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# AGRICULTURAL RESOURCES IN THE

## PANHANDLE OF TEXAS



ON THE  
LINE  
OF THE

DENVER, TEXAS & FT. WORTH R.R.

MATTHEW  
NORTHROP & CO  
BUFFALO, N.Y.

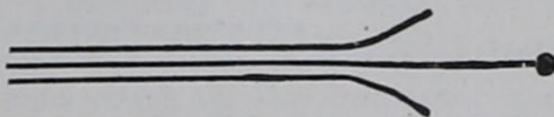
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TEXAS   
Pan Handle

. . . ON THE LINE OF THE . .

Denver, Texas & Ft. Worth Railroad

**"PAN HANDLE ROUTE."**

## DENVER, TEXAS & GULF.

# Denver, Texas & Ft. Worth R. R.

## FT. WORTH & DENVER CITY R'Y.

“PAN HANDLE ROUTE.”

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## INTRODUCTION.

A NEW agricultural empire of vast extent has been thrown open for the homeseeker to enter and occupy, by the completion of the DENVER, TEXAS & FORT WORTH RAILROAD, which was opened for business on March 15, 1888. This line of road extends from Denver, Colorado, to Fort Worth, Texas, passing through southeastern Colorado, northeastern New Mexico, and diagonally through the entire length of the Pan Handle of Texas. This is the only large area of unoccupied lands, of unquestioned fertility, in the United States, and which can be purchased at a price so low, and upon terms so favorable, that they are within easy reach of the humblest son of toil who has the ambition and energy to enter and develop their resources.

Aside from the adaptability of these lands for agricultural purposes, there is a mild climate throughout the entire year, where farmers are not, from necessity, compelled to expend the whole earnings of the summer to provide for the necessities of the winter. There are transportation facilities affording advantages with reference to established and permanent markets, where both the cost of production and consumption are much reduced, when compared with that of the older settled States between the Lakes and the Missouri River, and where the great questions of lumber and fuel supply are solved, whereby the coal fields of Colorado and the pine forests of southeastern Texas, are rendered accessible at reasonable cost.

The history of the pioneer farmers who settled and developed the great country west of the Mississippi River, in acquiring lands at two or three dollars per acre, and having them enhanced ten and twenty fold within a few years, thus creating wealth while enjoying the comforts of a life of industry, will be repeated in this new field, and with quicker results than have ever been realized in the past.

There has, for years, been a constant desire on the part of many thousands of people, to have the Indian Territory and the narrow strip of No-Man's Land open for settlement, in the belief that it is a country of great agricultural possibilities. The Texas Pan Handle equals, if, indeed, it does not surpass that territory, for agricultural purposes, and now that the transportation problem has been settled for it, and land can be secured at little cost, with good title, it remains for those who have been seeking a milder climate to take advantage of opportunities now for the first time offered to the people of the United States. Many millions of dol-

THE  
**PAN HANDLE**  
OF  
TEXAS,  
A  
New  
AGRICULTURAL  
EMPIRE.  
NOW OPEN FOR  
THE  
HOMESEAKER.

lars have been expended by those having faith in the future of this country and a knowledge of its resources. They have constructed a first-class line of railway through it, and it is their purpose to render every assistance possible in the way of transportation facilities to those who come to this country seeking homes, their purpose being to unite with them in creating what must surely be the most extensive and largest grain-producing country in the nation. The DENVER, TEXAS & FORT WORTH RAILROAD is to be a people's railroad, and the plow and the locomotive are to unite in a common purpose for a common end.

This pamphlet has been prepared with the purpose to give, briefly, such information as will prove of value to those seeking homes in the Texas Pan Handle.

<hr/> <p><b>Information</b> OF <b>VALUE</b> FOR <b>Those Seeking</b> New <b>HOMES.</b>  <b>ASSISTANCE</b> FOR THOSE <b>FORMING</b> <b>COLONIES</b></p> <hr/>	<p>Enough of experiment has been made to prove beyond any reasonable doubt that every desirable kind of agriculture may be carried on successfully in this section. It is the intention to state nothing but plain and undisputed facts, and the information given herewith is the result of that careful investigation which can be verified. It is a compilation of facts and not of fancy.</p> <p>The DENVER, TEXAS &amp; FORT WORTH RAILROAD, although not possessing any landed interest whatever, has organized a Bureau of Information and Emigration, with the sole purpose of aiding in the settlement and development of this country; and those seeking new homes are invited to take advantage of the ample resources of this department directly, that they may become fully and intelligently advised of its possibilities, and secure locations best suited to their means and desires. Where there are a number of families in a neighborhood who desire to emigrate to a new country, they should organize into a colony and settle together. By this method they take with them an acquaintanceship, and will be thus enabled to hold together and carry out their peculiar views in regard to church and school management. In a financial way, colony organizations can procure concessions and inducements from owners of town sites or large bodies of land, and who will often make large donations for special purposes to secure their location, and thus assist in a more rapid development of the adjoining country. It is even more important to the colonists themselves, as it gives them a settled community at once, where otherwise it would require years. The Commissioner of Emigration of the DENVER, TEXAS &amp; FORT WORTH RAILROAD has had a large and varied experience in colonization, and is ready to assist any people who desire to form any colony organizations, and explain the best methods of conducting them.</p>
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### THE LINE IN GENERAL.

The country from Denver south to the summit of the Raton Range, a distance of 264 miles, is entirely in the State of Colorado, and the lands are in character

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very much alike, being high and rolling, except in the valleys of the Arkansas and its tributaries. The valley of the Arkansas, being low and warm, is consequently too dry to produce crops without irrigation, but there is plenty of water for all such purposes, which may be utilized. On both of the divides—the Arkansas divide, between Denver and Colorado Springs, and the northern slope of the Raton Range—the country is sufficiently high to have a rain-fall which will produce, without fail, good crops of rye, of barley, oats, and potatoes, and which will average, in the country mentioned, as high as any in the United States.

Both of these divides are natural grass regions. Here the alfalfa flourishes; millet and sorghum make excellent fodder crops, and these sections have already developed into excellent dairy regions. There are still government lands on both of these divides, to be entered as homesteads, by actual settlers. From the summit of the Raton Range, which is the line between Colorado and New Mexico, the road runs through Northeastern New Mexico. The soil of this section is a black loam, and those who have seen the wheatlands of Oregon and Washington Territory say that it is the only analogous soil they have ever seen. Agricultural experiments in this vicinity have been somewhat meagre, but those that have been made proved successful beyond anticipation.

At the Texas State line we enter the Pan Handle of Texas and run diagonally in a south-easterly direction entirely through it, leaving the Pan Handle in Childress County. This extensive region is a vast, undulating prairie, except where it is broken by the Canadian River, which runs from west to east entirely through it, and as rich in soil as Illinois, and more fertile in promise than Kansas. Very little farming has been done in the upper Pan Handle, but there has been enough to justify the belief that it will be the great wheat-producing section of the United States, not surpassed, if equaled, by Oregon, Washington Territory, or Dakota. The average altitude being some four thousand feet above the sea, makes it a country of extreme healthfulness. Consumption and kindred diseases do not originate here. It is above the zone of yellow fever, and malaria is unknown. It is destined to become the home of a healthy, hardy race of people, and that which is true of the human race applies equally well to the health of all domestic animals. The nights are always cool, and the summers are thus more endurable here than in the Northern States, while the winters, on the other hand, on account of its southern latitude, are mild, and there is no month of the winter in which the farmer may not follow his avocation without hindrance.

The average rain-fall in this section, as shown by the meteorological tables kept at Fort Elliott for the last eight years has been 27.8 inches annually. From the upper Pan Handle the precipitation increases slightly as you approach the Gulf, until the average reaches some thirty inches annually at Dallas and Fort Worth. As

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GENERAL  
DESCRIPTION  
OF THE  
**PAN HANDLE**  
COUNTRY  
ALONG  
THE LINE OF  
THE  
DENVER,  
TEXAS,  
AND  
FT. WORTH  
R. R.

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twenty-four inches annual rain-fall is considered all that is necessary, it will be seen that there is an abundance of rain all the way from Raton Range to the Gulf.

From Childress County to Clay, the country has been improved for a few years, and it has been abundantly demonstrated to be a country producing large crops of wheat, oats, barley, sorghum, corn, Milo-maize, Egyptian corn, alfalfa, Johnson grass, Bermuda grass, potatoes, sweet potatoes, root crops and vegetables generally.

The altitude of this section is somewhat lower than the Pan Handle proper, and is therefore slightly warmer; but the climate is as inviting as the soil is rich and fertile. The surface of this portion of the country resembles the upper section in its general aspects, but is more undulating. Every variety of tree that has been

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planted, and every variety of fruit, including apples, pears, plums, and grapes, are doing well. The wild grape and the wild plum flourish everywhere, and bear enormous crops.

AN  
INVITING  
CLIMATE.

RICH  
PRODUCTIVE  
SOIL.

A  
MARVELOUS  
Fruit-Growing  
REGION.

