

The Truth About Florida

The Bunnell Home Builder

Edited by S. HOWARD

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WATCH BUNNELL GROW

No. 7

The Editor's Personal Page

FACTS AND FIGURES In ten years, between 1900 and 1910, the population of the United States increased fifteen million—about 21%; our farm area increased a little over 4%; our meat producing animals actually dropped off over twenty million in number.

In 1900 for every one hundred people we had 90.3 cattle. Ten years later we had only 68. For hogs the figures were respectively 84, going down to 61; for sheep the drop per hundred population was from 82 to 51. Think what this means! Cheap meat can not be made on high-priced land and sixty-cent corn, but the science of intensive farming will enable the farmer to raise three times as much on one acre as he can under present conditions, which will permit him to carry three times as much stock on his farm as he thinks he can now. This will build up the fertility of his fields and reduce the cost of producing meat one-half.

There are approximately ten acres of farm land per capita for the present population. Only one-half of this is under plow; the other half is woodland, waste land, unbroken land, pasture, etc. It now takes practically all we can raise to feed the people. We are beginning to import food-stuffs. In fifty years our population will be doubled. What shall we do about it?

Florida, and our own Bunnell-Dupont colony stands on the threshold of a great prosperity, if the people will realize their opportunity and make the land produce what it is able to produce.

United States Congressman A. F. Lever, chairman of the committee on agriculture of the House of Representatives, declares that our country's greatest soil productivity lies in the South, and that before many years the Nation will be forced to turn to the South for agricultural products.

"If Horace Greeley were alive today he would reverse his advice to young Americans to go west, and instead would say, 'Go South, young man,'" the congressman declared recently. "There are thousands of acres of uncultivated land in the South which in five years would surpass in production any land in Illinois or Iowa. The American immigrant tide to Canada should be turned southward. The South needs more farmers. It has the best climate and soil for crops and live stock. The open door of opportunity is the South. Come South and be prosperous."

Such advice from a man who understands conditions throughout the entire country is well worth considering, and the land owners in the Bunnell-Dupont colony who have already availed themselves of their opportunity in this respect are to be congratulated.

TIMES HAVE CHANGED

A Fable—Years ago a man had three grown sons, for whom he selected vocations. The first one was very smart, the next one was very good, the last one was very simple-minded. In his wisdom the father said: "This one, who is so very smart, I will make a lawyer of; the good one shall be a preacher; poor Jaek knows so little, I will make a farmer of him."

Put Your Dollars Into The Ground

But, times have changed. There is no occupation in the world that calls for more ability and judgment, brains, training, industry and adaptability than farming. It is a man's job. To plow and sow and reap without understanding is no more real farming than cutting a man's leg off with an ax is real surgery.

Agriculture is the basis of the nation's wealth. The soil is our greatest asset, and conserving and building this up helps every one.

The simple-minded sons are no longer chosen for the farm. It is the young men with brains and energy who are taking up agricultural courses in colleges and other schools, and are preparing to become the owners and successful managers of farms.

Education has done much to bring about this change. Boys are given farming courses in many of our high schools. They are taught dairying, fruit raising, etc., and they are entering upon this grandest vocation of all, knowing the "Whys and Wherefores" of farm life.

The little flower and vegetable gardens in the cities and small towns, planted and cared for by the school children, are steps in the right direction. Everything should be done to encourage this love for Nature, this desire to plant and nourish—and then our boys and girls will turn to the farm and country life with glad and willing hearts, realizing that there is the greatest opportunity for financial, physical and moral development.

VACATION TIME North, South, East and West, people are now "taking vacations." It is the vacation season, and all over the country and everywhere in the land conditions somewhat out of the ordinary exist. Business men are away on a trip, and business men's families are away for the summer.

Many of our readers have never seen Florida, or their farms in the Bunnell-Dupont colony. Why not spend your vacation there? Do not hesitate to go on account of the warm weather. It is not nearly so hot there as you think, for it is always cool in the shade and you can sleep every night in comfort. The fact of the matter is, it is cooler in Bunnell now than in our northern cities.

It will give you a warm glow around your heart to stand on your own little farm, to get acquainted with it, as it were. As you gaze about you, you can picture in your mind's eye just what this farm will look like after a few years. Here will stand the home; there you will plant some trees; in that corner will be your orange grove; here will be the vegetable garden; there at the back porch will be the well, and beyond, the barn and other buildings.

We have no doubt but that you will want to take off your coat and get to work at once. You will feel so invigorated that it would seem a delight to clear a little patch of ground.

All good and well, but remember this is your vacation, and you are not to work too hard. You will want to run over to Ocean City, so admirably situated on the banks of the canal, just a short distance from the ocean. You will want to gaze and gaze at the broad Atlantic stretching away to foreign shores. You will want to visit the nearby orange groves, and you will find great joy in lying under some stately palms, and gazing up at the clear blue of the southern skies, flecked here and there with fleecy clouds.

Don't object if you have to encounter a few hardships (it's all in a summer's vacation), and you know before you go that Bunnell-Dupont is a new country, and that you are going to have the great privilege of helping in its development. Take time to see what your future neighbors have accomplished, and I am sure that you will return to your present homes refreshed in bodies and mind, realizing that if Florida can be so delightful in the summer months, what may you not expect of her in the winter months?

