasture well fenced with cedar. An

abundance of game in the vicinity. Comfortable 8 roomed house, stone cellar. Barns 28 x 38 and 30 x 40, also blacksmith shop 14 x 20, hen-house and hog-house all in fairly good repair. To railway station 3 miles in winter, 4 in summer, steamboat and neighbors near, post office R. F. D., church  $\frac{1}{2}$  mile, school 2 miles, grist-mill 3 miles, doctor, saw-mill, etc., 4 miles. Situated at Johnstown, Queens County, N. B. Terms: \$1,800 cash, balance \$100 per year at 6 per cent. interest.

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**No. 2827. 8 Acres. Price \$850; £175**

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### St. John Valley Fruit Farm.

For one desiring to farm upon a small scale this is a very desirable property, located in a fine prosperous community and a beautiful country where the scenery is very fine. Four acres cultivated, and 4 in creek watered pasture. All fenced with wire. Taxes \$4. Orchard of 20 bearing trees. House of 7 rooms, stone cellar. Shade trees. Barn 24 x 24 in fairly good repair. To railway station (across river) 4 miles, steamboat wharf 100 rods, school, church, post office, store and neighbors near. St. John 40 miles. Situated at Jemseg, Queens County, N. B. Terms. \$500 cash, or \$50 off for all cash, interest at 6 per cent.



QUEENSTOWN, ST. JOHN RIVER.



No. 2828. 135 Acres. \$2,200; £369

### Grand Lake Valley Farm.

Fine situation, only  $\frac{1}{2}$  mile from steamboat wharf and surrounded by good farms and prosperous neighbors, and as the owner has cut the price hundreds of dollars below what he expected to receive we are sure the value offered is remarkable great. Forty acres cultivated, 10 in spring watered pasture, balance in woodland, containing 100 cords pulpwood and 100 cords cordwood. Soil a red clay loam, rich and productive. Fine orchard of 125 bearing trees, also plums, cherries, pears and cultivated strawberries. Taxes \$16. Well fenced with wire and rails. Painted house of 7 rooms, stone cellar, shade trees. Barn 30 x 40, also woodshed, hen and hog houses, all in good condition. To railway station 7 miles, steamboat wharf  $\frac{1}{2}$  mile, school, store and blacksmith near, (within  $\frac{1}{4}$  mile,) protestant church 3 miles, catholic church 4 miles, grist mill  $3\frac{1}{2}$  miles. Situated at Waterborough, Queens Co., N. B. Terms: \$1,000 cash, balance at 6 per cent.

No. 2829. - 101 Acres. Price \$1,100; £224

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### St. John Valley Fruit Farm.

Offering values such as this it is really no wonder people outside think there must be something wrong. Accustomed to wonderful values as we are, we sometimes find it hard to credit what we see and read. Our people do not appreciate their holdings is another reason for such values. The owner of this farm claims there is considerable more land than his deed calls for. This is a very frequent occurrence. 25 acres cultivated, all of which is intervale, 25 in spring watered pasture, 75 in woodland, containing a nice growth of spruce, fir, hemlock and all kinds of hardwood. Splendidly watered by springs, brook and wells. Well fenced with wire and rails. Orchard of 300 apple trees and 100 plum, cherry and pear trees, 100 trees bearing. An abundance of game and good fishing. Hay crop 15 tons. House of 9 rooms, frost-proof cellar in good repair. Barn 24 x 26, also hog-house, hen-house and sheep-house. To steamboat wharf 4 miles, Valley railway station will be same distance, school and blacksmith  $\frac{1}{8}$  mile, post office 1 mile, church, store and saw-mill 2 miles, cheese factory 5 miles. Situated at Hampstead, Queens County, N. B. Terms: Cash preferred.

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No. 2830. 250 Acres. Price \$700; £144

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The market value of the valuable material in the woodland on this property would be at least \$4,000, and it is only 3 miles from water transportation. Ten acres cultivated, 6 in brook watered pasture, balance woodland, 50,000 feet timber, 300 cords pulpwood and 500 cords cordwood. Nicely watered by brooks and springs. Taxes \$5. Many acres of good land formerly under cultivation now in bush. Game of all kinds; a veritable sportsman's paradise, a number of splendid

trout lakes near. House of 6 rooms in fair condition, the only building on the property. To post office  $\frac{1}{4}$  mile, school 3 miles, 3 churches, stores, etc.,  $5\frac{1}{2}$  miles, steamboat wharf 6 miles, railway station 8 miles. Situated at Petersville, Queens County, N. B. Terms: \$500 cash, balance at 6 per cent.

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**No. 2831. 100 Acres. Price \$225; £47**

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The owner living in St. John has not seen this property for 20 years. At that time 20 acres were cultivated, now all grown up and there should be considerable timber. A black muck swamp containing large quantity of fertilizer, also a mineral spring on the property. The land level and the makings of a good farm, and the growth will more than pay for clearing. Neighbors near, church, school and post office  $2\frac{1}{2}$  miles. Railway station 10 to 12 miles. Situated at Johnston, Queens County, N. B. Terms: Cash.

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### **New Brunswick as a Game Country.**

After seeing sixty-nine moose on one lake in New Brunswick, Mr. J. C. S. Bennett, official photographer to the C. P. R., has returned to Montreal convinced that the claims of that province to be the sportsman's paradise are justified.

Mr. Bennett was accompanied by Harry Allen, the well known guide, who is also president of the National Sportman's Association of New York, and with his assistance has secured a striking series of fishing and wild game pictures, which will no doubt find their way into many publications read by Canadian, American and European sportsmen.

WASHADEMOAK, Sept. 16th, 1915:—The game season opens with bright prospects for the hunters in this vicinity. The moose and deer have been so plentiful that they have been a nuisance to the farmers. One meets them in all places and at all times. One gentleman reported that he had seen seventeen along the road in driving from McDonald's Corner to The Range in one day. The black duck are plentiful. Every night there are hundreds in all the marshy coves along the upper Washademoak. Partridge are rather scarce. The excessive wet weather of the spring destroyed most of the young.

# Sunbury County Farms.



No. 2550. 100 Acres. Price \$3,850; £791

## Crop, Stock, Machinery and Tools Included.

A going paying farm offered at a great sacrifice because of the owner's failing health. Sixty acres cultivated, 20 of which is intervale, 40 in woodland, containing a good quantity of pulp and cordwood, and unlimited pasture. A large tract of government grazing land, watered by springs and brooks. Farm level and splendidly watered, fronting 65 rods on Oromocto River, also springs and brooks. Water in house. Well fenced with cedar and wire, a ton of wire stretched this year. Orchard of 30 trees. Crop last season: 40 tons hay, 575 bushels potatoes, 200 bushel oats, 400 bushel turnips, besides other crop. Great fishing and hunting. Taxes \$20. Crop included: 40 tons hay, 6 acres oats, 4 acres potatoes, 1 acre beets, 1 acre turnips. Stock: Horse team, 9 cows, 9 head cattle, 2 hogs, 4 pigs, hens and chickens. Machinery: Mower, raker, hay-rack, horse hay forks, 2 plows, cultivator, 2 harrows, horse hoe, roller, drill-seeder, reaper, pulper, churn, potato-digger, potato sprayer, fanning-mill,

3 farm wagons, express, carriage, sleigh, 4 sets harness, 2 sleds, turnip-sower, fertilizer distributor and a full line of small tools. Painted 9 roomed house, stone cellar. Barns 30 x 40 and 28 x 38, wagon house, woodshed, hog-house and other out-buildings. Buildings and equipment has an insurable value of \$3,000. To main line C. P. Railway station  $3\frac{1}{2}$  miles, school  $1\frac{1}{2}$  miles, neighbors near, mail delivered, store, blacksmith, etc., three and a half miles, church three miles, Fredericton 25 miles, St. John 50 miles.

Situated at Gladstone, Sunbury Co., N. B.

Terms: \$2,000 cash, balance at 6 per cent int.

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**No. 2851. 110 Acres. Price \$1,900; £309**

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This farm located on the line of the C. P. R. only eight miles from the City of Fredericton. Unrivalled educational and social advantages and last but not least one of the very best markets almost at the door of this farm. Land level and easily worked. Forty acres cultivated, 70 in woodland containing 200 cords pulp wood and 100 cords cordwood. Hay crop 20 tons. Taxes \$18.00 Very well fenced with cedar and wire. Well watered with springs. Nice house of 7 rooms, painted and in very good repair, stone foundation and good cellar. Two barns each 28 x 36, also wagon house, hoghouse, henhouse and manure shed. To school one and a half miles, post office and church one mile, steamship wharf two and a half miles, railway station three and a half miles. Situate at Lincoln, Sunbury County. Terms: \$1,100 cash, \$800 can remain at six per cent.

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**CO-OPERATION.**

This catalogue has cost us a lot of money, beside our time and thought in its preparation. By kindly showing it to your friends and neighbors you will co-operate with us in its circulation, and incidentally you may point out the open door of opportunity to some persons who are endeavoring to better their fortune.



No. 2852. 150 Acres. Price \$4,350; £894

### Stock and Implements Included.

A first-class dairy farm, conditions all most favorable for this profitable branch of farming. One hundred acres under cultivation, 40 of which is in valuable intervalle; average hay crop 60 tons; 15 acres in spring and brook pasture, 35 in woodland. Fine comfortable 8 room house, painted and in good condition, frost-proof cellar. Barns, two 30 x 40 each, one 28 x 36, which is shingled all over, also carriage house, woodhouse and hoghouse all in good repair. Insured for \$1,000. Stock: Pair horses, 8 cows, 7 heifers, bull, 8 young cattle, 3 hogs and 25 hens. Machinery: Mower, raker, horse hayforks, sulky plow, 2 hand plows, cultivator, 3 harrows, one-third interest in horse hoe, one third interest in disc harrow, feed cutter, cream separator, pulper, churn, sloven, farm wagon, carriage, sleigh, express wagon, 2 sets harness, sled and a full line of small tools. To school one and an eighth miles, post office and railway two miles, neighbors next farm, church three miles. Situated at Blissville, Sunbury Co., only forty-one miles from St. John on the C. P. R. A very desirable farm and at a big bargain. Terms: \$2,700 cash, balance at 6 per cent.