The next and lower section, from Clay County to Fort Worth, has been settled long enough to have thoroughly demonstrated its capacity as a grain, cotton and fruit-growing region. While the wheat crop in this section may not be as heavy as in the two sections above spoken of, the corn crop is large, equaling in acre-production that of the States of Missouri and Kansas. The cotton of this region is equal in quality to any of the older States, and the average crop larger than nearly all of them. This whole country will shortly be, without doubt, one of the finest fruit-growing regions, particularly for the culture of the peach and the grape, that there is in the whole United States. This country is partially divided into prairie and timber. The famous "cross timbers" or "burr-oak openings" run through it from north to south.

The people going into this portion of Texas are of the most intelligent and thrifty people in the United States. They are equal to the average in their aspirations and desire for a high state of civilization. Churches and school-houses are springing up everywhere, and are keeping pace with the rapid development of the country. Texas has the largest school fund of any State of the Union. Half of her lands have been set apart and devoted to educational and charitable purposes. In finance, Texas is pre-eminently in a prosperous condition. She has no public debt, and a large surplus of money in the treasury, a special session of the legislature having been called to disburse the money in an overflowing treasury.

### TEXAS STATE LANDS — Conditions of Sale.

The public lands in the Pan Handle of Texas are owned by the State of Texas, and have been classified as pasture, agricultural, and timber lands. These may be settled upon and purchased at from \$2 to \$3 per acre, by actual settlers, in quantities not less than 160 acres nor more than 640 acres of agricultural lands, nor more than four

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sections of grazing or pasture lands. County clerks will give information as to the value placed upon each section of land in his county and from whom also blank applications to purchase can be procured. To secure these lands the purchaser makes his selection and describes the same in his application. The whole sum to be paid is divided into forty annual payments. The first payment in cash, with thirty-nine notes drawing five per cent. interest per annum, are forwarded to R. M. Hall, State Land Commissioner, Austin, Texas. Sale is held as effected when this application to purchase, together with the first payment and the notes properly executed covering the deferred payments, shall have been received, and filled with the commissioner.

The purchaser is required to reside upon the land for three consecutive years and make proper proof of such residence and occupancy. He has the option of paying the whole amount and receive patent from the State after three years' occupancy. He may also at any time after application is filed as above provided, sell his claim and transfer the obligation, but in no case can full title be secured until the land shall be occupied and resided upon for three consecutive years.

### HOMES AND HOMESTEADS.

There is no other State in the Union where so liberal provisions are made by law for the protection of the homes of the people from loss through debt or financial trouble as Texas. It is a part of the Constitution of the State (and therefore unchangeable by legislation) that the "homestead" of a family in the county may embrace 200 acres of land and all improvements thereon, and this may be in one or more parcels. This cannot be seized for debt, except for taxes or for the purchase money, or for improvements thereon, and in the latter case only where the work or materials have been contracted for in writing, with the consent of the wife. In a city or town the homestead may embrace a lot or lots up to \$5,000 in value, exclusive of improvements, provided the property is used as a home or as a place to exercise the calling or business of the head of the family. In case of the death of the husband the widow and children have one year's support from the estate, and if the property specially named in the law as exempt does not exist, then enough of such property as does exist may be sold for cash to raise not exceeding \$5,500—that is, \$5,000 as an allowance for homestead, and \$500 as an allowance for other exempt property.

Among the things which are exempt from any execution are all household and kitchen furniture, all implements of husbandry, all tools and apparatus belonging to any trade or profession, all books, five cows and calves, two yoke of work oxen, two horses and one wagon, one carriage or buggy, twenty hogs, twenty sheep, all provisions and forage on hand for consumption, and sundry other articles. It will thus be seen that not only is the farmer and the workman sure that he will not be deprived

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HOW  
TO SECURE  
**TEXAS**  
**STATE**  
**LANDS.**  
**40**  
**YEARS' TIME,**  
**5**  
**Per Cent.**  
**Interest.**

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of his means of support through execution, but that the family of an actual settler will not have their home sold from under them if the husband and father is taken away.

Moreover, the laws are specially favorable for the protection of the rights of women. A married woman retains absolute ownership and control of property owned by her before marriage, or acquired afterward by gift, legacy, or descent. Her separate estate is not liable for her husband's debts, nor for her own contracts, except for expenses incurred for its benefit, or for necessities for herself or children. Nor can her estate be liable for her making or endorsement of negotiable instruments. The importance of such provisions for the welfare of wives and children cannot

be over-estimated, and they have had large influence in inducing the tide of emigration which is pouring into the State.

**Especially**

**Favorable**

**Laws**

**Protecting**

**Wives**

**AND**

**Children**

**From Loss**

**OF**

**Home-  
stead.**

## INTEREST.

The legal rate of interest, where no other rate is specified in a contract, is eight per cent., but if so specified, any rate up to twelve per cent. is allowable. In open accounts, if interest is not otherwise agreed upon, the legal rate is calculated from the following January 1st. In case of suit upon contracts, and judgment being obtained, it carries interest at the rate named in contract sued upon. In case of usurious interest being charged, *all* interest becomes void, an important protection against extortion on the part of money lenders.

## TAXES AND TAX SALES.

Taxes for any given year are due and payable by the 1st of January next after assessment, and on the 1st of the following March become "delinquent," and the land may be sold.

The owner may redeem the land at any time within two years, by paying to the purchaser double the amount paid by him at the sale. Two years' crops are thus available with which to retrieve any temporary disaster.

All household and kitchen furniture, not to exceed \$250 in value, including one sewing machine, is exempt from taxation.

Taxation is limited by the Constitution of the State to two per cent. on the \$100, and can only be levied for certain designated purposes—such as roads, bridges, county buildings, etc.

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For the purpose of acquiring information for a large number of farmers in the Northwest desiring to change their location on account of the cold winters, Hon. James Wilson, of Tama County, Iowa, an expert and practical farmer of large experience and known integrity, spent two months during the winter just passed (1887-'88) in personal investigation of the resources, possibilities, and climate of the Pan Handle of Texas, through which the DENVER, TEXAS & FORT WORTH road passes. The result of his labors are given below in a series of interesting letters, and it is believed that farmers seeking new homes are warranted in accepting his statements concerning this country as being under rather than overdrawn. These letters are given just as they appeared in the *Iowa State Register*, of Des Moines, Iowa :

FORT WORTH, TEXAS, February 6th.

*Register Correspondence.*

Thirty-three years ago work in Iowa suggested a play spell. Not sick just, nor ailing altogether, but tired a little. Can't go on incessantly, as of yore, and while our State reposes under her white covers I thought it well to run down below the snow line and look at things. I may tell Iowa folks of agriculture, its advantages and drawbacks in sunnier States without danger of provoking jealousy. Iowa is secure in the intelligence of her people. Their religion, their morality, their thrift, and the excellence of their soil, happy in the advanced position she occupies among States in all respects, but may speak of what one sees in other lands with an assurance of complacency among the Hawkeyes. I will look through a farmer's eyes and tell what I see pertaining to the different departments of the farm. It may be well for us to know of the leverages other people move things with, and the disabilities they work under. I started South, resolved to get out of snow if I should go as far as the Gulf of Mexico.

I MIGHT HAVE GONE TO FLORIDA OR CALIFORNIA

and might have loaded up with oranges and apricots, but my taste is not that way. Besides, one does not want a dozen land agents bothering when one goes fishing, and meddling with one's bait, and deafening one about taking an option on thousand-dollar-an-acre land, on which to raise pomegranates or lie in wait till a greener tenderfoot happened along to take a further option at fifteen hundred dollars an acre, twelve per cent. interest, secured by bill of sale or otherwise. That's all well enough for people who feel that way.

Furthermore, I could see little that I have not heard tell of or read about. Down here it is different. Iowa competes with this locality in meats, grains, horses, and other things. Between Kansas on the north, the Mississippi River on the east, the Gulf of Mexico on the south, and the Rocky Mountains on the west, is an empire—

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**AN IOWA  
IN THE SOUTH.**

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*Hon. James Wilson,  
The Iowa Farmer,  
visits the*

*Pan Handle Region,  
and finds a  
Surprising Country  
of*

*Warm Climate,  
Cheap Lands,  
and Rich Soils.*

*"60 in the Shade  
in January,"*

*And Cool in the Summer  
on account of the  
High Altitude.*

*A Country of  
Grass and Beef and  
Grain-Growing  
Capacity.*

*Rapidly Settling with  
Northern People.*

*A New and Fair Land.*

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if I may use the term — that I know little of, but that is doing the bulk of the railroad building of the nation at present, that looks like our prairies, and that is preparing to enter the domain of inter-State and international commerce entirely independent of the commercial systems to which we in Iowa are tributary. Questions that agitate Northern people relative to hauling freight over the Alleghanies this locality will not be interested in. The gulf and the sea will stand to it in the same relations that Chicago stands to Iowa. Distributing points will be at tide-water where competition may operate.

I came to find a genial climate,

#### SIXTY DEGREES IN THE SHADE IN JANUARY,

and have reached it. Overcoats and overshoes, double mittens, and wrappers for the throat, are of no use here. A winter resort in idleness is not best. There is much to learn in new agricultural countries, and vigor is as likely to come in pursuit of facts as otherwise. A territory lies to the northwest of Fort Worth, known as the Pan Handle, that so many wonderful things are said about, that one is curious to verify them. Twenty-eight counties, thirty miles square, south of latitude 37, and west of the Indian Territory, a land of deep soil held at from \$2 to \$3 an acre, rising gradually to 5,000 feet above the level of the sea. Railroads are heading for it. The DENVER, TEXAS & FORT WORTH about completed through it, the Southern Kansas already into it, and within a few miles of the Denver road, the Rock Island on its way toward it, and others surveying routes to this last great scope of cheap land. I will look into it.