Put Your Dollars Into The Ground

By Thomas A. Verdenius



Mr. T. A. Verdenius

In these days, the United States, the wealthiest country in the world, is undergoing a period of fear. A change of politics usually brings about financial depression, although politics, in reality, have no effect upon the fundamental principles of our Government. During this period, and before, we find the great commercial interests of the country hesitating, thinking, conserving, holding back.

This would not be the proper place to discuss politics, and it is the least of my intentions to do so. I only wish to say, that I am in favor of making such laws as will benefit the great mass of people, for there are thousands of poor men and women to one wealthy individual. Abraham Lincoln, in his own inimitable way, once said, "God must have loved the common people, otherwise He would not have made so many."

I have just returned from a western trip, having covered a distance of 7,000 miles. I visited twelve western states and made a short trip to British Columbia, Canada. Just before starting on this trip, I had visited the Bunnell-DuPont colony, and have therefore traveled from the extreme southeastern State to the farthest northwestern State, within a few weeks time. On both these trips I stopped in a number of large cities, and talked with a great many business men in the hotels and in the Pullman cars, and practically every person I talked to had the same story of "hard times," "hard times."

While in Seattle, Wash., I saw several thousand idle workmen congregated in the streets there each day. I was told that in Portland, Ore., there were over 6,000 houses empty, and just lately I received a letter from one of my buyers in Canada, from which I quote the following: "I hope you can make things all right for us, as we are anxious to hold our farms, and then when the next 'hard times' strike us, and we have our land deeded, we will not care. My friend and I have had no

work for six months. He has traveled all over looking for work and could not get a job for love or money. We have walked fifty miles from home and had to walk back again, without a job."

On top of these unsettled conditions came the news, a few days ago, of the European war. Last week I wanted to pay off some of my obligations and went to my bank—which is one of the safest institutions in this city—to cash a check for \$500, but like hundreds and thousands of others in this city are now doing, I was obliged to cut my check to one-half that amount.

In view of all these facts, I am sure no one will contradict me when I state that we are having abnormal times today. I do not consider myself in a position to give the reasons for these conditions, but one thing I do know is, that these conditions exist, and the one remedy for these hard times may be summed up in these words "Put Your Dollars Into the Ground." Of course, I am not speaking literally when I say this. I met a farmer a few days ago who had placed over a thousand dollars in a glass fruit jar and buried it in the ground for a year or more, but I would not be so foolish as to advise our readers to do that. However, I do believe that it is the duty of every man and every woman to save a part of his or her earnings each month, and if they will not, they are doing themselves a great injustice and the loved ones who are depending on them.

I know what it means to have to support a family on \$60.00 a month in Chicago, and I have not forgotten the time when I did it myself. I also realize that it is hard work to save, but I have never let a month in my life go by since I came to this country that I did not add a little to my savings. I bought land on the installment plan, just as I have asked you to do, and I have never regretted it. Besides my interests in Bunnell, I have had farms in other parts of Florida, also in Illinois, Idaho and North Dakota. There has not been an acre of this land but that has doubled in value, and some of these farms are today worth several times what I paid for them.

I came to this country with a hundred dollars in my pocket, and I had to learn to speak the English language besides. I started to work for very small wages—saved my money—bought land, and held it for higher prices. Some of it I sold, some I would not sell, but I can truthfully say that I have never lost a cent on my land investments. I have seen several banks fail, although thus far I have been fortunate in never having lost a cent in any bank. I have bought stocks and bonds and have lost on my investments, but I can not see how any man, with good judgment, can ever lose any money by buying land. Some people have accused me of being a little fanatical on the subject of land, but again I repeat that the best solution for hard times is "Back to the Land."

Panics are man-made. Have you ever stopped to think that the only man who is safe at all times—in panic or prosperous days of the nation—is the farmer? The farmer can, with ease, produce more than

enough for himself and his family, and is almost always able to help feed the multitude. Then—"Put Your Dollars Into the Ground." Where? I will not answer that question. If I were to tell you at Bunnell, you probably would accuse me of talking from a selfish standpoint. It is true that I want to sell land, but I have never said to any one that Bunnell was the only place to buy. I believe in Bunnell—my heart is in Bunnell—and I am convinced that Bunnell is all that I have ever claimed it to be, but I am broad in my ideas, and I believe that any man who buys land, East or West, North or South, at a conservative price and pays what the land is actually worth, that he can not make a mistake. Remember, I do not say to buy swamps, rocks, mountains or rivers, but LAND—dirt that will produce a crop. It is up to you as to what part of the country you desire to locate in. If you want to raise wheat and live in a country where you have large fuel bills to pay, and six or seven months of winter, I would not advise you to go to Florida. But, if you want to raise oranges or grape-fruit, and enjoy the balmy sea breezes throughout the entire year, then I certainly would not advise you to go to Canada, but I would say, COME TO FLORIDA.

Some people have misunderstood Florida, and if you have the impression that all you have to do is to buy a 10 or 20-acre tract of land in Florida, and that all your troubles thereafter will be over, you are sadly mistaken. Some settlers have come to our colony without practically any money, and it has been hard for them to succeed, but I have never advised any one to come unprepared. Remember, that Bunnell is a new country and that jobs are not as plentiful as in an older and more settled community. Therefore, come prepared, and, if possible, pay for your land first and get a deed for same, so that you will not need to worry about your monthly payments, and have enough money to pay for building your little home, fencing your land, buying farming implements, chickens, a cow, a horse, etc. Besides that, you should have enough money left to live on until your first crop has been harvested. If you manage properly, you can live cheaper in Florida than in any other state in the Union.