No. 2853. 300 Acres. Price \$5,400; £1111

**Blissville Valley Stock or Dairy Farm.**

**Crop, Stock, Machinery and Tools Included.**

Anywhere west of New Brunswick, this farm would sell for \$10,000. The location is most desirable, first-class train service and fine community only 1 1/2 miles from large village, important junction point on C. P. R. Superior school, hotel, etc., and a good local market. 150 acres cultivated in level fields, 100 acres of which are intervale, 50 acres in stream pasture, 75 acres in upland, 25 in woodland, containing pulp and cordwood. Soil, brown loam. Crop last season: 100 tons hay, 200 bushels oats, 100 bushels buckwheat, 20 bush. apples, 1,200 bushels potatoes, 300 bushels turnips. Well fenced with wire. Taxes \$30.00. Small orchard of 16 trees, 4 of which are bearing. Crop included: 100 tons hay, 8 acres of oats, 4 acres buckwheat, 4 acres of potatoes, 1 1/2 acres turnips. Stock: 2 horses, 11 cows, 7 heifers; 2 bulls, 6 steers, 3 calves, 4 pigs, 1 hog, 50 hens and 32 chickens. Machinery: Mower, raker, hay-rack, 2 horse hay forks, 4 plows, cultivator, 2 harrows, horse-hoe, pulper, 2 churns, 2 cream separators, express wagon, farm wagon, carriage, 4 sets of harness, set bob-sleds, long sled and full assortment of small tools, also some hay and a quantity of stove wood. Almost new house of 9 rooms (built in 1910), painted, woodshed attached, stone cellar. Barns 40 x 60, 30 x 50 and 30 x 40. Two barns equipped with track-pitcher, also hen-house 12 x 15. C. P. R. station, post-office, store and telephone half mile, village, superior school, etc., 1 1/2 miles, Fredericton City 23 miles, St. John 43 miles. Situated at Central Blissville, Sunbury County, N. B. Terms: \$3,500 cash, balance at 6 per cent. interest.

**Blissville Valley Farm.**

**Crop, Stock, Machinery and Stoves Included.**

A going concern. A paying farm that offers a good investment. A choice situation only two miles from Fredericton Junction and fronting on the south branch of the Oromocto River. A splendid sport country. This farm in Ontario or elsewhere could not be purchased under \$10,000. 100 acres cultivated, all in level fields, 50 of which are intervals or bottom land, 25 acres in stream pasture, balance in woodland containing good quantity of timber, 150 cords of pulp and 300 cords cordwood, all of which there is a ready market for at good prices. Soil a brown loam. Crop last season: 60 tons hay, 200 bushels oats, 150 bushels buckwheat, 700 bushels potatoes and 350 bushels turnips. Small orchard of 8 apple trees, also currants and strawberries. Taxes \$30. Well fenced with wire and cedar. To C. P. Railway station (main line) quarter mile, to Superior Grammar school, etc., 2 miles, store, post office, telephone quarter mile, church 2 miles, neighbors near, sawmill  $1\frac{1}{2}$  miles, grist-mill 4 miles. Comfortable 12 roomed house, painted, frost-proof cellar, 3 barns each 30 x 40, also large woodshed, hog-house and workshop, all in good condition. Crop: 10 acres buckwheat, 8 acres oats, 3 acres potatoes, 1 acre turnips and 60 tons of hay. Stock: 2 horses, 7 cows, colt (worth \$200), 2 heifers, bull, ox, 4 steers, 4 calves, 3 pigs, hog, 22 hens and 20 chickens. Machinery: Mower, raker, roller, drill-seeder, pulper, 3 churns, feed-cutter, 3 boilers, stoves in house, cream separator, 2 farm wagons, carriage, cart, sleigh, pung, 4 sets harness, 2 sleds, 2 cream tanks, also some potatoes, hay, straw and stove-wood. Shade trees. Situate at Blissville, Sunbury County, N. B. Terms: \$3,500 cash, balance at 6 per cent. interest.



**No. 2855. 150 Acres. Price \$1,750; £360**

### **River Front Farm.**

Desirably situated, being only 10 miles from the city of Fredericton and having a beautiful river frontage. The vicinity of this farm is a first-class game centre. 30 acres cultivated, 15 of which is intervale, 15 in spring watered pasture, balance in woodland, containing 75,000 feet timber, 100 cords of pulpwood, and lots of cordwood for fuel. Cleared land well fenced with wire and rails.

Taxes \$10. Hay crop 30 tons.

Substantial house, 8 rooms; stone cellar; shade trees. Barn 32 x 42, with lean-to 14 x 32. Carriage house 18 x 20.

To C. P. Railway station three miles, school and post office quarter mile, mail delivered, store, church, blacksmith and neighbors near, and grist mill 7 miles.

Situated at Lincoln, Sunbury Co., N. B.

Terms: Cash preferred.

**No. 2856. 75 Acres. Price \$950; £195**

### **Blissville Valley Farm.**

A nicely situated, small farm at a very low price. 34 acres cultivated, 10 of which is intervale, 10 in brook pasture, balance in woodland.

containing young timber and fencing and cordwood for fuel. Taxes \$6. Land is level and smooth. Soil a brown loam. All fenced with wire and rails. Plenty of game and good fishing near. Hay crop 15 tons.

□ House of 5 rooms, woodshed attached. Barns 27 x 36, also henhouse.

To C. P. Railway station, store and post office half mile, school one and a quarter miles, church one and a half miles, St. John 44 miles, Fredericton 22 miles.

Situated at Blissville, Sunbury Co., N. B.

Terms: Cash preferred.



**No. 2857.      200 Acres.      \$3,300; £678**

### **Blissville Valley Farm.**

Very choice situation, close to station on the main line of the C. P. R. and only two miles from junction point with high school, stores, churches, doctor, etc. The cultivated part of farm is level and free from stone. 65 acres cultivated, 30 of which is valuable river intervale, 100 acres in brook-watered pasture, balance in woodland, containing 75 cords of pulpwood and cordwood for house use. Nicely watered by brook, well and river. Fairly well fenced with wire and rails.

Hay crop 35 to 40 tons, which may easily be increased. Potatoe crop for 1914, 1080 bushels. Lots of game and fishing near. Taxes \$15.

House of 10 rooms, large and comfortable.

Barns 32 x 100 and 30 x 40, manure shed attached 11 x 32; hog house 21 x 26, hen houses 15 x 20 and 11 x 36; buildings all in good condition, except house, which needs some repairs. Buildings insured for \$2,000.

To railway station, store and post office, eighth of a mile.

Situated at Blissville, Sunbury Co., N. B.

Terms: \$700 cash, balance \$500 per year at 6 per cent.

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**No. 2858. 1120 Acres. Price \$2240; £460**

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### **Farm Subdivision Tract.**

The deed of this property describes it as 1,000 acres, but the owner is sure it contains the above acreage. The main line of the C. P. R. goes through the property, and it is only sixteen miles from the city of Fredericton. Splendidly adapted to subdividing into a large number of small farms. Fredericton is one of the best markets in Eastern Canada, and in view of the city's sure growth and prosperity this is a valuable block of land and offers a first-class investment, and at \$2.00 per acre it is a snap. Would also make an ideal cattle ranch as it contains a large amount of river intervale, and before the cattle from the adjacent farms used it as a grazing ground it cut 15 to 20 tons of hay. Nicely watered by the Yoho river which runs through it. Said to contain a large quantity of pulp and cord wood. Situated near Rooth Station on the C. P. R. in Sunbury and York counties. Terms: Cash preferred.

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No. 2859: 380 Acres. Price \$2,850; £585

### Crop, Stock, Machinery and Tools Included.

At \$7.50 per acre, with the above included, stamps this a first-class bargain, and this is why people from all parts of the British Empire are turning their eyes to New Brunswick. No such values are to be found elsewhere. This farm is situated only 12 miles from Fredericton. The property really consist of two farms combined. A great hunting ground, game of all kinds abounds in the vicinity.

Sixty acres cultivated, 4 of which intervale, plenty of pasture, 200 acres woodland, containing ample timber for home use, 500 cords pulpwood, 700 cords cordwood and 100 timber knees, for all of which there is good market. Nicely watered by large stream. Fairly well fenced with cedar. Patch of cultivated strawberries and raspberries. Taxes \$10.00

House of 8 rooms, good cellar, also small house of 3 rooms. Barns 26 x 50 and 25 x 36, with lean-to 16 x 25, wagon shed 18 x 20, and hoghouse 12 x 14.

Stock: 2 horses, 3 cows, 2 heifers, 3 calves,  
Machinery: 2 wagons, carraige, sleigh, 2 sleds,  
3 sets harness, mower, raker, plow, cultivator, 3 harrows, horse hoe, roller, pulper, churn, and all tools.

All crop excepting potatoes.

To railway station 5 miles, school, store and blacksmith 2 miles, mail delivered, church and neighbor 40 rods, saw-mill 4 miles.

Situated at Lincoln, Sunbury Co., N. B.

Terms: Cash preferred, mortgage for part can be arranged.

# Albert County Farms.

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No. 2875. 142 Acres. Price \$8,500; £1746

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## Village Farm, Crop Included.

Splendid situation in a large village, 3 churches, high school, etc. This farm is located in the centre of the village, a most desirable place in which to establish a home. All the valuable crop included with the farm.

75 acres cultivated, 20 of which are intervale and 25 acres in dyked marsh, assuring a very large hay crop annually, 20 in spring and brook watered pasture, balance in woodland, containing 100 cords pulp and 100 cords cordwood. Nicely watered by springs, brooks and well; water in house; all fenced with wire. Taxes \$60.

Small orchard. Plenty of game and excellent fishing near. Soil, black loam, in good cultivation. Crop last season, 100 tons hay, 500 bush. oats; 50 bush. buckwheat, 30 bush. apples, 300 bush. potatoes, 500 bush. turnips and other roots.