#### THE PAN HANDLE COUNTRY.

There is a sentiment that possesses one in seeing for the first time a part of our country never visited before: it is part of the United States — of our country — of my country. Every soul one meets may be a stranger, but they speak our common language. Much is common to us all. The flag floats on some building, the names on the cars connect the extremes of our land, Atlantic, Pacific, Chicago, Kansas City, Des Moines, Denver, Fort Worth. There's the telegraph, speak with home. There's the post-offices, U. S. A., write home. If you want the best hotel, ask the commercial traveler — he knows, and he is everywhere. Every part of our domain is fast assuming position in the great whole, one country, one people, one destiny. The man who neither reads nor travels has not taken full possession of his birthright. The man who reads but does not travel, can only speculate concerning the grandeur of his possessions in joint sovereignty. The American who travels abroad before he is familiar with his own country, must be about as interesting to foreigners as to a child that gets lost and can not tell where it strayed from. There is little to be seen abroad that is not excelled at home, except Lowell's "old castles," monuments of ruthless times. Every year our great missionary, the railroad, is adding to commer-

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cial America empires of great interest, particularly in the Southwest, that waited till the upper parallels of latitude were laid with steel and graced with civilization. Now its turn has come. It got much of the 12,000 miles of new road last year, and will get more next year. An interesting country, now accessible, is the Pan Handle of Texas. From what I hear it is just the place for a farmer to resort in winter. It takes a clever man to absorb half of our development.

#### MILD IN WINTER, COOL IN SUMMER.

The unique features of the Pan Handle country that make it inviting to Northern men are its low latitude that secures mild weather in winter, and its high altitude that assures cool weather in summer. Where the DENVER, TEXAS & FORT WORTH RAILROAD—known as the Pan Handle route—enters it near its northwest corner, it is 4,700 feet above the level of the sea. The country descends gradually to Fort Worth, that is only elevated 614 feet, a distance of 450 miles south.

The south line of the section of country known as the Pan Handle is not arbitrarily located, but if we take the southwest corner of the Indian Territory as the southwest boundary—and there is no good reason for it, as the land is very much the same for a long distance south—we find the southern elevation is from 1,800 to 2,000 feet above tide-water, Spirit Lake, Iowa, is the highest point in our State, some 1,700 feet, and that is several hundred feet lower than the southermost part of this winter resort of mine. If I remember correctly, Des Moines is less than 1,000 feet elevation, as is most of the State of Iowa. The Mississippi river at Davenport and the Missouri at Council Bluffs are little if any more elevated than Fort Worth, while Fort Worth is in latitude 33° and the Des Moines is in latitude 42°.

#### THE HIGH ELEVATION.

The center of the Pan Handle has over 2,000 feet higher elevation than the center of Iowa. This is what makes this region entirely different from the old Texas we have been reading about. It is entirely above the range of the fever region of the coast. There is nothing to produce malaria in man or beast. Cattle driven or shipped north from it do not give the splenetic fever to others. So well is this understood, that Colorado and New Mexico do not quarantine against it, but draw the line from below which cattle must not be taken either to the south of it.

#### A COUNTRY OF GRASS AND BEEF.

Here the cheap beef is raised that afflicts northern growers under conditions of which I am ignorant. Here grain raising is only pursued in an indifferent manner, and yet the aggregates look ominous. I thought I would look into things a little and take notes, and see whether we up north can safely rest secure in the advantages we have, of more thrift, if we are more thrifty, of better culture, if we cultivate better, and see how far we are ahead in the different departments of the farm, if we are ahead.

## ANOTHER IOWA IN THE SOUTH.

This new country is as little settled as Western Iowa was thirty years ago. A strip twenty-four miles wide separates it from Kansas, known as "No Man's Land," because it happened to be left out of all territorial or State jurisdiction. The face of the country is as fair as Grundy County, Iowa. What its agricultural possibilities are I intend to investigate and inquire into. If it has plenty of water, will grow grains and fodders, trees and shrubs, there are natural advantages here that can only be competed against by Northern farmers by the most approved methods of agriculture. Very little straight farming is being done yet. The ranchman and long-horned steer have possession together with the pioneer who follows the hunter, and the farmer who is just coming. Railroads have preceded the grain-grower instead of following him. Society consists of the villager and the cow-boy, with here and there a farmer who is making experiments. People talk about the town and the ranch. The papers speak of cattle, stock, ranches and cows. Singularly, you hear nobody talk politics, nor do the papers discuss it.

## SETTLING WITH NORTHERN PEOPLE.

Four fifths of the people in Fort Worth and north of it are Northern men. All the States are sending people here. The cotton-growers from Georgia and other Gulf States are seeking the Pan Handle to grow grain, and with a hope of attaining some day to the ownership of good cattle and horses.

The Kansas road is pouring in Northern people, so is the Santa Fé, so will the DENVER, TEXAS & FORT WORTH from the Rocky Mountain regions in a few weeks. There are problems to be settled with regard to rain-fall and the time of it, heat and cold, times of sowing and reaping, grains suitable and otherwise, that waits for intelligent minds to think out. The long-horned steer, with from ten to twenty acres of land devoted to him, makes in three to five years what a prime Iowa yearling will. Land stays below two dollars an acre holding up such steers. The active American is challenging the right of the long-horned steer to such a soil and climate as the Pan Handle, with such returns. The Northern farmer who builds sheds and barns, and grows fodder and grain, and imports the best the old world has to improve with, is looking over the situation. The poor steer, as he travels long distances to natural springs and back again to his mesquite grass, looks with suspicion at tanks being dug and wind-mills going up, and teams plowing, but his day is waning. One thing I have settled now, that is, the existence, for certain, of the famed Pan Handle appetite. Ham, beef, or pork, sir? Both, please. Which way will you have your potatoes? By the peck. Tea or coffee? Coffee first. Apple pie, peach pie, mince pie, sir? Some of all kinds, please. Home oranges or apple, sir? Both. How will you have your oysters, did you say? The raw first, then the fried, afterwards the stewed. Keep bringing till you reach the tooth-picks.

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Of my investigations into the practical things of water-supply, rain-fall, and grain-growing possibilities, I will report in the several letters I shall write hereafter. This country is a revelation to me, and I must tell the people of Iowa about it in detail. Those who are looking for homes in a warmer climate, and affording cheap lands, should investigate this region.

JAMES WILSON.

FORT WORTH, February 21st.

*Register Correspondence.*

The movement westward of population since 1860 has been principally north of the fortieth parallel. Railroad building, the building of towns, and the development of the Mississippi Valley has been principally in the Northwest. That has a climate varying little from that of the Eastern and Middle States. European immigration has been mostly diverted westward on the upper parallels, and with congenial experience, as it came generally from the latitudes of Europe having similar customs. The conditions of human and animal life in latitudes where snow lies in winter have become second nature to people of the Northwestern States. Expensive provisions for winter for man and beast, strong food, abundant fuel and warm clothing for the former, and warm barns, grains and fodders for the latter, are considered matters of course. The profits of labor in summer by families are largely consumed in winter in keeping out the cold, and the best sentiments of our nature find free course in helping to feed, clothe, and warm our unfortunate fellows. The farmer has nice calculations to make in our upper latitudes regarding what it will pay to winter over. Some farmers feed half of the year, the most provident do not escape feeding a third of the year, when winters are unusually mild.

The opening up of the Southwest is bringing into convenient reach sections where farming will be conducted under

MUCH MORE FAVORABLE CONDITIONS,

both as regards providing for the family and as regards the carrying over of stock. The Pan Handle of Texas is one of those localities that is just open to settlers. Farming operations are carried on there, or can be, similar to much of Europe. Plowing goes on nearly all winter, as in most of Europe. Land is prepared for crops at much less expense, and it can be done in better shape than in the upper latitudes, where the soil freezes in early November, and stays frozen till April.

Everything must be done up North in a hurry. Man and beast on the farm must strain to the utmost to get in crops in season, care for them in season while

THE

## **Pan Handle Country**

*The New Land of*

**Rich Soil, Warm  
Winter**

**And Varied Crops.**

*Where the  
Plowing is done in Janu-  
ary, the Planting in  
February and March,  
and the Harvest in  
May and June.*

*Cold and Warm Climates  
and the Difference in  
Farming Methods.*

**The Chances in the  
Pan Handle  
For Home-Making  
AND  
Money-Making.**

**CLIMATE IN THE LOWER  
LATITUDES.**

growing, and harvest them in season, all in the short summer months. Really we have but two seasons, summer and winter.