On your arrival in the colony, fence at once one acre of land around your home. A plot of ground 100x100 feet square will be sufficient for a garden and will furnish your table with the choicest vegetables all the year round. A small flock of chickens will start you in the right way. A few dollars will give you a start in the hog business, on a small scale. Of course, it will not be anything great, but you can secure a couple of hogs when you first come, at a small cost, which will increase to a dozen or more before the end of the first year.

Money in Bunnell, well invested, backed up by a little labor investment, and the balance of what you have saved before you came to Bunnell, held in the bank, will see you through. After you have your little farm started, you will be free from paying

Put Your Dollars into the Ground
(Continued)

rent—you will have no coal bills, and you will have cut out almost altogether your business with a grocer and butcher and will be on your way towards independence.

Now, the problem for you is not only to make a living, but to so employ your time and judgment in the operation of your 10 or 20 acres of land, that you will be able to make money to lay away in the bank, and at the same time improve your farm from year to year until it becomes a valuable asset to you.

Practically all of the readers of the Home Builder have bought land of me in the Bunnell colony. It is the least of my intentions to discourage any one, but if you are not fully prepared to come this year, wait another year, or even two or three years, for you can not afford to make a failure, and you will meet with success if you follow my advice.

If you have a contract with the Bunnell Development Company for a farm, you certainly can congratulate yourself in having made such a start, and every day brings you one day nearer to the time when you will be your own boss and can work on your own farm in Bunnell, but again I state, do not let your ambition run away with you by coming unprepared.

And to you reader of the Home Builder, who are not a buyer—what provision have you made for old age? Are you spending all your money now? Then what will be the result when the infirmities of age overtake you? After you have toiled for years in mills or factories, risking life and limb, must you fall back on some friend or relative to care for you in your old age? Start right in now to secure a home of your own, for you will soon look back with pride and satisfaction upon these days of saving, and regret that you did not begin earlier.

If Bunnell does not suit you, go where you will be satisfied, but by all means—“Put Your Dollars Into the Ground.”

GOOD SENSE.

Keep it before the people of Florida that there is more money in pigs than in politics, and very much larger profit in steers than in statesmen. This is not mere alliteration; it is good, hard sense, the solid truth, and with the price of beef going up all over the country, and Florida the best place in the world to raise cattle in, we can add many millions to the wealth of this State in the next few years by going in for cattle. There is no better money crop.—Lakeland News.

NEW DRIVEWAY TO BEACH

A new driveway is being constructed from Ocean City to the beach which will be a great improvement over the old road. A high and dry road bed will be thrown up and covered with shell for hard surfacing.

The contract for the dredging work was let to Mr. S. F. Smith, of Daytona, who has already had a crew at work on the job over a week. The road, when completed, will be twenty feet wide with a canal of the same width alongside of it. The dredging work will be finished in about three weeks.

A draw bridge will be constructed across the canal at Ocean City which will connect this road with the one leading from Bunnell to Ocean City.

Sugar Cane as a Staple Industry in Florida

Especially Profitable for Making Syrup, the Demand for Which Greatly Exceeds the Supply.

Dame Nature has favored all sections of our country, so that one or more staple crops can be relied upon at all times; and while many of these industries have lain dormant for years before their true values have been determined, in no section has the industry of sugar cane growing been neglected as much as in Florida, when it should be the leading staple industry, from the fact that a crop failure has never been known, and no other crop offers as good returns for labor and money invested.

Then, again, the demands for syrup and sugar are greater than the American sup-

ply, and has been compiled from reports of those who are, today, considered an authority on this question. Assuming that the land has been cleared and ready for the crop, we have, figuring on the basis of one acre:

Four tons of seed cane at \$4 per ton.....	\$16.00
Breaking ground and planting.....	12.00
Four plowings at \$1.50 each.....	6.00
Fertilizer and applying same.....	20.00
Stripping, topping and cutting 20 tons of cane, average crop per acre at 50c per ton.....	10.00
Hauling cane to mill, 20 tons at 50c per ton.....	10.00

Total cost per acre for first year.....\$74.00

On the second and third years there is no seed cane to buy, nor the expense of planting, which effects a saving of \$28.00 per acre, so we have a net cost for the second and third years of \$46.00 each year, making a total cost as follows:

First year.....	\$74.00
Second year.....	46.00
Third year.....	46.00

Total cost three years.....\$166.00

or an average cost of \$55.53 per year; thus delivering the crop of 20 tons per acre to the mill at a cost of less than \$3.00 per ton.

Now, as to the value of this cane, this depends entirely on the amount of juice extracted. With animal and small power mills, the extraction rarely ever exceeds 50 per cent, while with mills capable of extracting an average of 75 per cent, we have 40,000 pounds of cane, with 75 per cent extraction would yield 30,000 pounds of juice at an average of 9 degrees Beaume. To reduce this to 36 degrees Beaume syrup will require 80-91 per cent, or 24,273 pounds of water to be evaporated, leaving 5,727 pounds of syrup, or 572 gallons, at a gross delivered cost of 10c per gallon. In other words, we have produced in three years on one acre of land, 1,716 gallons of syrup at a cost for three years of \$166.00. . . .

The reader can readily see by this what the average cost and results are from sugar cane, and, as stated above, there is no other staple crop offering such attractive profits as found in sugar cane which will, in the near future, be the leading industry in this State.—F. W. Johnson, in “Florida Grower.”