Fine, comfortable, large, painted house of 12 rooms, concrete cellar, furnace heat, woodshed attached, veranda; 2 good barns 40 x 100 and 22 x 35, doubled boarded and whitewashed; track pitcher; also hen and hog houses.

Railway station and steamboat wharf quarter mile, all other necessities within quarter mile.

Situated at Albert, Albert Co., N. B.

Terms: \$5,000 cash, balance at 5 per cent.

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No. 2876. 11 Acres. Price \$3300; £679

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## Village Truck Farm.

Choice situation in the centre of a large village or small town, with a home market for all produce. A splendid home-like place, having nice buildings, house almost new built in 1908. Soil, black loam

746  
in good cultivation; cuts 15 tons hay; 10 acres cultivated, 3 of which are intervale, 9 acres in smooth level fields, 1 acre woodland, containing 5,000 feet timber. All fenced with wire. Farm lies in square block, and rear line is Shepody River. Taxes \$20. Nicely watered by three springs. Abundance of game and good fishing near by.

Nice, comfortable, painted house of 9 rooms, concrete cellar, veranda. Two good barns 40 x 50 and 16 x 24, latter all shingled; also hen house and root cellar.

To school half mile, the other necessary conveniences within quarter mile.

Situated at Albert, Albert Co., N. B.

Terms: \$2,200 cash, balance at 6 per cent.

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**No. 2877. 300 Acres. Price \$6,500; £1336**

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### **Albert County Dyked Farm.**

A beautifully situated and well laid out farm, having a very wide frontage on the Petitcodiac River. Dyked marsh is valued at \$100 per acre, is self-sustaining and cuts a good quantity of hay. 125 acres cultivated, 20 of which is dyked marsh, 125 spring and brook watered pasture, balance in woodland. 72 acres in merchantable timber, pulp and cordwood. Soil red loam in a good state of cultivation and cutting 100 tons of hay. Nicely watered by three boiling springs and brook. Well fenced with wire. Taxes \$25. Comfortable 11 room house, stone cellar, woodshed attached. Barns: 40 x 50 and 25 x 50, large barn all shingled, also henhouse, hoghouse and carriagehouse. To school quarter mile, railway stations at 1 and 4 miles, post office half mile, also rural free delivery, store, church and 'phone 1 mile, grist and saw mill 4 miles, Petitcodiac (large village) 4 miles, City of Moncton 10 miles. Situated at Coverdale, Albert Co., N. B. Terms: Half cash, balance at 6 per cent.



**No. 2878. 85 Acres. \$3,300; £679**

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The fine buildings on this property would cost all the purchase money to reproduce. Fine large house, practically new, heated by furnace and equipped with telephone and costed \$2,200 to construct.

Nice young orchard of 100 trees beginning to bear. Nice loamy soil in a fair state of cultivation. Hay crop 25 tons. Taxes \$15.00. Well fenced with wire. Watered by two good wells and spring.

Forty acres cultivated, 15 in spring watered pasture, balance in woodland containing enough timber for home use and a quantity of pulp and cordwood. Comfortable house of 12 rooms, large frost proof cellar. New barn 36 x 48, also hen and hog houses and woodshed.

To school  $\frac{1}{4}$  mile, railway station  $3\frac{1}{2}$  miles, to store and market 4 miles, church 1 mile.

Situated at Shenstone, Albert Co., N. B. Well located in good farming district.

Terms: \$2,000 cash, balance at 6 per cent.

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**No. 2879. 88 Acres. Price \$350; £72**

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A good medium sized farm at a great snap. No house, but as the property is well timbered, a man with some mechanical ability could readily solve the house problem. A fairly good barn on the property, 30 x 40.

Twenty acres under cultivation, balance in woodland, timber, pulp and cordwood.

To school  $\frac{1}{2}$  mile, railway station, store and church 1 mile, to good market 15 miles.

Situated at Turtle Creek, Albert Co., N. B.  
Terms: Cash.

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**No. 2880. 275 Acres. Price \$950; £195**

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At less than \$3.50 per acre, it surely will not require an eloquent argument to convince any in-

telligent mind that this a real bargain, only to be found in New Brunswick. Twelve acres under cultivation, 6 of which are intervale. Hay crop 13 tons.

Our land is easily cleared and as there is a market for about everything that grows, the land usually more than pays for the clearing.

Four acres spring-watered pasture, 259 in woodland timber, pulp and cordwood; growth is mixed hard and soft. Taxes \$13.00. Fenced with wire.

House of 7 rooms; 2 barns 26 x 36 and 24 x 30; also woodhouse, hen and hog houses, in good condition.

To railway station, school, store and church 2 miles, market 15 miles.

Situated at Turtle Creek, Albert Co., N. B.

Terms: Cash preferred.

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No. 2881.	280 Acres.	\$2,200; £542
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### An Investment Paying Fifty Per Cent.

Here is another splendid proposition that offers remarkable value unheard of outside of our province. It figures out less than eight dollars per acre, and the average hay crop value is about \$1,100, or fully fifty per cent on the investment. Following is the average yearly crop: hay 55 tons, potatoes 200 bushels, grain, oats, buckwheat 600 bushels. We might say in passing Albert is a first-class agricultural county.

100 acres in cultivation and pasture, 180 woodland, mixed growth hard spruce, birch and other hardwood, timber, pulp and cordwood.

Soil, a strong loam. Orchard of 40 trees, one which is a pear. Taxes \$15.00. Nicely watered by well and springs. Well fenced with wire and rails.

Comfortable house 10 rooms, large cellar; two barns 38 x 52 and 26 x 36 also woodhouse, granary, hen and hog houses in good condition.

School on farm, church  $\frac{1}{4}$  mile, neighbors near, railway station, express office, store and market 3 miles.

Situated at Middlesex, Albert Co., N. B.

Terms: \$1,400 cash, balance at 6 per cent.

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### NEW BRUNSWICK SHOULD BE THE FAVORITE PROVINCE FOR THE AGRICULTURIST.

The food needs of the empire are serving to direct attention to the great agricultural possibilities which New Brunswick holds within itself. Though our farmers have been specializing on potatoes to a greater extent than would seem to be prudent, the fact is becoming more apparent every day that this province possesses advantages for mixed farming which make it pre-eminently desirable for the agricultural emigrant. Almost every root and vegetable that belongs to the temperate zone can be produced in New Brunswick soil. Food for man and beast can be raised in abundance. Horses, cattle, sheep, pigs, poultry, equal to the best in the world, can be produced on New Brunswick farms. There are opportunities in dairying which few have any conception of. The experiments in orcharding and in small fruits have demonstrated its splendid capabilities along that line. Indeed in every branch of agricultural endeavor New Brunswick offers great opportunities. With a market constantly improving this province should take front rank among the agricultural provinces of the Dominion.

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### RE OPTIONS.

We give no long options. A deposit of \$100 will hold any farm for 30 days. In regard to any of the cheap properties herein catalogued, no man need be afraid of buying a "gold brick." We have personally inspected about all of them and we absolutely guarantee all our statements. Should you buy a property without seeing it, if it does not suit you on inspection, your money will hold good on any property on our list. We know of no fairer offer to make.

# Carleton County Farms.

No. 2900.      205 Acres.      \$7,000; £1438

## Stock, Machinery, Crop and Furniture Included.

For one seeking a first-class farm in a splendid farming community, only 6 miles from a good thrifty town, this is most desirable, and needs only to be seen to be appreciated.

Crop last season: 90 tons hay, 760 bbls. potatoes, 440 bushels oats, 245 bushels buckwheat, wheat 90 bushels, beside turnips, apples, etc. Crop 1915: 35 acres oats, 9 acres buckwheat, 4 acres wheat, 4 acres potatoes, acre garden truck, about 90 tons first-quality hay. Orchard of 55 bearing trees, besides small fruit, maple sugar of 1000 trees. 165 acres cultivated, in pasture (this year) 8 acres, 40 acres woodland, mixed growth lots of timber, cordwood and fencing for home use.

Stock: Team of heavy horses, cow, calf, 2 pigs and poultry.

Machinery: Mover, 2 rakers (1 new), reaper, new seeder, plow, disc harrow, spike harrow, cultivator, farm wagon, pulper, new separator, new churn, lawn-mower, potatoe-digger, fanners, 2 sets harness, road-wagon, pitcher, small tools and household furniture.

Fine house of 12 rooms, large cellar, veranda, shade trees, telephone, running water at house and barn. Two large barns 30-x-63 and 30-x-57, tie nps for 22 heads, also horse barn 27-x-42, 5 stalls and box stall, 2 henhouses, ice house, granary wagonhouse, hoghouse, workshop, boiler-house, meath ouse, woodhouse, with a year's prepared fuel.

School 1 mile, 3 churches, blacksmith, store, mill, post office, etc., all within 2½ miles.

Situated at Jacksonville, Carleton Co., N. B. Town of Woodstock 6 miles.

Terms: \$4,000 cash, balance at 6 per cent.

**No. 2901. 100 Acres. \$1,600; £329**

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This farm located in a good farming centre and is one that will yield a good living. 50 acres cultivated, 20 in brook watered pasture, balance in woodland containing a good quantity of pulp and cordwood. Fairly well fenced with cedar and wire. Orchard 25 bearing trees. Taxes \$5. House of 7 rooms only 9 years old in good condition also barn 30 x 40 with tie-ups for 9 head. To school  $1\frac{1}{2}$  miles, post office on farm. Store half mile, railway station 9 miles. Situate at Aberdeen, Carleton Co., N. B. Terms cash preferred.

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**No. 2902. 110 Acres. \$2,150; £430**

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This good farm in the hands of a young man would be a paying proposition. The aged owner physically unfit to bear the burden longer, and has named a very low price. Good soil, well adapted to potatoes, grain and other roots. Seventy-nine acres cultivated, 6 in spring pasture, 25 woodland, 15 of which is in pulp wood or young timber; it allowed to grow in ten years will be timber. House of 4 rooms, upstairs unfinished, condition fair, barn 32 x 42 good repair, also hogpen 12 x 16, boiler house 12 x 12, small orchard 26 trees. To school one and a quarter miles, post office and railway station one and three quarters miles, church two and a half miles. Situated at Richmond, Carleton Co., only twelve miles from Woodstock town, a good market. Terms: Cash preferred.