#### COLD AND WARM CLIMATES.

It is claimed, of course, that the man who lives in the cold climate of the North is the man for vigor, and the man who lives in climates having mild winters loses force. Let us inquire into this. England, Scotland, Ireland, and much of Germany have winters so mild that farming operations, such as gathering roots, sowing grains, plowing and harrowing, are carried on during the winter months. The people of these countries have as much vigor as is found among people of colder latitudes. We can not reason that northern men will lose their force should they go far enough south to find mild winters, provided they do not encounter too hot summers. Location according to latitude does not altogether determine the climatic conditions of a country. The British Isles lie between 50 and 60 degrees of north latitude more than 10 degrees higher than Iowa, but the ocean currents keep these islands warm.

#### THE PAN HANDLE COUNTRY

is below 37 degrees, and is cool in summer because of its high altitude. This no doubt applies to many other localities being opened up by railroads, but I can only speak of what I have seen. Industrial operations are practicable in the locality I speak of, that are not possible farther north. Nor is it a mere corner that is presented to civilization by the DENVER, TEXAS & FORT WORTH, where a few lucky farmers can till with light expense and plant crops at both ends of the year. It is a scope of country nearly as large as Iowa, within the State of Texas, much of the Indian Territory and New Mexico that I saw personally, and how much more I do not know. Northern men admit slowly the force of such happy combinations for farming operations even when they see them, and inquire for compensating drawbacks, the conditions are so different from those that circumscribe the northern farmer. The best results in stock growing, in grain raising, in dairying, in root culture, and in grazing have been found in countries that have open winters and mild summers. Good results in six months of frozen ground, and four months of snow come in defiance of the conditions, and through unceasing energy. We must estimate the coming force of the competition of those southwestern States that

#### PLOW IN JANUARY AND SOW IN FEBRUARY,

and harvest in May and June, that can grow fodders after August, where cattie would not prefer sheds one day in ten if they had them. I noticed a striking illustration of the ease with which stock is well wintered near the north line of Texas. The method is suggestive to us. A lot of late September calves had an open shed. They were fed cane fodder—our northern sorghum, grown thickly so that the stocks were as fine as pipe stems. The little fellows were in as good condition as our calves that get some grain and all the good hay they want every day. They grazed

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on the mesquite grass also. That is making cheap beef. The mild weather made the fodder and grass ample. A large per cent. of the feed was not required to shingle the calves against extreme cold.

#### DAIRYING

Is not carried on extensively there. A cow-boy will rope a cow, another will milk her—for the coffee. But dairying can be conducted under the conditions that produce the finest goods in the favored districts of Europe. The dairy cow to be successful must be kept warm. She does her best with roots and vegetables, that require mild winters to enable the operator to handle them with profit. The ranchmen will never turn dairymen, but as competition in production demands economy, industries will gradually discover where they are most at home. Winter resorts here and yonder will be discovered where invalids can breathe easier, and live longer, where town lots and orchards bound the horizon. I am writing of the coming competition of the

#### LOWER LATITUDES WITH THE UPPER.

Where sunshine excuses the snow drift, where the European-born farmer will find constitutions similar to those he was born amidst, where coming millions below the thirty-seventh parallel in winter sunshine will produce for the same market the farm crops that are now manipulated in the colder latitudes of the north, where fuel is as abundant and convenient, but not half so much needed as in the Northern States, where winter rains and winter suns carry on the crops towards maturity before the hottest months of summer come to injure the growth further north. A certain per cent. of our people can go to tropical latitudes to grow fruits. The millions will grow staple farm products. The first inquiry ever present is concerning something to eat. The farm is the natural place for the family, and Iowa people who will go south for a warmer climate can get homes in the Pan Handle, where conditions for growing what it pays the farmer to raise are favorable.

JAMES WILSON.

FORT WORTH, Feb. \* \* \*

*Register Correspondence :*

The question of "how to get water" has become a leading one in all prairie countries in consequence of the drouth of the last two years. It has become evident that shallow wells will not furnish water in all seasons, and that the lower water levels must be reached so that the stock that find pasturage on a given amount of

**IN THE  
PAN HANDLE,  
A Country very simi-  
lar to Iowa as  
respects  
WATER FACILITIES.**

*Water Frequent in  
Springs, Generally Found  
in Shallow Wells, and  
Nearly always in  
Wells 100 Feet  
Deep.*

**THE AVERAGE RAINFALL  
Twenty-five and one-  
half inches, or  
Sufficient to  
Mature Crops.**

*Two Seasons in Which to  
Grow Crops.*

**Snow Seldom Falls.**

*Stock Can Graze the  
Year Round.*

*The  
PAN HANDLE COUNTRY  
From 200 to 300 Miles  
Nearer Tide-Water  
than Chicago.*

**Water and Fodders.**

land may get water without the loss of flesh that follows long drives. No outlay of the farm has disappointed so much as that put in wells that have not been permanent. We have not knowledge that has become general concerning what is beneath us, and consequently we have dug, and bored, and piped, and tubed for water, each after his own ideas based on guess-work. There are few farmers who have not lost hundreds of dollars in sinking for water that are a dead loss. Exact information will come from experiments and publication of them.

The Pan Handle country is similar to Iowa as far as water is concerned. The drouths of the last two years have affected it in a like manner to Iowa experience. Large rivers and creeks have had water; small streams have gone dry. While cattle in an open country have access to running water, they can only go three or four miles to drink, and thrive. I inquired into the water problem of many men, but got little information that is to the point until I met Mr. George Findley, the agent of the Capital Cattle Company, an organization that owns 3,000,000 acres, 120,000 cattle and has observed the necessity of putting water within the easy reach of all their animals. Their ranch extends 200 miles north and south along the borders of New Mexico and incloses part of what is seen on the map as the "staked plains." The company has bored and dug and made dams. They stop at 300 feet in boring and have only failed in three instances in getting water at that depth while establishing eighty wells. The average depth of these wells is 132 feet and

THE AVERAGE DEPTH OF WATER IS 35 FEET.

All of those wells supply 500 cattle each in the most dry times, and many of them supply 1,000 head, which is considered as many as can find grass conveniently. Two of those wells on the staked plains flow without artificial power to raise the water; the water is raised by wind-mills in the others. Tanks of 15,000 gallons capacity hold water to serve over calms, and cisterns of from 50,000 to 100,000 gallons are being constructed. They have 20 dug wells not deeper than 20 feet, that have sufficient water to supply the minimum of 500 cattle. They erect dams across the bottom of small amphitheaters to hold rain and spring water, a plan

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that is common in Southern Iowa. It is done simply by plowing and scraping up an embankment with three feet slope to one of rise on the inside, and two to one on the outside. After a season or two it becomes entirely water tight. Where sand or gravel is present a trench is first dug and filled with surface soil tramped tight. Many of these wells are in what has been known as the "no water country" on the staked plains. Its grasses were not valuable until the wells were made, as stock could not graze in summer and go to the large streams to drink; but now it is as valuable as any similar soil in the Pan Handle. The water in all but five of those wells is good for man's use, and the five furnish water that agrees well with stock, while it is brackish to the human taste. I can see a remedy in all this for drouths. This country has an average of  $25\frac{1}{2}$  inches of rainfall. Some crops would need irrigating in extreme seasons. The dam and the cistern and wind-mill would and will help over the extremity, as water would only be needed to eke out the natural rain-fall in dry seasons. To what extent it is practical to irrigate crops by pumping I do not yet know.

#### RAIN-FALL.

The rain-fall in the Pan Handle, as reported by the United States Signal Station in Wheeler County, Fort Elliott, from 1880 to 1887, inclusive, is as follows: In 1880, 16.79 inches; 1881, 16.16; 1882, 24.76; 1883, 28.21; 1884, 33.91; 1885, 37.05; 1886, 21.65, and in 1887, 26.14, an average of 25.58 inches.

#### THE AVERAGE RAIN-FALL

of this country is sufficient to mature crops on most of its soils, provided it comes at the right time. No country that depends on clouds for moisture is positively certain of this. In Northern latitudes there is but one series of months in which to grow crops—from frost to frost; here there are two seasons. The questions to be determined in future will be the time of planting, so as to take advantage of heat and moisture. Experiments are being made now by a few careful men, and success has been reached at both ends of the year, with different crops. People here have not yet learned that thorough culture takes the place of rain-fall—or rather prepares the soil to extract moisture, as corn-growers in the North have discovered. First-class farmers more and more defy the weather. The Pan Handle has but few farmers of any kind, but some of the few are good ones. One is struck with the small comparative expense necessary to winter stock here. There was a "norther" here in January, when the thermometer fell to zero and below it in some places for a day or two, at the time when it was 30 degrees below in Iowa.

#### SPRINGS.

The "plains" are the high table lands covered generally with a deep chocolate-colored soil. The sources of the Red and Arkansas rivers are in the plains. Wherever the headwaters of those rivers have made valleys, springs come out, and until the advent of the spade and auger, stock found water at the rivers and creeks and springs that flowed from the great reservoirs in the plains. There is plenty of water

in the Pan Handle. It does not come to the surface every few miles. The divides must be dug or bored for water before small farms can exist, but such is the condition since the drouths of 1886-7, all the way from Iowa to the Gulf of Mexico. The divides between the streams are dry on the surface and near surface in the State where the drouth operated. Iowa towns are at present boring artesian wells of great depth. Only the ranchmen in the Pan Handle can afford the expense.