(EDITOR'S NOTE: Sugar cane has often been called the “lazy man's crop.” Of course this is not necessarily so by any means, but it is an ideal crop for those who do not care to engage in intensive farming, and it is safe and sure.

Assuming 50 cents per gallon as the average selling price for syrup, it will be noted from the above figures that the product of one acre (1,716 gals.) should yield \$858.00 against a production cost of \$166.00, plus a nominal manufacturing cost. There are, however, many instances where the returns have been much higher than these figures.)



Mr. Gettert in a Field of Sugar Cane near Bunnell

ply, as evidenced by the enormous imports each year, thus proving that a good market at good prices awaits those who will give this industry their attention. . . .

One of the noticeable facts is that there are a number of different kinds of sugar cane grown and, strange to say, they all do well, regardless of soil conditions, whether planted on sandy clay, loam or muck ground. It is true the yield will be greater in some soils than in others. This may be due to intense cultivation and heavy fertilization. Still, the fact remains that sugar cane is a marked success in Florida. This is, to a great extent, due to the climatic conditions, as nowhere in the United States will be found a country so favorable for sugar cane cultivation as Florida. We have an ideal climate, with sufficient moisture and a scarcity of insect life that is marked.

For the benefit of those intending planting sugar cane, the following table of costs can be relied upon as being the average



Beautiful Scenic Road East of Bunnell. The New \$650,000.00 Highway Connects with this Road.

WORK TO BEGIN ON THE NEW BRICK HIGHWAY SHORTLY.

It was expected that work would have been begun before this time on the new \$650,000.00 highway through St. Johns county, but there have been a great many preliminaries to be attended to after the contract for the work was awarded. However, we understand that the road commissioners were to have signed the bonds on August 4th, and that the contractor would then be instructed to go ahead with the work.

The commissioners contracted with the J. B. McCrary Company of Atlanta to do the engineering work. The firm were to begin laying the levels for the highway immediately upon being notified that the money was advanced and the county ready. The Construction Company is preparing to have brick rushed into the county, and as soon as they are given some of the levels they will start three gangs of men to work. Each gang is required to lay a mile of the brick a month.

It will no doubt be interesting to our readers to learn that the entire bond issue of \$650,000.00 was sold to J. J. Heard of Jacksonville at a premium of \$2,100.00. This very plainly demonstrates that the bankers think favorably of St. Johns county, for it is quite often the case that bond issues of this kind sell for less than par.

EAST FLORIDA FAIR ASSOCIATION ORGANIZED.

A county fair is always an interesting feature. There we have the opportunity of studying the products of that community, of noting the class of live stock raised, and of observing conditions generally in the county. County fairs are held annually in various sections of Florida, but so far there has been no such organization on the northern east coast of Florida.

The progressive citizens of this section of the state, realizing the great advantages to be derived from such a fair, met recently in Palatka for the purpose of organizing what will be known as the East Florida

Fair Association. The counties of St. Johns and Putnam are the instigators of this movement, we understand, but Duval, Clay and Volusia counties have been asked to co-operate in the movement, and five such counties should arrange a most successful fair.

At this writing we are not in possession of complete information regarding this organization, but the purpose is to hold a fair late in the winter that will attract visitors and tourists from all parts of the country. At the first meeting a charter was read proposing a capitalization of \$100,000 with shares of stock at \$5.00 each. Several sites for fair grounds on the east side of the St. Johns river were considered, each offering unusual advantages of access by river, railroad and hard wagon roads. The sites bordering on the river are covered with splendid oak and magnolia trees, affording shade and convenience of uncommon excellence.

A race track and ball ground will be provided, and the river front with a wide expanse of water will give an opportunity for water sports of all kinds.

Our own St. Johns County is entering into this movement very enthusiastically and we believe that each county will be greatly benefited by such an annual assembly.

A fair is of splendid benefit at all times, because:

It shows the homeseeker and investor what Florida soil will produce.

It arouses interest in scientific farming methods with their attendant better crops.

It brings the people of the section represented together for several days, promoting acquaintance and bringing about a profitable exchange of ideas.

And there are other benefits equally to be desired.

If such a fair is held this winter it will be a success, and it will not be more than a year or two before each of the counties can hold its own fair because interest will have been aroused.

PROVIDE YOURSELF WITH A PIECE OF THIS EARTH.

(By E. I. Sherman.)

War in Europe is bound to seriously affect business throughout the world. Today business men are watching the European situation very carefully. We do not know what effect it will have on our own country, but we do know that only those who own and till the land need not worry.

Like a thunderbolt, unexpected, the news spread about one of the greatest of wars among the great nations of Europe. First reports were considered as newspaper sensations, which every one believed were without foundation. It took but a few days to awaken the people everywhere to the fact that the report of the coming big war is in reality the Blackest and Gloomiest outlook for the present generation.

No one can foretell the consequences—no business man knows how long the strain will last, or when he will be forced to give up. No workingman knows how long he will be able to provide for his family. Here again let us look at the man who owns and tills a piece of land. He does not worry about high prices of eatables—he raises everything he needs in his garden, he has his own poultry, eggs, butter, milk, and in fact everything of the very best for himself and his family. War, or no war, he need not worry how high the price of food becomes, he need not worry about raising rent money, fuel money, etc. MR. FARMER has considerable to spare besides what he eats, and when thousands of city people are practically starving, he gets high prices for his surplus.