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#### RE. TERMS OF PAYMENT.

We have in nearly every case given the terms of payment desirable from the vendor's point of view. However, where the terms may not be satisfactory in any case, it would be well to communicate with us, as more favorable terms could possibly be arranged. This does not allude to "price," only to terms of payment.

# York County Farms.

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No. 2915. 172 Acres. Price \$6,900; £1,419

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**River Front Farm, 500,000 feet Timber.**

**Machinery and Tools Included.**

Splendid situation, only 4 miles from City of Fredericton with all conveniences within 1 mile. Fredericton a first-class market and having great educational and other advantages, Provincial Normal School and University of New Brunswick, 4 miles from farm. 55 acres cultivated, 25 of which are in level fields, 20 in spring watered pasture, balance in woodland containing 500,000 feet timber and 2,000 cords cordwood, for all of which there is a good market. The woodland will more than pay for farm. Soil red clay loam, clay subsoil. Last crop: 35 tons hay, 300 bushel oats, 800 bushel potatoes, 1000 bushel turnips, beside garden truck. Well fenced with wire. Nicely watered by Nashwaak River and springs. Water in house. Good opportunities for sport. Taxes \$35. Fine new comfortable, painted 2 story house, stone cellar, furnace heat, veranda, 8 rooms, equipped with storm doors and sashes, fly screens, etc. Shade trees. Good shingled barn 30 x 40, also woodshed, carriage house and granary 20 x 24, machinery house 26 x 30, all in good condition and insured for \$4,000. To railway station, school, post office, store, doctor and blacksmith 1 mile, telephone in house, church ½ mile, steamboat wharf, Fredericton, 4 miles. Machinery and everything required included. Situated at Marysville, York County, N. B. Terms; \$4,500 cash, balance at 5 per cent.

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No. 2916. 150 Acres. Price \$2,100; £422

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A good large farm, yet the owner wishes to buy one still larger and has named a low price

and will include everything. Fifty acres under good cultivation, 25 in spring pasture, 75 in woodland, a good quantity of heavy timber, amount not estimated, also some pulpwood and a large quantity of cordwood. Last season's crop: Hay 25 tons, oats 315 bushels, buckwheat 100 bushels, apples 60 bushels, potatoes 125 bushels, turnips 1000 bushels. Farm well fenced with cedar. Amount of taxes \$15. Good orchard, about 75 apple trees, also plums and gooseberries. Good comfortable house with water, 9 rooms, good cellar full size, house in good repair and painted. Good large barn 31 x 100, with lean-to all shingled, also wagon-shed and hog-house. Buildings insured for \$1,000 and all good. To school  $1\frac{1}{2}$  miles, post office  $1\frac{1}{4}$  miles, church  $\frac{1}{2}$  mile, neighbors 40 rods, railway 4 miles. Situated at Douglas, York County. Terms: \$1,000 cash, balance at 6 per cent.



**No. 2917. 125 Acres. Price \$8,500; £1747**

### **Fredericton River Front Farm.**

#### **Stock and Machinery Included.**

Very choice situation only 1 mile from Fredericton, with its splendid market, educational, social and other advantages; and having a frontage on the beautiful St. John River of 40 rods. 95 acres cultivated, 40 of which is intervale, 55 in smooth

level fields, 30 acres in brook watered pasture, no woodland. All fenced with wire and rails. Crop last season: 70 tons hay, 300 bushels oats, 750 bushels potatoes and 1500 bushels turnips. Splendid modern comparatively new house, furnace heat, running water, large cellar, veranda, etc., 12 rooms, woodshed attached, shade trees. 2 good barns 35 x 100 and 35 x 40, also large sheds and other out-buildings, all in good condition, insured for \$3,000. Stock: 7 cows, bull and 5 pigs. Machinery: 2 mowers, raker, horse hay-forks, 2 plows, 2 cultivators, 2 harrows, horse hoe, roller, pulper, churn, lawn-mower and cream separator. To railway station and school  $\frac{1}{4}$  mile, every other convenience within 1 mile. Situated at Gibson, York County, N. B. Terms: \$3,300 cash, balance at 6 per cent.



No. 2918. 200 acres Price \$4,550; £935

### Stock Machinery and Tools Included.

Good situation only 1 1/2 miles from City of Fredericton. A smooth road front in a good state of cultivation. Splendidly adapted to dairy or stock farming, cutting 8 tons of hay and having spring watered pasture for 25 or 30 head. 80 acres cultivated, 25 in pasture, balance in woodland, a good quantity of young timber and 12 to 15 hundred cords cordwood. Nicely watered by springs.



Taxes \$26. All fenced with wire and cedar. Orchard of 75 bearing trees, beside plums, currants and gooseberries. Crop last season: 80 tons hay, 1400 bushels oats, 150 bushels buckwheat, beside other grain, 1250 bushels potatoes, 300 bushels turnips and 63 bushels apples. Machinery: Mower, raker, hay-rack, 3 plows, cultivator, 2 harrows, horse hoe, roller, drill-seeder, churn, farm wagon, express, carriage, cart, sleigh, 2 sets harness, sled and full line of small tools. Stock: 3 horses, yearling colt, 2 cows, heifer, 2 steers, 2 calves, 3 pigs and 25 hens. Furniture also for sale. Fine comfortable new house of 12 rooms, stone cellar, and woodshed attached. Fine barn 100 feet long all shingled and painted, track pitcher, also large wagon house and other out-buildings. If not taken until spring, seed will be included, oats, potatoes and buckwheat. To railway station 3 miles, school 1 mile, mail delivered, saw-mill  $\frac{1}{2}$  mile, grist-mill 6 miles, cheese factory 8 miles, Fredericton 18 miles. Situated at St. Marys, York County, N. B. Terms: \$2,700 cash, balance at 6 per cent.

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## Kent County Farms.

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No. 2926, 100 Acres. Price \$800; £165

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When a good farm can be purchased for \$8.00 per acre, improvements included, it is not difficult for a thrifty-man to own a large block of freehold in New Brunswick.

Forty acres cultivated, 20 in spring watered pasture, balance in woodland containing a good quantity of timber, pulp and cordwood. Orchard of 30 bearing trees. Fenced with cedar. Taxes \$6.00.

House of 7 rooms, stone cellar. Barn 30 x 40, also granary, hen and hoghouses and sheep shed, all in fair condition.

To school 1 mile, railway station, store, church,

market, etc., 5 miles.

Situated at Cail's mills, Kent Co., N. B.

Terms: Cash preferred.

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**No. 2927. 120 Acres. Price \$1,200; £247**

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Considering the good buildings this farm is splendid value at \$10 per acre. To reproduce the buildings a larger sum than the purchase money would be required. 40 acres under cultivation, 10 in spring watered pasture, 50 in woodland, containing a good quantity of pulpwood, cordwood and timber. Fenced with wire. Taxes \$10. Land mostly level. Soil a dark loam. Small orchard of 15 trees. House of 10 rooms, with cellar 20 x 20. Barn 30 x 40 with 54 foot lean-to, also workshop 12 x 16 and hen-house 10 x 14 in good condition. To railway station  $1\frac{1}{4}$  miles, school, store, express office and market  $1\frac{1}{2}$  miles, church 1 mile. Situated at Hebert's Siding, Kent County, N. B. Terms: \$800 cash, balance at 6 per cent.

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**No. 2928. 100 Acres. Price \$500; £103**

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**Buctouche River Farm.**

The makings of a good farm, no barns on the property, but as there is lots of timber and saw-mill is reasonably near, providing barn and out-buildings is not a difficult problem to solve. 20 acres under cultivation, balance in woodland containing timber, pulp and cordwood. The Buctouche River flows through the property. House 16 x 20 in fair condition, containing 3 rooms.

To railway station, school  $1\frac{1}{2}$  miles, express office, store, etc.,  $3\frac{1}{2}$  miles. Situated at Hebert's Siding, Kent County, N. B. Terms: Cash preferred.

No. 2930. 150 Acres. Price \$1,550; £319

### Richibucto River Front Farm.

A remarkably great bargain offered in this good farm. Owner all alone and has decided to make a great sacrifice rather than continue. Purchase money would not come near the value of the buildings. 60 acres cultivated, all in level fields.

Brook-watered pasture for 20 head of cattle, 30 acres woodland, 25,000 feet timber and lots of fuel and fencing. In a good state of cultivation, cutting 30 tons hay and yielding 36 bushels oats to the acre, 40 bush. buckwheat and 20 bushels wheat. Small orchard of 18 trees, also currants and gooseberries. Taxes \$15. Fairly well fenced with rails.

Comfortable house, built in 1900, screen doors and fly screens, 9 rooms, good cellar, veranda, painted. Barns 27 x 38 and 22 x 44, lean-to 17x40 also granary; barns double boarded and shingled; buildings insured for \$1,000.

To railway station and town of Harcourt four miles, school and post office quarter mile, neighbors and store near.

If not taken until spring, seed for spring sowing included: 40 bush. oats, 24 bush. potatoes, 6 bush. wheat and 5 bush. buckwheat.

Situated at Welford, Kent Co., N. B.

Terms: \$650 cash, balance \$100 yearly at 7 per cent.

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### First Impressions.

Many persons coming to New Brunswick by railway become very much discouraged because of the rough rocky country which meets their eye along the line, this is more especially so along the Canadian Pacific. We would remind you that the engineers in making railway surveys had but one purpose in view, viz., part of country best suited to railway construction, grades, etc., and had no particular thought of scenery, agriculture, etc. Before forming your opinion and passing judgement, let us show you our beautiful Province and some first-class farms.