I have traveled already several hundred miles over this region and find that water can be frequently found in springs, or in shallow dug wells, and nearly always in bored wells of 100 feet. The water on some of the great divides, found in depressions that have no outlet—similar to the Wright County ponds—only on a much larger scale, is brackish, called alkali lakes. Stock do well on it, and the people evidently do not suffer from the spring water and dug wells, as they seem rugged and healthy.

#### STOCK WITHOUT SHELTER

suffered here, but there was no need of it. A section is fenced with wire. There may be a "break" or ravine, and there may be none. Since I came here there has been no need of any protection. Stock graze on the natural grasses. If too many are in the pasture they get poor. If not, they are as sleek as our Iowa cattle that get hay or shock fodder. If they only live till spring the operation is considered a success. They could be fattened, as many kinds of forage will grow well; but that has not been thought of. The grass in summer will fatten them if too many are not put on it, and there is not much difference between the long-horned range cattle and the unimproved Iowa cattle. Nor is there much difference in the prices for which they sell. If the herd masters here should take it into their heads to provide shelter against the northers and rainy days, grow cane, and corn, and millet, to fatten with, and buy improved bulls to grade up with, the grower of the unimproved cattle in Northern States would be surely driven to the wall. There is nothing to hinder the Pan Handle people from grading up their horses.

#### IT SELDOM SNOWS,

and horses can graze the year round. I have heard of stock farms that have imported draft horses, but the people have not used them anywhere I have traveled. The Northern settler will, however, have improved horses, and I cannot imagine more favorable conditions of soil and climate to breed them. The wild horse is here yet that has bred and reproduced himself for centuries. Better care and better food are all that is required to make him larger. Usage would make him more gentle, but there is no necessity of beginning with him.

All the Pan Handle country is from two to three hundred miles nearer the tide-water than Chicago is. Practically the same freight rates obtain from New Orleans and Galveston, as from New-York and other Eastern ports to European markets. The Gulf ports will reach New-York on as favorable terms as the Middle States.

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The activity of Chicago reaches here for business. Lower cost of transportation from the Gulf coast will surely invite freight, capital and enterprise to handle it. The deepening of the passes at New Orleans made that city the second exporting point for grains in the nation, because grains could be moved more cheaply that way. Just as soon as the people of this part of the country insist loud enough upon having a harbor on the coast that will admit the ocean-going steamer, they will get it. At present they are contending over points of location.

#### WINTERING STOCK.

The Iowa farmer's heaviest disability in raising stock is between grass and grass, in the winter time. Where grass is eaten as fast as it grows, fodders must be furnished half the year. Where fields are preserved during the summer so that stock can graze till snow falls and after it melts, the foddering season is shortened three and a half or four months in ordinary winters. Even this is no small expense in stock raising. A majority of stock in Iowa grow none in winter. They weigh no more in spring than in the fall. In considering the probable competition of the locality I have been describing with us in stock-raising, I observe that no fodders are fed, except in rare instances; but that does not argue that a better class of farmers will not manage differently. Cattle in the Pan Handle evidently make no gain in winter, nay, more, they evidently lose much that they gain in summer. The best grass Iowa has for winter grazing is the Kentucky blue grass. I cannot hear of its having been tried in Texas anywhere. It is very evident, however, that the native grasses would, if preserved, answer the same purpose in the Pan Handle that the blue grass serves in Iowa. The ranches are never over-stocked, most of them. Where the buffalo grass has not been eaten it furnishes fair grazing, not enough to fatten stock, but to give them a fodder equivalent. I doubt if an acre of buffalo grass, preserved from pasturage, on the best lands, would equal an acre of blue grass, but stock can always get at it, and this is a great leverage they have in wintering stock down here — or, rather, up here. Snow very rarely lies more than a day or two. If we had the same conditions in Iowa we could winter much cheaper. Some ranchmen from the North are trying to finish their cattle with cane, and big stories are told. A Mr Lomax, an Iowa man, fed a 680-pound half short-horn yearling on his ranch thirty days, twenty pounds of cut sugar-cane a day, and had a gain of fifty pounds. They are beginning to feed cotton seed cake that costs about the same as our flax seed cake, and the results are about the same with the latter as with the former. The British people buy the bulk of both kinds of cake made in the United States, so it will not much disturb beef values if the Southern feeds his at home, to the native steers. I am only speaking of possibilities, however. I know how slowly farmers get out of old ruts. What could be done here with mild winters, breezy summers, rich soil, and cheap lands, is quite a different thing from what is likely to be done immediately.

JAMES WILSON.

FORT WORTH, TEXAS, March —, 1888.

*Register Correspondence.*

The cheap, good lands of the United States that can be farmed without irrigation or fertilizing are becoming scarce. There are lands north of the corn belt that are good, but frosts interfere often with small grain raising even. Life is more of a struggle, and the past winter admonishes that severe penalties come to those who

IN THE  
**PAN HANDLE.**  
**The New South-**  
**west**

*Offers the Last Available  
Cheap Lands Under  
Genial Skies.*

**Every Alternate Sec-**  
**tion Devoted to**  
**Schools.**

**\$2 AND \$3 LANDS OF**  
**FINE QUALITY.**

**A Mingle of Crops.**

*Cotton, Peanuts,  
Peaches, Tobacco,  
Sugar-Cane,  
Sweet Potatoes,  
Wheat, Rye, Oats,  
Barley, Apples,  
Beets, Corn and  
Cabbage Alike Grow  
Well.*

**FUEL AND WOOD IN**  
**TEXAS.**

*Building Lumber Selling  
in*

**Upper Pan Handle**  
*at About the Same as  
in Iowa.*

venture too far north Hardy,\* venturesome people will settle them eventually, and learn by experience how to wrest a living from them. The new Southwest, coming into commercial relations with the world, offers the last cheap, good lands under genial skies on the continent. The Territories, and all the States except Texas, offer government land under the various federal laws that apply to squatting, preëmpting, and homesteading of different kinds of lands in varying quantities. Texas controls her own lands. The even numbered sections are devoted to schools, making a more than liberal endowment. The State has disposed of her other lands. Three years' actual residence is required of purchasers, after which they can pay up and get title, at the rate of two dollars an acre for land not touching living water, and three dollars an acre for land that does. As much as 640 acres can be taken this way. A small payment is required at settlement of the land, and then forty years' time, at five per cent., is given if desired. All through the large ranches the settler is seen on his section of land.

The ranchman must pay four cents an acre to the school fund, as rent, for all enclosed lands. The lease is at an end whenever a settler desires to purchase. In the southern part of the Pan Handle, where population has become dense enough to require schools, and the school sections are taken up to some extent, the funds are ample now to support the schools. It does not require a lively imagination to see what will be the result when all these alternate sections are taken up. Such a school fund will be provided, with reasonable care, that no taxes whatever need be levied upon the people to support schools, and what a relief it will be to an industrial community. Iowa people notice that about half their taxes are for school purposes. Just as fast as growing neighborhoods cause land to rise the State will no doubt raise the

valuation on the adjacent school lands, so that not only will the different funds be provided for, but books may be provided, if it be not feared that it would enter the domain of too utterly much coddling. It will be but a short time till people discover this rare

OPPORTUNITY TO SECURE CHEAP HOMES

on good farming land. The Pan Handle was as inaccessible as Alaska till the DENVER, TEXAS & FORT WORTH RAILROAD opened it up. A few ranchmen had

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bought up the lands that were for sale at very low rates by the State. Means more or less questionable were used sometimes to get possession of school lands. The ranchman did not want settlers; of course it was too far from market to grow crops, 200 miles in many cases, so the country remained as Nature left it. All this is now changed, or rapidly changing. People who want good land from the eastern Gulf States, who have ruined their farms by growing cotton, or who find no profit in paying for fertilizers, are looking over the Pan Handle. People from the low-lying river and coast districts, with bad livers, are seeking the high, healthy uplands of the Pan Handle. People from the Northwest, who have reached middle life, and suffer from severe winters, and do not want to bother with town lots in boomed localities, or meddle with fruit growing, are looking over this new locality and are generally charmed with it. Heads of families in the north who want more acres, so as to keep the young people about them, have heard of the low prices, and open winters, convenient seaports, and wide range of crops, from peanuts to winter wheat, and are looking the country over. A few years will settle up the Pan Handle of Texas.

#### A MINGLING OF CROPS.

It has often been asked: "What would have been the future of the New England States if the Pilgrims had first settled in the Mississippi valley?" I suppose the shallower soils of New England would have waited till the deeper soils of the great river were occupied. The question now presents itself in kindred shape regarding lower latitudes where wheat and other cereals will grow well, and animal life develop well. Much of the very finest land on this continent within those latitudes have not been accessible, and much of it is not now. What we have all read about the desirableness of Oklahoma, within Indian Territory, applies equally to the Pan Handle country and much of adjacent New Mexico and Southern Colorado. They all lie adjacent within the same latitude, but the Indian Territory is barred to white men by Federal statutes assigning it to the aborigines, and want of railroads has heretofore barred farmers from the Territory on the west.