During ordinary quiet, prosperous times, when land colonizers are pointing out (through literature and otherwise), the necessity of securing a piece of earth for such emergencies, only one in a thousand takes such glorious advice. Usually, they say, "Oh, that's a Land Agent's talk, etc.," but now the 999 out of the 1000 realize that the one (1) who took the advice of that Land Agent is the only fortunate one out of the 1000.

It is too late for many to become independent owners of Land and Home because they waited for prosperity in the cities until they have spent the last dollar, but there are yet thousands in every

Put Your Dollars Into The Ground

city who could better their condition TODAY. Many do not know where to go—others who have read and heard about the wonderful opportunities are too skeptical. They are looking for “knockers,” who are able to knock them out of the idea of owning land—and these you find wherever you may turn.

This war—these high prices of everything you need—this scarcity of money, whether he be a banker, merchant or workingman, should be sufficient reason for each and every man to be anxious to provide himself with a piece of this earth on which he will be sure to make a living, no matter what happens—War, Panic or Fire.

MR. WILLIAMS EXPECTS TO MARKET 2,000 CHICKENS THIS WINTER.

Mr. Thomas A. Verdenius,
Chicago, Ill.

Dear Sir:—I am right here plugging away and intend to be here for many years to come, as I came here to make it my home and I will do as I intended to. I have planted some sweet potatoes and am raising lots of chickens. I am running two incubators at the present time and contemplate buying another large machine, as I expect to market about two thousand broilers and frying chickens this winter—that is, if I can get eggs to set at the right time. This and my sweet potatoes ought to pay for the land.

Come to see me when in Bunnell and I will show you, in a few months, that I am not only talking, but am doing things.

Yours truly,
M. M. WILLIAMS,
Florida.

*THE BEST BANK
Is a Bank of EARTH.
It never fails,
Nobody can rob it.
It yields interest in health,
Happiness and comfort.
It is the best friend of old age.*

“One will have to go a long way to beat Bunnell”

Says Mr. Harrison, formerly of British Columbia

St. Augustine, Fla.

Mr. T. A. Verdenius,
Chicago, Illinois.

Dear Sir:—I now take the privilege of writing you in reference to the Bunnell colony at the potato harvest time. I must say that I certainly had a great surprise. As you know, I am staying some 40 miles north of the colony, and the surprise was, that I thought I had as good crops as any one, but when I went out around my brother's place, about three miles south of Bunnell, and saw his crops, also his neighbors, I had to tell them the truth about things up here at St. Augustine. I can assure you they looked at me when I told them that they had a hundred chances at Bunnell to our one at St. Augustine at raising anything. Up here at St. Augustine it has been dry and things seem to dry up soon, but there at Bunnell the fine green corn, luscious tomatoes, and other vegetables, make one feel like getting busy. Everybody was engaged in the potato business—digging, hauling, etc. It was certainly a sight to see load after load hauled away for shipment.

I must say that any one will have to go a long way to beat Bunnell in growing stuff. Of course, there are lots of things that can be made a great success here, besides growing Irish potatoes. There are good openings for the man who will get a move on him and tackle anything that comes. Such a man will win out here. Of course, the same as elsewhere, we meet with some that growl—they always did growl and always will. After spending more than a year in Florida, I have seen and learned quite a lot and I am quite willing to still learn.

I consider this to be a paradise for the man who understands poultry raising.

As I like to experiment a little, I have knocked around and found out quite a few fine poultry plants in this country, and have seen some of the best birds they raise.

I have also had the happy experience of raising and producing some excellent laying birds from a little flock I gathered together. You have to “go some” to get pullets to beat mine. I have birds that have laid from 18 to 24 eggs each, at the age of five months. This is not so bad after all. I have another strain I am working up for broilers. They weigh 2½ to 3 lbs. at 12 weeks, besides being a heavy laying strain.

As far as Indian Runner Ducks are concerned, they are fine and very productive. I am aiming to have 75 or 100 laying this fall of this class. Who can kick at Florida for poultry?

I want to tell you, that after spending these many months in Florida, I realize that I have found here my “permanent home.” I like it better all the time, and I must say, without fear of contradiction, that we have the finest climate in the world.

Yours sincerely,
SAM J. HARRISON.

MR. GILBERTSON SAYS THE CLIMATE OF BUNNELL IS THE BEST IN THE WORLD

Mr. Thomas A. Verdenius,
Chicago, Illinois.

Dear Sir:—As I am now home after a trip to Florida and the Bunnell-DuPont colony, I am going to let you know how I like it down there. I stayed there two months in the warmest time of the year, and I like it fine. The climate is the best in the world—a nice breeze every day, with cool, restful nights.

I must say that I am well pleased with the colony and the people there, and any one who is willing to do his share, can do well on a little farm in the Bunnell-DuPont colony.

Very truly yours,
H. GILBERTSON,
Minnesota.



When the New Brick Highway in St. Johns County, extending through the Bunnell-DuPont Colony is completed, there will be 400 miles of hard surfaced roads between Jacksonville and Miami. The above picture is a section of this road taken east of our new tract.

Every Day Happenings In and Around Bunnell and Dupont

As Contributed by Bunnell Correspondent During the Month

CITY DIRECTORY

Church Services:

METHODIST CHURCH

Preaching—Sunday, 11 a. m.
Preaching—Sunday, 7 p. m.
Sunday School—10 a. m.