# Westmorland Co. Farms.

**N2o. 950. 126 Acres. \$4,300; £884**

## **Memramcook River Valley Farm.**

This property locate in one of the finest agricultural centres in Canada and having easy access to several fine markets, only 15 miles to City of Moncton, and 10 miles from Dorchester. The broken health of the owner is the only reason this fine farm is on the market. 101 acres cultivated, 26 of which is valuable dyked marsh, which cuts annually 50 tons of hay. 15 acres in spring watered pasture, woodland only contains enough material for fuel and fencing. Soil red clay loam clay subsoil. Farm has a frontage of 75 rods on the Memramcook River. Crop last season: 80 tons hay, 300 bush. oats, 100 bush. buckwheat, 50 bush. barley, 100 bush. apples, 300 bush. potatoes, 500 bush. turnips. Well fenced with wire and rails. Orchard of 50 bearing trees, also cultivated strawberries and raspberries. Annual taxes \$30. Good fishing and hunting near. House of 8 rooms, stone cellar, painted, woodshed attached, beautiful shade trees. Barns: 32 x 44 and 20 x 34, all double boarded, also hen-house, hog-house and sheep-house. To railway station 2 miles, post office R. F. D., school and store three-quarter mile, church and neighbors near. Blacksmith half mile, grist-mill 2 miles, City of Moncton 15 miles. Situated at Memramcook, Westmoreland Co., N. B. Terms: \$2,300 cash, balance at 6 per cent.

**No. 2951. 100 Acres. Price \$1,200; £247**

## **Horse and Machinery Included.**

Good situation, only 18 miles from the busy City of Moncton. A farm on which a good living can be had, an excellent value.

Thirty-four acres cultivated, 4 acres in spring watered pasture and the balance in woodland, a good quantity of young timber, pulp and cordwood. Hay crop 15 tons.

Included, horse, new mower, plow, farm wagon and some furniture. Taxes \$10.00,

House of 7 rooms, cellar 18 x 24. Barns, 30 x 40 and 18 x 24, also woodhouse and henhouse, in fairly good condition and insured for \$1,000.

To railway station one mile, school 1½ miles, Moncton 18 miles.

Situated at Canaan station, Westmoreland Co., N. B.

Terms: \$1,100 all cash or \$1,200 if \$800 cash, balance at 6 per cent.

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**No. 2952.      35 Acres.      \$1,200; £247**

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### **Truck Farm Seven Miles From Moncton.**

There is big money in truck and poultry farming. A truck farmer, 6 miles from St. John, this year, taking \$3,000 off a 25-acre truck farm. The same methods on this property will produce just as satisfactory results.

Twenty acres cultivated, balance in woodland. Orchard of 60 apple trees, also plums. Nicely watered by springs.

House of 6 rooms, cellar 22 x 24, needing some repairs. Barn 26 x 36 in fair condition.

To railway station 2 miles, school and post office 1½ miles, store, etc., 2 miles. Good road to Moncton.

Situated at Bonnell's Corner, Westmoreland Co., N. B.

Terms: \$800 cash, balance at 6 per cent.

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**No. 2953.      300 Acres.      Price \$3,500; £720**

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This property could be sub-divided into three farms, and is a bargain at the price, as it is seldom a farm can be had with so much land under

cultivation in proportion to the acreage. 100 acres cultivated, 25 intervale and the balance in woodland, mostly second growth. There is a small house. Barn in fair condition, also out-houses. Land in good condition. Well fenced and particularly good fruit land. Orchard planted near, all doing well. Salisbury one of the best farming districts in New Brunswick.

To school  $1\frac{1}{4}$  miles, church and post office  $1\frac{1}{2}$  miles, railway station  $2\frac{1}{2}$  miles, Moncton 12 miles. Situated at Salisbury, Westmorland Co., N. B. Terms: \$2,000 cash, balance at 6 per cent.

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**No. 2954. 470 Acres. \$10,500; £2,158**

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This is an exceptionally valuable property, situated  $\frac{1}{4}$  mile of school, church, post office, railway station, store, etc. Splendid, comfortable, modern house, 15 large rooms, bath, hot and cold water, etc. Beautiful situation on a hillside overlooking the river; attractive grounds, shade trees, etc. Also two other good houses on the property, and nine good barns, 44 x 106, 33 x 53, 20x30, 25x35, 26x30, two each 25x36 and 30x55. Cow barn floored with concrete. First-class building equipment and especially adapted to dairy farming.

135 acres cultivated, 40 of which is valuable dyked marsh, 50 in spring watered pasture, balance in woodland, containing timber, pulp and cordwood.

The buildings here to-day would cost at least \$12,000. The property could be sub-divided into three good farms, or would be a money maker as a dairy farm, being only 10 miles from the growing city of Moncton, with good train service and good roads.

Situated at Calhoun's, Westmorland Co., N.B.  
Terms: \$6,000 cash, balance at 6 per cent.

**No. 2955. 10 Acres. Price \$1,350; £278**

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### **Truck or Poultry Farm.**

For one who wishes to purchase a small acreage, conveniently located, with all necessary conveniences near at hand. A fine farming community and near a good market. This is quite a choice proposition.

All under good cultivation; clay loam soil; southern slope. Fenced with cedar. Taxes \$12.

Orchard of 35 different varieties.

Comfortable house of 7 rooms, cellar 14x22, in good condition. Barn 26x55, also granary.

To railway station, school, store, church, post office, etc., half mile.

Situated at Salisbury, Westmorland Co., N. B.

Terms: \$800 cash, balance at 6 per cent.

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**No. 2956. 200 Acres. Price \$2500; £514**

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### **Dairy or Stock Farm.**

As this farm is producing 40 tons of hay, a good living and more is guaranteed. Dairy and stock farming are both very profitable in our province. We can highly recommend this farm as a good investment, for the remarkable value is indisputable.

Sixty acres under cultivation balance pasture and woodland of mixed growth, nicely watered by springs and pump close to house. Fenced with wire. Taxes \$15.00 Red clay loam soil. Nice orchard of 150 trees.

House of 7 rooms, good cellar. Barns 26 x 54 and 13 x 18, all in good condition.

To railway station 7 miles, church 1 mile, school, post office 1½ miles, store 4 miles.

Situated at New Scotland, Westmoreland Co., N. B.

Terms: \$1,700 cash, balance at 6 per cent.

**No. 2957. 100 Acres. \$2,200; £452**

Nicely situated in a good farming community. A desirable farm upon which any thrifty, intelligent man can do well. Ill health has incapacitated the owner from properly carrying on the work of the farm, and he has named a very low price.

Forty acres cultivated, balance in pasture and bush. Watered by springs and well. Taxes \$6. Fenced with wire. Orchard of about 25 bearing trees.

Good house of 8 rooms, large cellar. Barn 28 x 59, also hen and hog houses.

To school 1 mile, church  $1\frac{1}{4}$  miles, railway station, store, etc., 4 miles.

Situated at Glade, Westmoreland Co., N. B.

Terms: \$1,500, cash, balance at 6 per cent.

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**No. 2958. 360 Acres. Price \$7200; £1480**

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There are a lot of commendable features in connection with this splendid big farm. It is situated only  $7\frac{3}{4}$  miles from the growing City of Moncton. Main highway runs through property and  $\frac{3}{4}$  way around it. There is a large deposit of black muck, which makes an excellent fertilizer. Average yearly crop: 90 tons hay, 1000 bushels oats, 1000 bushels roots, all of which can be largely increased.

300 acres cleared, 165 under cultivation, 75 in spring watered pasture, 60 in woodland containing timber, fuel and sugar bush.

Small orchard. Taxes \$35.00. Soil varies sandy to clay-loam, free from stones.

Good comfortable 10 roomed house, large cellar, water near, could be laid in at small expense. Barns 30 x 40, 28 x 38, 26 x 36, 32 x 47 and 26 x 38; also sheep house 15 x 30, hen house and a good hoghouse that cost \$100. House and 4 barns in good condition, balance fair.

To railway station  $3\frac{1}{2}$  miles, school  $1\frac{1}{4}$  mile, post office  $\frac{1}{2}$  mile, church 2 miles.

Situated at O'Neill's Westmoreland Co., N. B.

Terms: \$1,500 cash, balance at 6 per cent.



# Nova Scotia Farms.

No. 2975. 100 Acres. Price \$5,500; £1130

## Splendid Fruit Farm, in the Celebrated Annapolis Valley.

This fine farm with its large orchard of 900 bearing apple trees, besides plums and pears, with a frontage on the renowned "Annapolis" River, its good buildings, abundance of the purest water and nearness to markets, school, churches, doctors and all other conveniences, is surely a big snap and a desirable property.

Thirty acres cultivated and in level fields, 65 acres in pasture, 5 in woodland. Good loamy soil well adapted to all kinds of roots. Well watered by brook. Water in barn and only 10 feet from house and could be installed therein at a very low cost. Pasture and 20 acres of the cultivated land are mostly fenced with wire. Hay crop last season 30 tons; apples 400 barrels, potatoes 200 bushels, turnips 1000 bushels besides other roots.

Comfortable house of 9 rooms, stone foundation and frost-proof cellar, woodshed attached. House in good repair and shaded by beautiful maples. Barn 70 x 35, needing some slight repairs to roof. Other buildings: Pig-house 20 x 15, hen-house 30 x 12, woodshed 25 x 15, tie-ups for 12 head of cattle. Buildings are insured for \$2,400.

To nearest market 2 miles, railway station  $\frac{1}{4}$  mile C. P. R., school, post office and store  $\frac{1}{8}$  mile, free delivery, daily mail, to neighbors 50 yards, to three different Protestant churches  $\frac{1}{2}$  mile, blacksmith and doctor 2 miles, telephone  $\frac{1}{8}$  mile, grist-mill 4 miles, saw-mill 3 miles, cheese factory 2 miles.

Situated at Laurencetown, Annapolis County, N. S.

Terms: \$3,000 cash, balance on mortgage at 5 per cent. interest.