It is interesting to see the grouping of the crops in this latitude, planted by men from different States of the Union. The Georgians and Mississippians and settlers from Alabama plant cotton, peanuts and peaches. The Kentuckian plants tobacco. The settler from Louisiana plants ribboned sugar-cane and sweet potatoes. Northern settlers plant winter wheat, rye, oats, barley, millet, northern potatoes, beets, cabbage, corn, apples and the like. The man from upper Colorado sows alfalfa and talks of irrigating his garden, and does it, and gets such returns as Iowa people would only believe if they saw them. Extremes meet, the upper and the lower latitudes mingle crops and customs. Sententious expressions result: "We can grow anything." Enterprising breeders are there with horses, cattle, sheep and hogs from all the approved breeders of Europe and America. I saw a pair of fine

Berkshires in the Ritoo Blanco cañon fifty miles from a post-office. I saw Polled Angus, Hereford and Short Horns at Buffalo Springs managed by Mr. Farwell a Powesheik man, 80 miles from Tascosa the nearest post-office. People up there want to improve the "she cattle" as they term them, and the contention is quite as lively there as in the northwest regarding favorite breeds.

I might say incidentally, that

#### THE PAN HANDLE HOG

is a natural concern. He has an old-fashioned face with a nose to it. His neck has not been bred away. He has real sure enough legs, and only dies when he can't help it. I have two thirds of a notion to bring some of them back to Iowa. There is no hog cholera there. The hog is troubled with nothing but appetite. When I saw him I remembered the experience of a Pennsylvania breeder of Chester Whites who took a litter to North Carolina State fair to sell. An adjacent pen of "natives" sold readily while nobody asked the price of his. He inquired into the cause and was told that nobody wanted a hog that a negro could run down.

There are few newspapers to the square league up that-a-way. People from all over the Union meet and fraternize. Sectional questions will not be called up to disturb if interested parties wanting votes for something will let them alone. The development of the country is the all-engrossing subject at present. Northern men are very much wanted because of their knowledge of grain and stock farming. At Fort Worth, a town of 20,000 people, Northern men are elected to office as Mayor and Aldermen in their fitness for the positions. If anybody thinks the Fort Worth people are slow coaches he will be mistaken if he acts on the belief in a business way. Everybody seems conscious that the country will develop rapidly and values enhance as rapidly, and the hope of gain quickens the gait of the people.

With regard to the continuance of the ranchman who owns much of the lands in the Pan Handle, he can not hold lands for raising low priced cattle longer than the settler offers him more per acre than the long-horned steer will pay interest on. They ask from \$1.50 to \$3.00 an acre. Bodies of land from 4,000 to 100,000 acres are offered at these prices. Colonies could buy out ranchman and cattle together, or they could get the State school lands outside of the ranch fences, or inside of them. Settlers with the power of taxation understand the methods necessary to get rid of speculators in land, although the maximum levy is fixed by the State for all purposes at present.

#### FUEL AND WOOD.

Southwestern Texas is heavily wooded. The long-leafed or hard resinous pine abounds. It is used for nearly all the purposes there for which the soft pine of the North is used in the Northwest. It is quite cheap at the forests, as are most of the woods in the new Southwest. Bois de Arc, or osage orange, is the post timber down

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there. It is greatly preferred to red cedar, and is said to be practically indestructible. I observed a peculiar supply of firewood. The Canadian River drains the woody heights of New Mexico and Colorado. During freshets it brings down large quantities of trees, which it strews along its banks as the waters subside. Everywhere on the stream you will see the trees lying. Settlers go twenty miles and haul them out for fuel and other farm purposes. It is true, very little firewood is needed, even in January, except to cook with, although a fire in the open fire-places of the adobe buildings is pleasant in the evening. Before the advent of the DENVER, TEXAS & FORT WORTH RAILROAD the Canadian River banks were the source of supply for fuel on the upper reaches of the stream. Cottonwood groves are found on the river bottoms occasionally, even in Northern Texas, and occasionally other trees, giving evidence that trees would grow if they were planted, and prairie fires were kept out. Some streams have considerable wood upon them, but the Pan Handle is a prairie country, and while I have no doubt that it will grow trees, as all prairie countries will, yet convenient timber for farm purposes in most instances is not to be had. It can be had inside of the State, which in these days of dual jurisdiction in transportation matters is a point worth noticing. Texas can control nearly all the transportation necessary to her people, independent of Inter-State Commerce. As near as I could learn, building lumber was selling in the upper Pan Handle at about the prices Iowa people pay at their railroad stations. The farmers of a prairie country can, and many do, grow their own fuel. But many will not, and the distance to coal fields is one of interest. Coal has not been found in the Pan Handle that I could hear of. It is immediately northeast, in Kansas, from which State a railroad now runs up to connect near the center of the Pan Handle with the Denver railroad. Coal in great abundance will also enter it from Trinidad, on the northwest, so that for all purposes to which coal can be put, it is practically as convenient as if within Texan borders. The fuel question for that latitude is not to be compared in expense with snow-covered countries. Cold winds do extend down there, but their force is comparatively faint, and their continuance comparatively short. The great wood piles and crammed coal houses necessary to existence in northern latitudes are not needed there. People who dress in thin cotton clothing and live in tents, or houses that are built for summer conveniences, get cold and suffer from it. Stock that have not enough to eat, and the only home the shelter of a wire fence, suffer when the north wind blows, and die sometimes of low vitality. Climate will not take the place of woolens and beefsteak with a man, nor will it answer for foddors with a horse or cow, but Northern clothing needs the help of but little artificial heat for man, and plenty of food would enable animals to weather any storm without anything further.

The primitive buildings were made by the Mexicans of sun-dried bricks, called adobe. Open fire-places were all that were necessary for heating purposes. The settlers going on lands now build according to their means. The most modest dwellings seen are simply cellars roofed over, with windows in the end. Families

with very little capital make beginnings. We got sod corn from the new prairies in early days in Iowa, and settlers in the Northwest lately have sown flax on the newly broken prairies. Wheat is sown on the newly broken prairie in the Pan Handle, and something immediate is gotten to tide over with. This is not farming, but one can only admire the grit that attacks fortune this way, and no doubt the poor settler thus addressing himself to mother earth for shelter and food, is grateful for the blessings he receives. Some very grand Americans were raised in a similar manner. In old times it was the log house. In Dakota, it is the sod house. In Texas, it is the semi-cellar, because there are but few trees to make log houses, the sod is too mellow to make sod houses, so the courageous settler does the next best thing. Seven years ago Mr. Boger of Vernon began this way. I saw the old house. Last year he took the premium at the State fair for the best farm exhibit. His family now live in a nice frame building. He is a supervisor or commissioner now of his county. His people honor him. I honor him. Adobe buildings are rather expensive, comparatively, and it requires the help of an expert to erect them. When any one is prepared now to go to the expense of an adobe building the frame structure is preferred. So that style is going out of vogue. There is a singular body of timber south of the Pan Handle known as the "Cross Timbers of Texas." It extends from the south of the State to the north of it. It is ten to twelve miles wide. It is similar to our burr oak, where I saw it and is suitable for fence posts. It will supply a world of fencing material to the new settlers as the Denver & Fort Worth road runs through it. The soil seems sandy in the "Cross Timbers" but, sure enough, the fellow who was raised in a "timbered country" is there, grubbing out the trees. I suppose the train would not stop to have these fools chased out, so they are there yet.

JAMES WILSON.

*Register Correspondent*  
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FORT WORTH, TEXAS, \* \* \* 1888.

*Register Correspondence.*

The future of the Pan Handle country depends upon its ability to furnish fodders, among other things.

The wild grasses that now sustain 1,500 head of cattle summer and winter, sometimes in an excellent manner and sometimes in an indifferent way, would continue to do so in the future, but it is scarcely worth one's while to inquire into that. The soil is capable of sustaining a dense population, provided nothing prevents it from yielding sustenance for man and beast. To what extent

## IT WILL YIELD

timothy, the clovers, or other cultivated grasses that flourish in latitudes farther to the north, has not been demonstrated. Within a year or two some trials have been made that have not been very successful. Whether the trials were fair, and considered so as to give the crops the advantage of the best months is not known, as nobody yet knows what months are the best. It is not surprising that grass seeds sown in April or May of 1887, in Texas, should turn out a poor stand, as they almost utterly failed under like conditions in more northern States, where they are considered at home. It is interesting to note that the expedients to which Iowa farmers were compelled to resort during 1886 and 1887, when fodders were scarce, have been adopted by people in the Pan Handle as their most reliable and regular fodders. Sorghum and millet grow vigorously in all the counties I have visited, from the latitude of Southern Kansas to that of Fort Worth. The high altitude and low latitude of this locality present a combination of conditions peculiar to itself. Between 22 degrees and 37 degrees there is a long season of growing warm weather after mid-summer, when fodder crops can be sown, grown, matured, and harvested, and at altitudes ranging from 1,000 to 5,000 feet the weather is comparatively moderate in which to work. Sorghum is said by all with whom I have talked to be a sure crop in a time of low average rain-fall. I have examined the crop in different localities and find that it is in excellent condition for fodder. Two hundred tons were grown on fifty acres on Buffalo Springs farm, within a mile of the neutral land strip, or No Man's Land, at an elevation of over 4,700 feet above the level of the sea. Similar reports come from all over the Pan Handle. It is planted in rows, like fodder corn, quite thickly, so as to secure a fine stock. It is cut and bunched and cured so as to prevent souring, by adding a little to the bunch as the curing process goes on. All kinds of animals eat the fodder eagerly, seed and butt, and thrive well upon it. If Northern Texas had no other fodder resource, this alone

## DOWN IN THE

**PAN HANDLE**

Some  
Practical Questions as to  
THE COUNTRY  
and  
ITS POSSIBILITIES.