Secret Orders:

A. F. & A. M., No. 200

Meets every second and fourth Tuesday at 7 o'clock p. m. in Masonic Hall, second floor Bank Building.

KNIGHTS OF PYTHIAS

Mohawk Lodge, No. 128, meets every first and third Monday at 7:30 p. m. at Castle Hall, in Bank Building.

LOCALS

Rev. Smith Hardin, Presiding Elder of the Palatka district, delivered an interesting discourse at the Methodist church last Thursday. Quarterly conference was held.

Work on the new Catholic church at Korona has begun. This church when completed will cost about \$3500.00. Rev. A. Bazyk now of Minnesota will arrive in the colony some time in September.

The fall term of the Bunnell graded school will open Monday, September 28th. The faculty in charge last year—viz., Prof. B. F. Buchanan, principal, and Mrs. B. F. Buchanan, assistant—has been re-elected for another year.

Bids for the contract for building the Masonic temple, ranging from seven to nine thousand dollars, were received at the regular meeting of the Masons Tuesday night. No bid was accepted, however, as the committee desired some time for consideration.

Mr. Washuski has just completed one of the handsomest residences in this section at Korona. The cost of the building was approximately \$5,000.00.

Mr. Mazure has a force of twenty men at work on his tract of land, getting the same into a state of cultivation. He will have twenty acres cleared and planted this year. On ten acres of this an orange grove of 1,000 trees will be set out.

A handsome cottage was completed on the beach for Mr. I. I. Moody last week.

Mr. Rutherford White, of Bend, Oregon, arrived Saturday to look over his ten acre tract of land in the Bunnell colony. When he left he said before another year passed he would return bringing with him his mother and sister, and make Bunnell his home.

Mr. Crowson is growing a great variety of crops. His diversified farming includes peanuts, chufas, sweet potatoes, cotton, sugar cane and corn, all of which are looking exceptionally fine. In addition he has a herd of 40 or more hogs. Mr. Crowson has found there is good money in raising hogs and has solved the problem of converting Florida crops into cold cash.

Mr. Gilbert Miller is building a nice residence on his property three miles south of Bunnell which will be completed and occupied in a few weeks.

Mr. H. B. Morehead, of New Castle, Indiana, recently purchased the farm of Mr. A. S. Wylie. Mr. Morehead and his family will take possession on September 1st. The farm will be operated by his son-in-law, while Mr. Morehead will take steps toward establishing some mail routes from Bunnell.

Mr. O. C. Mosby, one of the most successful farmers of this section is growing some summer crops of field peas, soy beans and other forages on his farm at Black Point.

Mr. and Mrs. J. W. Wagoner have moved into the new cottage just completed on their farm four miles east of town.

Mr. J. H. McKnight is doing a lot of improving on his farm southwest of town. He is having several acres cleared for cultivation and fenced.

The true value of land in this section is shown by the recent sale of a 35 acre farm which sold for the consideration of \$10,500.00, that is, \$300.00 an acre.

The land is situated near Hastings and was owned by M. A. Minton. August Craft, of South Dakota, who came to St. Johns county only a few weeks ago with his family, was the purchaser.

The crop now planted on this farm and an equipment of farm tools were included in the sale.

The land in the Bunnell Colony is just as valuable as the land that brought \$300.00 an acre. All it needs to bring such a price is development.

Mr. G. A. Cain, tie inspector for the Florida East Coast Railway, was in Bunnell several days of this week checking over the cross-ties gotten out in this vicinity.

The cutting of cross-ties has become quite a money-making industry in this section. Mr. Cain reports that during the first half of the present year approximately thirty thousand ties have been bought by the railroad company at this point. At forty-five cents each, the prevalent price paid for No. 1's, this number of ties brings into Bunnell the aggregate sum of \$13,500.00.

F. D. Barmington dug some of his new crop of sweet potatoes Saturday which sold at \$1.25 per bushel.

Miss Lucia Hudson, the St. Johns county supervisor of girls' canning clubs, of St. Augustine visited Bunnell Monday and Tuesday and gave a demonstration in the school building Tuesday afternoon.

Mr. S. R. Bruner arrived here in August 1913, from Kentucky, settling in Section 20 Range 30. He cleared and broke eight acres of land; the following March he planted six acres of this land in watermelons, using 1600 pounds of fertilizer on the six acres. He had on the six acres of land over 15000 melons.

The first load that Mr. Bruner brought to Bunnell netted him \$30.75. This load was picked from three 50-foot rows. They were the Tom Watson variety.

Five hundred freight cars ordered by the Florida East Coast R. R. are now being received.

The order has been placed for some time. The cars have been coming here, several at a time, but the entire five hundred will soon be accounted for. This will greatly increase the capacity of the system for the rapid handling of freight.

Mrs. G. C. McArn has contracted with J. E. Kuhn for the clearing and putting into a state of cultivation ten acres of land southwest of town on the Moody road. This will be ready for planting in potatoes this winter.

A seven room cottage was completed recently by the Johnson Lumber & Supply Co. for Mr. H. D. Miller just beyond Seminole Heights on Moody boulevard.

Mr. Worges and Mr. Faries, of Ethridge, Tennessee, visited Bunnell the first of the week while on a prospective tour of Florida. They were favorably impressed with Bunnell. Both purchased tracts east of town which they will cultivate and reside on when they return with their families three months hence.