No. 2976. 50 Acres. Price \$1,550; £319

### Fruit Farm near Annapolis Valley.

Splendid situation only  $\frac{1}{2}$  mile from beautiful large village having several churches, first-class school with five teachers. Store, 3 doctors, etc. Good local market and only 9 miles to town of Digby, also good steamship service to St. John. A beautiful home like place and great value.

Twelve acres cultivated, balance in pasture and woodland, lots of fuel and fencing. Nicely watered by springs, water in shed adjoining house. Property does not front on the river but is near the beautiful Bear river. Fine orchard of 200 apple trees, 100 of which are bearing, there are also peaches, pears, plums, cherries and grape-vine, beside raspberries and blackberries, splendidly adapted to fruit of all kinds. Well fenced with wire. Taxes \$10.00. An abundance of game and fishing near.

Comfortable 7 roomed house, stone cellar, shade trees, small barn and hen house.

To railway station 4 miles, steamboat wharf  $\frac{3}{4}$  mile.

Situated at Bear River, Nova Scotia.

Terms: One-half cash or 5 per cent discount for all cash.

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No. 2977. 20 Acres. Price \$2,000; £433

### Nova Scotia Sea-Shore Farm.

Situated near the pretty town of Yarmouth and commanding a beautiful view of the Bay of Fundy, (celebrated for its wonderful tides.) This farm would make a splendid poultry and fruit farm or market gardening, having a first-class market only 4 miles away. The buildings could not be reproduced for less than \$2,500. Nice, comfortable house of 10 rooms, stone foundation and good cellar in good repair. Fine barn 30 x 40, shingled and painted. Small orchard. 16



acres cultivated, balance in woods. Fairly well fenced. Taxes \$16. The owner of this property, a commercial traveller who is living elsewhere, has named a very low price to insure a sale. This farm would be suitable for one who desired a pleasant farm home and who wished to farm in a small way. Splendid fishing near. To school one and a half miles, post office R. F. D., store, church and neighbors near, S. S. wharf and railway station three miles. Situated at Yarmouth County, N. S. Terms: \$1,000 cash, balance at 6 per cent. interest.

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**No. 2978. 130 Acres. \$14,250; £2935**

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### **Annapolis Valley Fruit Farm.**

#### **Machinery Included.**

A first-class mixed farming proposition and splendidly situated in the Annapolis Valley, celebrated for its fruit products. An all-round farm, owner claims hay crop next season should be 125 tons. Orchard is nearly all young trees, recently began bearing. Crop varies from 500 to 1000 bbls. or upwards. Farm now equipped for paying large dividends. 100 acres cultivated, 55 of which is self sustaining dyked land, 30 in spring watered pasture. Enough fuel and fencing for

home use. Nicely watered by springs; water in house. Soil, sandy clay loam, clay subsoil in good state of cultivation. Crop 1914: Hay 100 tons, oats 414 bus., apples 1250 bus., potatoes 1200 bus., turnips 400 bus. Taxes \$40. Well fenced with woven wire. Buildings: Fine old-fashioned house of 8 rooms, stone cellar, painted, veranda, also new house 3 years old, 8 rooms, brick cellar. New barn worth \$2,000, 36 x 66. Concrete foundation, exterior clapboarded. 2 small barns each 15 x 15, all shingled. Also hen-house, carriage-house, wood-house, and hog-house. To railway station half mile, school three-quarter mile, town of Kentville 2 miles, telephone in house. Machinery: Mower, raker, hay-rack, hay tedder, horse hay forks, 5 plows, cultivator, S. T. harrow, disk harrow, horse-hoe, seeder, churn, potato planter, potato digger, orchard spray outfit, cream separator, farm wagon, carriage, cart, sleigh, 4 sets harness, 2 sets bob-sleds, and full line of small tools. Situated at Kentville, Kings Co., Nova Scotia. Terms: \$9,000 cash, balance at 5 per cent.



**No. 3001. 3 Acres. Price \$1,100; £227**

### **Summer Cottage.**

Delightful situation, only 5 minutes' walk from river. Good fishing, boating and bathing. 3

acres of choice garden land, lots of beautiful shade trees and a nice orchard, also small fruit.

Very fine 2. story house, almost new, beside barn and other out-buildings.

To school, church, store and railway station 1 mile.

Situate at Weymouth, Digby Co., Nova Scotia.  
Terms: \$600 cash, balance at 6 per cent.

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## Miscellaneous Farms.

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**No. 2742.      50 Acres.      \$5,850; £1202**

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### St. John Valley Farm.

Very choice situation in the lower section of the St. John valley, commanding a splendid view of the beautiful St. John. Only 12 miles from St. John city and in the very centre of one of St. John's most popular summer resorts. This property offers a good investment as many summer cottage lots may be sold at good prices.

15 acres cultivated, 10 in spring watered pasture, balance in woodland, containing 100,000 ft. timber and lots of cordwood and fencing. Well fenced with wire. Taxes \$18. Nicely watered by springs. Water in house. Small orchard of 20 trees. Hay crop 15 tons.

House of 11 rooms, veranda, painted and in good condition. Barn 26 x 36; also ice house, hen and hog houses.

To C. P. Railway station 500 yds., church and post office quarter mile, school one mile.

Situated at Ononette, Kings Co., N. B.

Terms: \$300 cash, balance at 6 per cent.

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**No. 2744.      100 Acres.      Price \$2,100; £370**

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### Bellisle Valley River Front Farm.

The deed to this farm describes property as 100 acres more or less, but we are sure there is at

least 130 acres. Beautiful river front of 52 rods. Charming situation, with natural beauty unsurpassed.

50 acres cultivated, 6 in intervale, 25 in brook watered pasture, balance in woodland, 50,000 ft. timber, 150 cords pulpwood and lots of cordwood for fuel. Nicely watered by brook, well and river. Fenced with cedar. Orchard of 75 bearing trees, also plums and cherries. Hay crop 20 tons. Taxes \$12. Plenty of game and fishing near.

House of 5 rooms, stone cellar, also new house framed, boarded and shingled, doors and windows; size 18 x 22. Barn 26 x 36, also hen and hog houses and granary.

To school, church, post office, steamboat wharf, doctor, blacksmith, store, etc., one mile, railway station eight miles.

Situated at Hatfield's Point, Kings Co., N. B.  
Terms: \$1,000 cash, balance at 6 per cent.

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**No. 2745. 150 Acres. Price \$2,800; £576**

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### Dairy Belt Farm.

This farm is nicely situated in this dairy belt, only three miles from railway station. An almost level farm with southern slope. Soil a red clay loam, clay subsoil. Nicely watered by springs, brook and well. Cultivated land fenced with wire. Taxes \$12.

90 acres cultivated, 40 of which are intervale, 40 in spring watered pasture, balance in woodland containing a fair quantity of pulp and cordwood.

House of 8 rooms, stone cellar. Barn 38 x 48, hen house 12 x 30. House in good condition and barn fairly good.

To railway station three miles, post office and school quarter mile, church, store, butter factory, blacksmith and grist mill two miles, neighbors near.

Situated at Millstream, Kings Co., N. B.

Terms: Cash preferred, but mortgage could be arranged.

**No 2832. 110 Acres. Price \$3,350; £688**

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### **Nerepis Valley Farm.**

Splendidly situated in the Nerepis Valley, the Nerepis River forming one boundary line. Fine boating and canoeing. A level, easily worked farm. 50 acres cultivated, 35 of which is choice intervale, 15 acres spring watered pasture, balance woodland containing 70,000 feet timber and 200 cords cordwood. Fenced with wire. Taxes \$16. Soil on intervale light loam, upland heavy loam and very fertile. Average crop raised: 30 tons hay, 300 bush. grain, 375 bushels potatoes, and 1000 bushels turnips to the acre. Splendidly watered by the Nerepis river and springs; water in house and barnyard.

Fine, comfortable, modern house, equipped with bath, hot and cold water, and heated by furnace. Barn 40x60, all shingled, also barn 24x34, hen house 12x30, and ice house, all in good condition.

To main line C. P. R. station one mile, school one and three-quarters mile, post office, store, blacksmith, etc., two miles.

Situated at Bayard, Queens Co., N. B.

Terms; \$1650 cash, balance at 6 per cent.

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**No. 2925. 90 Acres. Price \$4,850; £997**

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### **International Boundary, Potato Farm.**

#### **Machinery Included.**

This farm situated close to the United States boundary, the nearest railway station is Fort Fairfield, State of Maine, U. S. A. Potatoe farms across the border are much higher than our land, and the quality not any better.

Ninety acres cultivated, 80 of which are in level fields, only enough in pasture at present for owner's 8 head of cattle. Soil, a rich loam in a good state of cultivation. Crop last year: 25

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tons hay, 800 bushels oats, 2,500 bushels potatoes, 50 bushels buckwheat, 50 bushels turnips, beside apples, etc.,

Orchard of 75 trees, 50 bearing, also plums and gooseberries. Fenced with wire. Taxes \$15.00.

Comfortable house of 6 rooms, stone cellar, veranda, shade trees, telephone. Barns 36 x 50, also potato house, carriage house and horse barn.

To railway station, church and grist-mill  $2\frac{1}{2}$  miles, school  $1\frac{1}{4}$  miles, to American town  $2\frac{1}{2}$  miles, Canadian town 5 miles.

Situated at Andover, Victoria Co., N. B.

Terms: \$3,000 cash, balance on mortgage.

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**No. 2929. 165 Acres. Price \$950; £195**

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### **Easy Terms.**

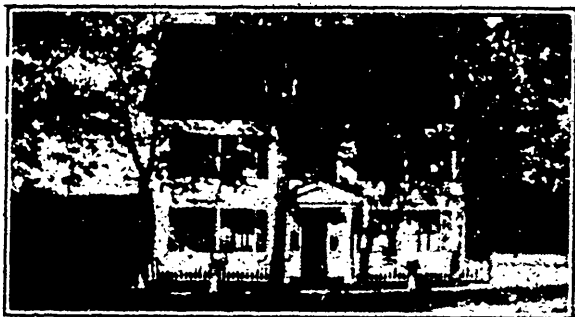
The aged owner unable to operate farm longer is offering property at a sacrifice, desiring an immediate sale. As the owner has been maintaining 7 cows and 3 horses a good living can be had. 30 acres cultivated, 18 in spring watered pasture, balance in woodland, containing ample fencing and fuel. Water near house and barn and could be laid in at small expense. Fields well fenced with cedar. Taxes \$5. Lots of game and fishing. House of 8 rooms, frost-proof cellar. Two barns each 30 x 40, also wagon house and hen-house. A nice lake on farm. To C. P. Railway station  $5\frac{1}{2}$  miles, school, post office, store, blacksmith and saw-mill  $3\frac{1}{2}$  miles, grist-mill and church 4 miles, town of St. George 12 miles.