What it can do as to  
Fodders and  
Stock Feeding Generally.

Some Interesting Facts  
About the  
GRASS-GROWING  
CHANCES.

A Letter with Many Valuable Facts for  
People . . .  
Seeking Homes.

THE  
**PAN HANDLE'S**  
POSSIBILITIES.

would enable the farmer on limited territory to provide for stock during the short winter and during a drouth in summer. I do not think that either Iowa or Texas farmers give this plant the attention it deserves in seasons like the two past. It would help every steer on the ranges, no matter how wide his pasture. It would be a great help to the range calf during his first winter, to cows coming in, to colts, and will no doubt come into general use.

#### SOME OTHER FODDERS.

Millet is also grown as a fall crop for fodder. Eighty tons grew on fifty acres on the farm where the sorghum I have spoken of was planted. It will make a crop if sown on the last days of August, as frosts rarely come before November, and not heavy at any time as northern men understand frosts. However, the season for millet is over, of course, when frost stops its growth. Fall rains sufficient to sprout the seed regularly occur, I am told, and the best evidence of that is the presence of the millet. It has been tried as a spring crop with good results. It has not been irrigated, nor indeed tried in any way generally but as a fall crop, but as a fall crop it gives great promise of ability to help change the Pan Handle from a ranching country to a farming country.

Alfalfa grows vigorously in this region. Three crops were cut in the season of 1887 without irrigation. The first trial with the land in condition as it happened to be during the drouth of that year, and forty tons were cut from thirty acres. The stand was too thin evidently, but alfalfa seems to take a vigorous hold on the soil. It sends down its roots deep in the soil, and is evidently at home.

This same farm had thirty acres of oats that for some reason were a very light crop. Only eight tons were cut. The land and its condition, or the time of sowing, or the kind of oats, or something was wrong. The fodder was very good, however, what there was of it. Seventy acres of corn-fodder were planted in rows, from which 210 tons were cut. When it was in tassel it was cut for fear the prevailing drouth would injure it.

A farm in Huckley County, 200 miles from the north line of the State, reported

#### SIX HUNDRED BUSHELS OF CORN FROM TWENTY ACRES.

In 1887, twenty-five tons of millet from thirty-five acres; one hundred tons of sorghum from fifty acres; eight acres of rice corn grew 216 bushels.

The above farming was done by ranchmen, in spells when they could leave ranch work. The stock were first in estimation and farming operations second. Some of the tools were good, and some were middling. Nobody had any experience with crops up there, and few ranchmen can be induced to plant anything.

There is farm after farm in Iowa conducted with all the experience that a quarter of a century of familiarity with soil and season has given, that did no better in 1887 than the foregoing showing. One needs to be careful in speaking of a new country,

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incidentally, and the safest report is one consisting of facts. It is new to me to see cattle on a thousand hills live the year round on grass that never entirely loses its nourishing virtues, on soil that seems, from all I can learn and observe, to be equal — much of it — to Iowa soil, in a climate that is as delightful in January as the weather in June is in Iowa, where the growing season is long owing to its low latitude and which is as cool in summer owing to its high altitude, I naturally inquire whether the conditions necessary to comfortable life are so favorable that men desiring homes in milder climates at cheap rates can live by cultivating small areas, and the requirements of a farm include fodders among other things. I think the Pan Handle will grow them. I inquired concerning

#### EXPERIMENTS WITH TREE GROWING.

The country here looks as Iowa looked thirty years ago, excepting the Iowa grove, and the timber belts that skirted the streams. I asked for information respecting tree planting of fifty men before I could hear of one attempt. The Buffalo Springs farm people have experimented with catalpas, box elder, gray ash, black locust, alanthus, soft maples and black cherry. All have done well in the nursery except the black cherry that utterly failed for some unknown reason, and the soft maples that only did indifferently well.

This region is comparatively treeless, and it will be of the first interest to it to have tree growing thoroughly tried. I have no doubt whatever that trees of many kinds will thrive well here. The two years' growths of those mentioned promise very well indeed. Last year they all made two feet growths and are living to the extreme buds. They will be planted out in place as soon as land can be prepared for them on the average uplands and will determine for coming settlers what can be done in this direction. There is no question about the farmers succeeding here who can go to the expense of boring for water or making cisterns, or who can get control of one of the springs, or localities where water can be reached within a few feet, and there are many such, and succeed, too, without irrigation.

Stock water is the prime consideration on the table-lands, and yet I think it will cost Iowa farmers as much to get water on the divides for large herds as it will in the Pan Handle of Texas. The country has plenty of water at distances ranging all the way from ten to three hundred feet. No systematic efforts have been made that I could hear of to get flowing wells in northern counties. One near the line of New Mexico was sunk 1,100 feet; the water rose to within forty feet of the surface and was rising as the boring went down when the drill broke, and nobody knows here a way to get it out.

#### ABOUT GRASSES.

There are two Southern grasses that deserve attention — the Bermuda and the Johnson. The Bermuda is said to occupy the same place in grazing economy in the

south that blue grass has in the Northwestern States. It requires rich land to make hay, but the Johnson grass is the hay plant of low latitudes, as near as I can ascertain. It is said to be hard to kill when once it takes root, and on that account many speak of it with aversion. It sells at Fort Worth for twelve dollars a ton at present, and it is said to produce so much to the acre, and can be cut so often in one season, that I hesitate to give the stories. One thing I am sure of, if I were farming in the Pan Handle I would devote a field to it. Hogs are said to live to some extent on its roots. It ripens in the fall like a grain crop and is not a winter grazing crop. The farmer who successfully farms in low latitudes must study what nature attempts to grow, and improve upon that. Deep-rooting plants are nature's favorites here. The alfalfa goes down deep and has a large root. I believe the large red clover would also do well, but surface-rooting plants would have to contend with too much heat and too little moisture at times, consequently I doubt if blue grass and white clover would succeed except on favoring locations. The southern farmer must find grasses to recuperate with. Until he determines what will improve upon the native grasses he should be good to them and make the best of them.

Millions of acres have been ruined in the Gulf States by perpetual cotton-growing, just as wheat culture impoverished the Northern valleys from the Genesee to the Missouri. Graziers seeded them down and put on the cow, the sheep and the mare, and the land kindly returned to good heart and smiled again. The Southern farmer is passing through a transition state. A consideration of the cotton-grower is foreign to this series of topics. He is moving westward, leaving barren fields behind him.

#### THE TEXAS CATTLE MEN

in the Pan Handle are making beef under different circumstances from what existed a few years ago. Then they had free and abundant range. Now they pay rent to the State for their school lands. Heavier stocking has made it more difficult to pasture, and required fences to include great pastures, and wells to furnish water. The ranchmen are not excused from herding, although barb wire fences have been erected. Men on ponies must ride the fences every day. The cattle break them often. These things make beef-raising on the ranch more expensive than formerly, while the beef brings far less, owing to the crisis through which the ranch is passing. The farmer is taking the place of the ranchman gradually. Long-horned steers may be tolerated where land has scarcely a value, but when it rises a very little in value, the long-horn will not pay interest. I think it would be luckless for this new country if exclusive grain-raisers should settle it. There are considerable portions that are only suitable for grazing—sandy stretches, gravelly sections, and the vicinity of rivers and creeks. The rich black, red, and brown levels that comprise a major part of the Pan Handle country is a permanent soil.

JAMES WILSON

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Colfax County, New Mexico, should be considered a part of the Pan Handle country, being almost identical therewith in every essential element as to soil and production, but the surface is more rolling and somewhat broken in the northern part by the mountains and foot hills of the Raton Range. All the lands in New Mexico are government lands, and subject to entry as homestead.

The country in the immediate vicinity of the mountains is picturesque as well as fertile, and should not be overlooked by those seeking homes in this new country.

The Valley of the Cimmaron is a beautiful valley that promises to become a great agricultural region.

The town of Folsom is located at the head of the valley where the road crosses the river, and has already a population of over a hundred in two months' time, and rapidly increasing. It is a new town which promises to be the leading town in Northern New Mexico. It has also been selected as the feeding and watering point for cattle in transit between Texas and the Northwest. A United States land office will no doubt be located here within a few months, as the bill is now pending in Congress establishing it.

Clayton, nine miles from the Texas State line, has an immense area of agricultural territory tributary to it, and will doubtless become a city of thrift and importance in the near future. The climate here is mild and laden with the invigorating qualities imparted by an altitude of 5,000 feet above the sea.