A co-operative store is soon to be erected at Korona. It has been capitalized for several thousand dollars. Mr. Frank Rezmer of Chicago is the president of the Society.

Korona is rapidly pushing to the front. Application has been made for a postoffice, and a depot and side track will be constructed immediately on the F. E. C. R. R. at the town site three miles below Dupont.

A warehouse and dock have recently been erected at Ocean City.

Mr. Gilberson of Minnesota has recently made considerable improvements on his farm near Gore Lake. He has returned to the north, but will locate here permanently in a few months. His father, brother and two friends have farms in the colony.

Arrangements are being completed for the establishment of an ice plant in Bunnell. The colonists will welcome this new industry as it will reduce the present price of ice from 25 to 50 per cent.

Another new brick building is completed in Bunnell. The ground floor will be taken up by a barber shop and a garage with a spacious floorage. The second story will be composed of office rooms.

Mr. J. M. Disney is erecting a residence on his twenty-acre tract southwest of town. Mr. Disney came to Bunnell about three months ago and will soon have his tract developed into a productive and improved farm.

Mr. Robt. White has been plucking an abundance of watermelons from six vines growing in his garden. Besides what were eaten and given away to friends he has sold approximately ten dollars worth from these six vines.

"People are Pouring into Florida like Water Over Niagara Falls" Says Mr. Brown, who came from Princeton, Indiana

Mr. Thomas A. Verdenius,
Chicago, Illinois.

Dear Sir:—I want to tell you what I think of Florida, after spending two summers and winters here. I will say, in the language of Roosevelt, that I like it "bully." I have always found the summers fine, with a good cool breeze from the ocean and Gulf of Mexico.

When I left Princeton, Indiana, December, two years ago, I left almost frozen, with heavy winter clothing on and a heavy overcoat as well. That overcoat my wife burned up to get it out of the way, as I have never had any use for it since, and we never wear heavy clothing here, winter or summer.

Bunnell, in St. Johns county—not far from Hastings—is in the midst of the greatest Irish and Sweet Potato section of the South. When I left Bunnell there were thousands of acres of potatoes in that county, and I was told they produced from 40 to 60 bbls. to the acre, selling from \$3.50 to \$7.50 per bbl., the price varying according to the time of shipment.

I have been nearly all over the State of Florida. From Miami to Tallahassee there are acres and acres of Celery, Lettuce and Tomatoes. I know people who made \$250.00 an acre on lettuce and from \$100 to \$150 an acre on tomatoes. You can't beat it on an average in the world, and I know several who have made as high as \$1,000 per acre on celery.

I see in the Clarion News of Princeton, that Indiana had a big crop of wheat and made an average of 20 bushels to the acre at 90c per bushel. According to that, the highest price was only \$18.00 per acre, and the expenses to be deducted. Don't talk your high priced northern land to me—Florida is good enough for this chicken, and I am not a spring chicken at that, and know what I am talking about. I have had enough of the northern winters and small crops. Have been over the road too long for my own good. A man is a fool to spend his life in the north if he has the means to get away. At Princeton this summer it registered up to 103 and that day it was only 88 here and a good cool Gulf breeze.

When I left the cold north, I was almost dead with catarrh and my wife was very bad with the rheumatism. We are now both well and enjoying the finest climate in the world.

Here in Florida we have the largest hotel in the world, located at Palm Beach. At Tampa we have the longest bridge span in the world—at Mulberry, near Tampa, the largest phosphate mines in the world. At St. Augustine—the oldest city in the United States—is located the finest tourist hotel in the world. At Jacksonville we have the longest brick roads in the United States, and they are now building fine hard roads from Jacksonville to Miami on the East Coast, passing through the Bunnell-DuPont colony.

People are pouring into this State like water over the Niagara Falls, and the land is increasing in value right along. Two

years ago I bought land at Bunnell, Florida, in the great potato belt, at only \$30.00 per acre, on terms of 50c an acre per month. Today the same kind of land is selling for \$50.00 an acre. Land throughout the entire state of Florida has been steadily increasing in value, and this has not been a land boom—the demand is what makes prices.



Mr. Morgan of Oklahoma in a Bunnell Flower Garden

Just received a letter from a Californian saying that hundreds of families are coming to Florida, as land out there is selling for from \$500 per acre cash and up. Why should they not come here where we have the best climate in the world, and are over 2,000 miles nearer the great markets of the United States than California.

Here we have no killing frosts—no cyclones, blizzards or freezeouts. It is never too hot in summer or too cool in winter, and there is plenty of rainfall. We have over 300 growing days and can grow from three to five crops on the same land. I have cleared up my lot, and inside of four months I have raised two crops and have the third crop now started. You can raise anything that grows, except apples and wheat, but the other crops pay several times more. Remember, the Government census shows that Florida averages \$109.76 per acre. Where else can you beat it?

Now these are facts, no real-estate boom. I have no axe to grind; all I have had in mind is to secure a good place for myself, my friends and neighbors—a place where I am not ashamed to look my friends in the face and say—"I told you about this Land of Promise—you would not believe me until you came and saw for yourself," for Seeing is Believing.

H. E. BROWN,
Florida.

"Bunnell Takes the Cake—Just What You Claim for It" Writes Mr. Wright of Canada

Mr. Thomas A. Verdenius,
Chicago, Illinois.