Situated at Second Falls, Charlotte County, N. B. Terms: \$400 cash, balance at 6 per cent.

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No. 3000.

Price \$4,000; £822

### Country Store.

Offered at one-half the value of the fine buildings. The owner is in a position to retire and is willing to sacrifice his beautiful home and splendid property. This is a great proposition for an energetic man with a moderate capital. Good situation in the centre of a prosperous agricultural community. Lot fronts 250 feet on the main street and has a depth of 850 feet. 2 nice lawns, beautiful ornamental trees, also orchard of 30 trees, beside gooseberry and currant bushes.

Large, comfortable, modern house, 12 rooms, with all conveniences, including bath, hot water heating, fire places, etc.



Store building 35 x 60, 2 stories and large cellar. Horse barn and warehouse 20 x 30, barn and warehouse 20 x 40.

School, church, etc., half mile, railway station one mile.

Situated at Florenceville, Carleton Co., N. B.

Terms: \$2,000 cash, balance at 6 per cent.

## A FEW TESTIMONIALS

From Persons to whom we have Sold Farms.

We could Publish many more if we so desired.

A. B. & Co.

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KIRK FARM,  
BELLEISLE CREEK, KINGS CO., N. B.

August 15, 1914.

MR. A. BURLEY,

Dear Sir,—It is nearly four years since I came to New Brunswick from Scotland and in all that time I do not think I have once really regretted making the change. We have had no sickness in the family nor in those of our friends who have since joined us here.

You may remember I bought a farm through your agency about 18 months ago. The investment has turned out well and with the rise in price of foodstuffs promises even better in the future and I can assure you it is a great relief to toiling and keeping up a house in the city. In these disturbed and uncertain times I cannot offer any excuses for intruding on your notice except a modest desire to help on the settlement of New Brunswick, which can be best done by settling energetic men and women on the nearby fertile farms now lying unoccupied or only partly worked, throughout the province.

Trusting you will excuse this somewhat tardy and meager recognition of a good turn, I remain,

Yours sincerely,

(Signed.) THOMAS THOMSON.

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HOYT, SUNBURY CO., N. B.,

August 17, 1914.

Messrs Alfred Burley & Co.,

St. John, N. B.

Dear Sirs:—In reply to your letter of the 13th inst., I would say that I am well pleased with the farm I bought through your firm and I find New Brunswick a very pleasant place in which to live.

Yours faithfully,

(Signed)

L. HERRIDGE,  
An English Settler.

LAKWOOD NURSERIES,  
LOCK LOMOND ROAD, St. JOHN CO., N. B.,  
August 14, 1914.

Mr. Burley.

Dear Sir:—I have now lived in this part of New Brunswick for nearly three years upon the farm you sold me and by this time I think I could give intended settlers a word of encouragement. The climate is very healthy and the growth of vegetation rapid. I can safely say anyone desiring to settle in Canada would be acting very wisely by first seeking your advice.

Yours sincerely,

(Signed) JAMES HULME,  
An English Settler.

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REED COURT FARM,  
HAMILTON MOUNTAIN,  
QUEEN'S CO., N. B.,  
Sept. 9th, 1914.

Dear Mr. Burley:—In case you may care to let other folks know our opinion of the district and province, my wife thought you might appreciate a few lines.

Apart from the inconvenience caused by the heavy snow soon after our arrival we have settled down to farm life rapidly and were never better in health in our lives.

In spite of a phenomenally late spring, I dug new potatoes and had green peas on 1st August, and this, considering that all my ground was under sod when we arrived, is not too bad, you will agree, I think.

I am looking forward to getting some fine crops next year if all goes well, as I hope to have several acres in good trim.

Of course one has to work, but for a healthy, happy life with plenty of opportunity for shooting and fishing, this province seems unique.

While one does not get the mild winters one experiences in Vancouver Island, still the cold is nothing compared to Middle West.

My soil here is one which I could use the land

cultivator on did I so wish, and is splendidly adapted, so far as I can see, for all root crops.

This year my potatoes have surprised me by their abundance and I look forward confidently to spending the autumn of my life among peace and plenty.

Yours very truly,

BASIL F. SWAIN.

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HIGHFIELD, N. B.,

August 18, 1914.

Mr. BURLEY,

Dear Friend:—Your letter to hand the 15th and in reply will say that we are perfectly satisfied with our purchase and also I may say that I truly believe that New Brunswick has no equal for a man to live in. I have been all through Nova Scotia and part of the United States, but they can't compete with here.

I am, truly yours,

DAN. C. McDONALD.

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MONTROSE FARM, R. D. No. 2,

NORTON, N. B.

August 21, 1914.

Mr. BURLEY.

Dear Sir:—In reply to your questions re the purchase of this farm from you I have much pleasure in stating that I am quite satisfied with my purchase and consider the farm well worth the price given for it.

I am going in for pure bred poultry keeping, and growing of fruit and vegetables more than ordinary farming, as I consider there is a good opening for these two lines in this part of the province. I have a fine crop of all sorts of vegetables and good crops of wheat, oats and buckwheat. Fruit seems to grow and mature well here and I have planted out over 100 young trees, which are doing well. One has only to see the amount and quality of the wild strawberries, raspberries, blue-berries and black-berries growing by the wayside to know that the soil and climate is good, for fruit growing. I consider the climate, etc., far better than that of

the West and would advise anyone with small capital, who is thinking of investing in farm land, to try the province of New Brunswick, where you can purchase a good house, buildings and cultivated land for less money than you can unbroken land in the west. I remain,

Yours sincerely,

W. J. GRAHAM, M. D.

NOTE:—Dr. Graham came here from Western Canada.—A. B.

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FREEPORT, WALTON COUNTY,  
FLORIDA, U. S. A.,  
Sept. 8th, 1915.

ALFRED BURLEY & Co.,

Dear Sirs:—Referring to your letter of Aug. 9th. I beg to say I intend moving back to New Brunswick with my family. So I have decided after a sojourn of a few months out of New Brunswick that there are worse places than even Cornwall for a living, providing a man can keep healthy so as to be able to work, so I have decided to come back and risk my all in improving with God's help my holdings.

You can take my testimony after having seen this Gulf Coast country, that I would rather have any farm you are selling than the whole Gulf Coast. Your lands are cheap, and I assert that you do not mistake either the farms or conditions in New Brunswick. I predict farms are sure to increase rapidly in value after the war is over.

I may be up in the province soon, if all goes well. Depend on me, after I am back, I am there to stay in the province.

I am heart and soul with the British Empire in this great struggle. There is too many sympathisers of the Huns down here for me. Assuring you of my friendship and guarantee that when I have property in shape to sell I will let you have the selling. I am sir,

Yours respectfully,

JOHN W. ELLIOTT.

# Sussex and Woodstock Provincial Agriculture Schools.

## SUBJECTS OF STUDY.

**LIVE STOCK**—Breeding, feeding, management, and judging of horses, cattle, sheep, and swine. Good representatives of the leading breeds will be brought into the class-room for demonstration purposes.

**VETERINARY SCIENCE**—Farm sanitation, the tuberculin test, cause and treatment of common ailments of farm animals.

**DAIRYING**—The producing of clean, wholesome milk and cream, Badcock testing, and butter-making on the farm.

**POULTRY**—A study of the different breeds, egg production, housing, incubation and rearing, judging, marketing.

**FIELD CROPS**—Judging and production of grains, grasses, clovers and alfalfas, potatoes, roots and corn.

**SOIL MANAGEMENT**—Cultivation, drainage, fertilizers, crop rotations, control of weeds.

**HORTICULTURE**—Planting, cultivation and care of orchards, apple packing and marketing, fruit judging, small fruit growing, vegetable gardening, horticultural tools and apparatus, spray mixtures.

**BEE KEEPING**—Life of the bee; care and management of the colony, honey production and marketing.

**WEEDS, INSECTS, AND PLANT DISEASES**—Identification and control of noxious weeds, injurious insects, and fungous diseases.

**FARM ENGINEERING**—Building and ventilation problems, water supply, drainage surveys, roads.

**RURAL ECONOMICS**—Co-operation, marketing, banking, farm accounts, farm management.

There are no fees nor charges of any sort for these courses. The only cost to students will be their railway fare and living expenses.

## COUNTRY VS. CITY.

### Only a Living from the Peaceful Fields.

"We are only making a living on the farm," complained a friend not long ago. We happen to know that it is a good living, that the home is roomy, comfortable sort of place, that there is a sleeping porch, a bathroom, a fire place, a sunny dining-room. He has cows, fowls, horses, carriages and a garden. Besides, certain improvements and soil ameliorations that he has undertaken will some day yield him far more of the fruits of the earth than he is today receiving.

Leaving this friend and his farm we took a journey and awoke to look out at a manufacturing city. Closely set were the tall houses, dusty, smoked, between them hot and dirty streets. In such environment lies a great proportion of America's people; fewer than the half of us dwell on farms, the rest in cities.

A living? Seeing men emerging from those smoked-begrimed homes, dinner pails in hand, to go to their places of toil, we remember our friends on the farms. They arise and go forth in the freshness of the dewy morning, the air is clean, the birds are all about them, the sun shines, the fresh breezes blow. There is no such toil as that of shop or office. A living? Commend us to the living that goes with the peaceful fields.

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### Manitoba Wants Ours Buckwheat.

(From St. John Standard Dec. 4th, 1913.)

Assurance that New Brunswick in the production of its soil can take its place among the provinces of the Dominion and that our province compares favorably with the wheat producing section of Manitoba, is found in the fact that the city of Winnipeg, in the heart of that great wheat district comes an order here for shipment of New Brunswick buckwheat. N. C. Scott, wholesale dealer of the North End, has received from a Winnipeg house an order for a large consignment of pure grey buckwheat.

## Market Prices of Farm Machinery.

Walking Plows .....	\$11 50 to \$14 00
Sulky       " .....	28 50 to 58 00
Gang       " .....	26 00 to 60 00

### HARROWS. \*

Lever Spike Tooth Harrows ..	\$18 00 to \$32 00
Scotch Diamond or Spike Tooth.	10 50 to 18 00
Spring Tooth.....	10 00 to 13 00
Disc Harrows.....	25 00 to 32 00
Weeders .....	14 00 to 25 00
Hoe Drills.....	61 00 to 69 00
Disc Drills .....	74 00 to 100 00
Broadcast Seeders.....	52 00 to 70 00

### LAND ROLLERS.

Steel Roller.....	\$36 50 to \$44 00
Wheel Cultivator (2 horse).....	39 50 to 50 00
Scufflers or 1 horse cultivator..	8 75 to 10 25

### HAYING MACHINES.

Mowers, 1 horse .....	\$49 50 to \$50 00
Mowers, 2 horse .....	53 00 to 56 00
Spring Lift Rakes.....	23 50 to 25 00
Self Dumping Rakes. ....	25 50 to 30 50
Hay Tedders.....	45 00
Side Delivery Rakes.....	61 00
Hay Loader (pole attachment).	61 00
Hay Loader, with fore truck...	69 00

### HARVESTING MACHINES.

Reapers.....	\$65 00 to \$69 00
Binders.....	126 00 to 129 00
Manure Spreader.....	120 00 to 128 00
Farm Wagons.....	58 00 to 138 00
Dump Carts.....	48 00 to 51 00

### ROOT PULPERS AND GRAIN GRINDERS.

Root Pulper and Slicer .....	\$12 50 to \$14 50
Grain Grinder N.....	35 00 to 48 50
Hand Lever hay or straw cutter.	6 00
Wheel Barrows.....	6 00
Road Scrapers.....	9 00 to 10 00



# QUOTATIONS IN THE ST. JOHN MARKETS.

September, 1915

## WHOLESALE QUOTATIONS.

### GROCERIES.

	cwt.		cwt.
Sugar, standard..	\$ 6 85	Molases.....	\$ 51
Rice.....	4 50	Peas, split, bags.	6 00
Tapioca.....	9 00	Barley, pot.....	6 35
Beans—		Raisins—	
Yellow-eyed....	3 90	Choice, seeded..	10 7/4
Hand-picked....	3 80	Fancy, seeded...	10 3/4
Cornmeal, gran.	5 75	Salt, Liverpool per	
Cream of tartar.	55	sack, ex store...	95
Currants, cleaned	10	Soda, bicab.....	2 20

### FLOURS.

	Bbl. 196 lbs.		Bbl. 196 lbs.
Manitoba.....	6 60	Oatmeal standard	8 00
Ontario.....	5 85	Oatmeal, rolled..	7 25

### PROVISIONS.

Pork, Can. mess.....	\$23 00 to \$23 50
Pork, American, clear.....	24 00 " 26 50
Beef, American, plate.....	24 75 " 25 00
Lard, pure.....	12 1/4 " 13 1/4
Lard, comp. tubs.....	11 1/4 " 11 1/2

### MEATS, ETC.

Beef—		Roll.....	28
Country.....	09	Creamery.....	30
Butchers'.....	12	Eggs, fresh.....	30
Western.....	13	Eggs, case.....	22
Lamb.....	14	Cheese, Can.....	15 1/2
Veal, per lb.....	10	Fowl, per lb....	17
Mutton, per lb..	09	Turkey, per lb..	24
Pork, per lb....	10 1/2	Chickens, lb....	23
Butter—Tub....	28	Potatoes, new, bu.	70

FISH.

Bloaters, boxes, \$	90	Herrings—	
Cod—		Gr. Manan bbl. . . .	6 50
Medium . . . . .	4 75	Kip. boxes . . . . .	80
Small . . . . .	4 00	Haddock . . . . .	04
Fin. haddies . . . . .	07	Halibut . . . . .	13

HAY, OATS AND FEED.

Brari, ton lots, bags . . . . .	\$30 00 to \$31 00
Cornmeal, bags . . . . .	1 90 " 1 95
Hay, car lots, tons . . . . .	" 18 00
Hay, per ton . . . . .	" 20 00
Middlings, small lots, bags . . . . .	32 00 " 33 00
Oats, car lots, bushel . . . . .	" 63
Oats, per bushel . . . . .	" 70

OILS.

Royalite . . . . .	\$15 1/2	Ex. No. 1 Lard c.	82 1/2
Premier motor		Palacine . . . . .	18
gasoline . . . . .	23	Turpentine . . . . .	61

HIDES, SKINS, ETC.

Beef hides . . . . .	\$ 15 to \$16 1/2
Calf skins . . . . .	15 " 16
Tallow, rendered . . . . .	05 " 5 1/2
Lamb skins . . . . .	50 " 70
Wool, washed . . . . .	39 " 42
Wool, unwashed . . . . .	28 " 30

## Export Trade of Winterport Much Higher.

### Comparisons of Volume of Business passing Through St. John.

During the winterport business of 1914-15 the export through St. John amounted to \$43,967,450 which was some \$20,000,000 in excess of the previous season. The grain shipments were slightly larger than for the previous season, while the deal shipments fell off slightly.

## What is Wrong?

We are often called upon to answer this question. Most persons outside of New Brunswick are amazed with the values set forth in our Catalogue and jump to this conclusion, there must be something radically wrong or farm lands would not be so exceedingly cheap. We guarantee there is nothing wrong. If there is anything at all wrong it is with the farmers not with the farms. Many of our farmers do not give proper attention to the cultivation of their land, and stick in the same rut grand-father worked in, and do too much with hands and feet and not enough "head-work". Too much attention is paid to lumbering, or some other side line, and not enough stock is kept, a large percentage of calves are "vealed" instead of raised.

The quality of the land varies here as elsewhere. We do not promise to furnish a first-class farm for \$700 or \$800, but we will give you a farm for less than a \$1,000 that would cost you \$2,000 to \$2,500 in Ontario, or farther west. And for \$2,000 to \$3,000 we will place you upon a first-class farm that will cost you from \$5,000 to 6,000 or more elsewhere. Our guarantee is that we can deliver the goods and that it will pay you handsomely to "come and see."

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## RE HORSES.

There is a splendid market in New Brunswick for good draught horses. Our farmers do not raise enough for their own requirements. One St. John dealer imports seven or eight car-loads of horses annually from Ontario, Quebec and Prince Edward Island, and sells most of them to farmers. A young sound horse weighing from 1200 to 1300 pounds will sell for \$250 to \$300. And the same thing holds true in other lines of agriculture. \$2,000,000 worth of farm products are imported by this province annually. Opportunities abound here for wide-awake people and many of the wise ones are coming and still there is room.

## A Creed for the Country Boy.

I believe that the country which God made is more beautiful than the city which man made; that life out of doors and in touch with the earth is the natural life of man. I believe that work with nature is more inspiring than work with the most intricate machinery. I believe that the dignity of labor depends not on what you do, but how you do it; that opportunity comes to the boy on the farm as often as to the boy in the city; that life is larger and freer and happier on the farm than in the town; that my success depends not upon my location, but my self; not upon my dreams, but upon what I actually do; not upon luck, but upon pluck. I believe in working when you work and playing when you play, and in giving a square deal in every act of life.

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### WOODLAND PRODUCTS.

Standing timber is worth \$2.00 to \$4.00 per M. depending on size and quality and lumbering conditions. Timber in the log is worth \$12. to \$13. per M.

Pulpwood \$5.00 per cord. Cordwood \$4.50 to \$6.00 per cord. Kiln-wood \$3.00 per cord. Then there are stave-poles, weir-poles, box-wood, hoop-poles, and timber-knees, for all of which there is a market, in fact, almost everything that grows in our forests can be converted into cash.

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### Bank Clearings Increase.

The total clearings of the St. John Clearing House for the week ending October 2nd, were \$1,301,200; for the corresponding week last year the clearings were \$1,067,384.

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St. John is the best market east of Montreal, and gives promise of greater expansion in the near future. Since the war began trade in general in New Brunswick has been about 95 per cent. normal.

## St. John's Outlook is Excellent.

### EXPERT OPINION ON THE BUSINESS SITUATION.

In Babson's report on North America business conditions the following reference to St. John appears:—

"War is causing great activity in the industrial sections of Canada. The manufacturing cities in the maritime provinces are thriving on orders for shrapnel shells and ammunition. Business in clothing and knit goods, nails and products of the flour and grist mills, shows stimulation, and wholesale and retail trade is very favorable, especially in St. John. The outlook for this city is excellent. Agriculture plays an important part in the prosperity, and hence the predicted bountiful crops should aid in furthering the welfare of St. John."

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### Customs' Receipts.

The customs' receipts for the district of St. John still keeps advancing. For the month of September, 1915, as compared with the same month last year, there is an advance of \$90,979. The statement is as follows:—

	1915.	1914.
Duties.....	\$188,593.96	\$97,866.68
Sick Mariners' dues..	251.72	1,622.00

For the six months of 1915, as compared with the same period of 1914, the revenue shows a surplus of \$448,444.06.

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### We Sell only Freehold Farms.

We have no farms for lease or rent.

The price of our land is so extremely low and our terms of payment so easy, it is a waste of time to talk of leasing or renting.

If we have not on our list the kind of farm or property you want, we will gladly make it our business to find it for you, and "Our Terms are always Fair and Right."

Our list is subject to change, but we shall be pleased to keep you posted if you have not yet seen what suits you.