Dear Mr. Verdenius:—At last I have paid a visit to Bunnell, and inspected the 15 acres standing in my name, and, being in a hurry, and my time limited, I could not put in the time there I would like to, but I saw enough to satisfy me that it is O. K. and just what you claim for it.

I believe Bunnell has a great future, with a little more energy spent in its development. I found the climate all that could be desired, and not so hot as I expected—89 degrees—one reason why I went in June. The class of people are of the finest quality and willing to give all information asked for.

I found the soil to be a black sandy loam, and with exposure to the air, will be good stuff. To release the small proportion of tannic acid, which I know it contains, exposure to the air will do that. I obtained samples for testing purposes. I found the land could be easily cleared—the stumps also—and I honestly believe that fertilizer can be dispensed with by the people taking up mixed farming—put some of the land in pasture, raise a few stock cattle, as stock manure can not be beaten.

The water I found can be obtained from 8 to 20 feet—the deeper the better. Samples taken shows that it contains traces of sulphur and iron, and what is better for the human blood than that? I got my share down all right.

I notice it would be a wise plan to get rid of those razor-back hogs and replace them with good stock upon respective farms, and not let them roam at will—put some meat on them and turn them into money.

Poultry is needed—butter, cheese and eggs—all could be produced around Bunnell. Let the people get busy and walk fast like I do—it won't hurt any. But, taking things in general, and the age of Bunnell—you have a fine town and good land and water, and I believe will produce anything outside of wheat and apples, and even that in time. I visited other sections in the State, but Bunnell takes the cake.

And please let me know, at once, about a town lot—the closer to the depot and Moody Road, the better. Locate me one there, if possible, and the money is yours—corner lot, please.

I might say in conclusion, my property in Canada is now for sale. That means Bunnell for me as soon as possible—wife and all.

Thanking you, I am,

Yours respectfully,
WILLIAM THOMAS WRIGHT,
Canada.

Put Your Dollars Into
The Ground

Do You Want A Bunnell Town Lot for \$50.00 ?

If so, you must send in your order for it before September 15, 1914.

We still have a few choice residence lots in Bunnell which you can purchase for \$50.00, on the easy payment plan of \$5.00 per month.

We have only a few of these lots and you can not secure them at this price after September 15, for on that date the price of all lots will be advanced to \$75.00 and up.

Bunnell is in the midst of a growing agricultural district, and every lot in the town is bound to increase in value. Think this over, and if you want one of these lots, send in your order for it at once.

We have also some beautiful town lots for sale at Ocean City, which are especially desirable for people who wish to spend the winter months in Florida.

If you have not already bought a farm in our colony, we wish to remind you that we still have a few good farms for sale in the new tract, which can be purchased for \$35.00 an acre, on the easy installment plan of \$1.00 an acre each month.

Remember this price holds good in the new tract only. All land in the old tract is now \$50.00 an acre, and we have but very few farms left for sale at that price.

Address communications and send all orders to

Thos. A. Verdenius

108 South La Salle Street

Chicago, Ill.

A FAILURE WITH TWO LEGS AND A SUCCESS WITH ONE.

"He was pegging along the road with one good leg and a wooden one," said the real-estate lawyer who tells the story. "'Get in and ride,' I said. And he slowly clambered into my carriage.

"I soon learned that my passenger had worked for a railway, and had lost his leg by an accident. He himself was largely to blame for it, and so he had not been able to get any damages. He was on a tramp, looking for work. He said he wasn't going to stay at home and eat the bread that his wife earned by taking in washing. If he could do nothing more, he could at least subtract the cost of his board. With him away, there would be better fare for his wife and the three children.

"I was on my way to look at a small farm that I thought of exchanging for another piece of property that I held. The farm had eleven acres of land, and a house and barn in fair condition, but it was some distance from a railway station. I said to my one-legged companion, 'I'll make you a proposition. If I take the piece of land I am going to see, I'll put you on it with your family for the rest of the year'—it was then in May—and it won't cost you a cent. At the end of the year, if you make a go of it, and are satisfied, I will rent you the farm or you can buy it of me.'

"Well, I got the little farm, and the ex-railway man and his family moved from the city into the house. I helped him to a cow and some hens, and also paid a chattel mortgage on his cookstove, so that he could take it into the country.

"The first year he set out strawberries and raspberries, which were, of course, of no immediate profit, but with the aid of his cow, his hens, and his garden he was able to live. At the end of the year I sold him the place on 'time,' for eight hundred dollars.

"Little by little the man increased his flock of hens until he had four hundred. He started an asparagus bed. He set out more strawberries and raspberries, and he bought another cow.

"His house was on a state road that was much used by automobiles, and he sold many of the products of his little farm to the passers-by, who were glad to get perfectly fresh eggs, butter, berries, and garden stuff, and paid well for them. He would set out whatever he had for sale on a table by the roadside, and one of the children would 'tend store.' In this way he made nine hundred dollars in one year.

"In seven years the place was all paid for, and the improvements he had added by putting up new buildings and enriching the soil made the farm worth several hundred dollars more than it was when the purchase contract was signed.

"If the man had kept both legs, and remained in the employment of the railway company, he would probably have had to work at a wage for some one else all his life—and very likely live in a tenement that looked out on a back alley in the city. Now he is independent, prosperous, a man of property. His children are healthier and stronger than they ever were before, and he is hopeful and happy.

"He had made a good deal of a failure of life when he had two legs, but he succeeded with only one leg when he became a farmer."