Dallam County is the extreme northwest county of the Pan Handle. This county, with Hartley and Oldham, are to be considered together, and are each crossed by the DENVER, TEXAS & FORT WORTH RAILROAD. They are comprised in the large area known as the capitol syndicate lands, and have been in the past given over to cattle growing, hence but little can be said of practical farming. Wheat has as yet never been sown, but should we judge from the appearance of the grasses, the yield from other grains, the average climate, the amount of rain-fall, and the results in adjoining counties, we would be justified in claiming for the whole region, and we believe it will soon be proven to be, the wheat granary of the country. A. L. Matlock, Esq., Superintendent of the Capitol Syndicate Lands, tried some experiments last year at Buffalo Springs, which were entirely satisfactory. This was sixteen miles north of Farwell, and on new land, first planting. He reports oats 35 bushels to the acre; alfalfa, two and one-half tons; millet, one and one-half to two tons; sorghum, three tons; corn cut for fodder, three tons to the acre. Early potatoes planted April first yielded well, cabbage grew to weigh 26 pounds and beets 15 pounds. He had abundance of carrots and parsnips, and melons, squash and pumpkins grew to enormous size. Among the trees that are doing well are the locust, box elder, ash, cottonwood and catalpa. Wheat is being tested this year and promises well.

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## Government

### LAND

IN

Colfax County

New Mexico.

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The New Towns of

FOLSOM

AND

CLAYTON.

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In Texas,

DALLAM

AND

HARTLEY

COUNTIES.

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The same experiments were tried in all the adjoining counties, and with equally good results.

There are several good towns on the line of this road which will, in the very near future, be the centre of fine agricultural communities. Tascosa, the county seat of Oldham County, and the seat of government for all the organized counties adjoining, is one of the oldest towns in the Pan Handle, having been laid out in 1876. It is located in the valley of the Canadian River. They have a fine courthouse, a stone structure, costing \$18,000. This bright little town has for years been the outfitting point for the various ranch head-quarters within a radius of one hundred miles.

## OLDHAM

## COUNTY,

## AND THE TOWN

OF

## CHEYENNE.

## POTTER

## COUNTY,

THE

## DAIRYMAN'S

## PARADISE.

Cheyenne is one of those towns that have their success assured from the start, and made doubly sure from the "eternal fitness" of the locality. Here is a natural site for a town, and it is being utilized. Cheyenne Creek, a beautiful, swift-running stream, flows through the town. Buildings are springing up in every direction; and before another season has passed it will be putting on the airs and bustle of a city.

Potter County is one of the central counties of the Pan Handle. The Canadian River flows through the centre of it, and, with its many tributaries, makes this one of the best watered counties in North Texas. The surface is somewhat broken, by reason of so many streams, which average in length from five to twenty miles, forming valleys of the choicest agricultural lands, while the slight elevations between afford good grazing lands, which are covered with a heavy growth of native grasses. This county is peculiarly adapted to dairy farming; the native grasses are equal for grazing to any in the world, and the native hay has no superior in Kentucky or elsewhere; the atmosphere is pure and the water excellent; gurgling springs of clear cool water are found in all directions; in fact, those who are qualified to judge of such matters pronounce Potter County the "dairyman's paradise." The railroad will carry the dairy products to all parts of the world, and at all seasons of the year. But few farms

have as yet been cultivated in this county, situated, as it has been, in the centre of the great cattle region; but those few have shown the good quality of the soil and its capability of producing crops of corn and immense crops of small grain—wheat, rye, oats—and garden vegetables of all kinds grow in abundance. The pumpkin, squash, melon, and kindred species yield largely, growing almost without cultivation.

Plum trees, grapes and berries grow wild along every creek; the grapes bearing in every season such quantities of large close clusters as to break down the branches of the trees on which they hang, thus tending to show that, as a fruit-growing country, this can be excelled by none.

Potter County has 600,000 acres of fine lands, three fourths of which is agricultural of the best quality, with 450 sections of school lands now upon the market for

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actual settlers. What greater inducements can there be for one who is seeking a home, when this land is offered him at two dollars per acre, and that, too, on forty years' time?

The county has built its court-house, has purchased the best set of records in the West, and, more than all, is out of debt. Its assessed valuation of \$2,000,000 for the year 1888, and its low rate of taxation of 60 cents on the \$10,000, places it in the front rank of the Pan Handle county in point of finance.

Set apart for the exclusive use of the public schools of this county are 17,000 acres of land, which, when sold and augmented by the general State school fund, will give every facility desirable for the education of children.

Amarillo, the county seat of Potter County, has now a population of three hundred. Being situated on the crest of the lower plains, it has one of the most beautiful locations of any town on the line of the road, and gives promise of being a town equal to the important position given it, in the heart of a fine agricultural country.

Armstrong County is rapidly taking place among the leading counties of the State since it has been rendered accessible by the Pan Handle Route, which traverses its entire length diagonally. The most of this county is a rolling prairie, and the soil a rich dark brown or black of great depth, giving assurance of bountiful harvests without resorting to fertilization for ages to come. This has been pronounced by farmers to be a wheat county in every essential element. The land which has been cultivated at the head-quarters of the large ranches justifies the opinion. This county is well watered, with running streams and lakes scattered over the country, which insures plenty of water for the settler in all seasons. Good well-water is also found at a depth of from 80 to 120 feet. The breaks of the Palo Duro are heavily wooded with an immense growth of magnificent cedars, and timber of fair quality is found in other breaks. The county is attached to Donley for taxation and judicial purposes. Prohibition is in force, with no probability of the ordinance ever being repealed, judging from the class of immigrants and settlers now here and coming into this and the other counties composing the district. There are 239,797 acres of school or State lands yet unsold located in this county awaiting settlement and purchase.

Washburn is a new town, located at the junction of the Pan Handle City branch with the main line, and is the geographical center of the Pan Handle. This point is the natural gateway from Southern Kansas to the whole of the Pan Handle country, as traversed by the DENVER, TEXAS & FORT WORTH RAILROAD. The contour of the country westward is such that the various lines of railway projected across this country will of necessity be built through this vicinity. This fact will influence a very large immigration to this country. It is in the midst of the lower plains country—the grandest expanse of fertile prairie that the human mind can conceive.

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## ARMSTRONG COUNTY,

The Geographical  
Centre of the

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## PAN HANDLE

The location of

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## WASHBURN

THE  
FUTURE CITY  
AND  
Railroad Me-  
tropolis.

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Donley County was named for Judge Donley, one of the members of the Supreme Court of Texas in an early day, and was organized in March, 1882. Donley is the best watered county in the Pan Handle both in the abundance of surface water, ever flowing springs, and easily accessible well-water, all of which is soft and pure. The Middle Fork of Red River courses through this county, fed by numerous unfailing springs of Freestone water. There are twenty-six creeks in the county flowing through the 228,450 acres of State lands awaiting occupation. The soil on the slopes on the prairie and valleys is more sandy, and of a nature better adapted for the production of fruit and vegetables. Farming has been carried on to a considerable extent for the last four years and has proved quite successful. There has not

## DONLEY

### COUNTY,

AND

Future Possi-  
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## PAN HANDLE

### REGION.

been a single year in the four that rain has not fallen in sufficient quantity to make good crops of small grain, sorghum, millet and vegetables. The soil of the plains, which extends over quite a considerable portion of the county, is deep, fertile, and well adapted to raising small grain. It is estimated that 4,000 acres of land was cultivated in the county in 1887. The season was the dryest that has ever been known. The yield was remarkable, corn averaging thirty bushels per acre; wheat, fifteen bushels per acre; oats, forty bushels per acre, and millet, three tons per acre. Irish potatoes, sweet potatoes and vegetables—especially root crops—yield abundantly. Mr. Graves, of Epworth, Hale County, which is south of Donley, came from Albany, New-York, five years ago. He purchased a piece of prairie land, and put a portion of it under cultivation. His net cash profit, from the forty acres he broke, after including his living expenses for his family, in the shape of food, fuel, etc., was, for the first year, \$475; the second year's crop, under similar conditions as to living expenses, with sixty-five acres under the plough, netted him \$980; the third year, with fifty acres under cultivation, netted him \$1,500, while for the present year, with fifty acres under cultivation, he has fair promise of an equal return for his labor. Mr. Graves states that the soil was easily worked after being broken the first time, and that there could be no question about the great richness and value of the lands in the Pan Handle for agricultural purposes.

The rain-fall at the high altitude of these plains—some 4,000 feet on an average—is sufficient, as the above facts will prove, to produce valuable crops. Mr. Graves raised rice, corn, sorghum, sweet potatoes, black eyed peas, and millet. He says, that he had no doubt oats, Indian-corn, and wheat could be raised; but he had sown and planted only such crops as would bring in the best returns in the sparsely-settled section where he had located. He was an enthusiastic admirer of the climate of the Pan Handle, and believes that this region will soon be sought out by settlers, because it presents almost boundless possibilities to thrifty farmers to secure happy homes in a congenial climate.

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"Old Clarendon," the first county seat, is prettily located in the valley of the Salt Fork. It was settled about nine years ago, and was the only town in the county until the railroad was built through, and a new town established on the road about five miles south of the old one, to which all the business of the old town, including the court-house and jail, have been removed. "The new town" bears the name of the old one, and occupies a favorable location on a prairie, surrounded by low hills. Clarendon has been enjoying a healthy boom ever since it has been a town, and it will no doubt continue to prosper and hold its own among the best towns on the road, for several reasons: chief among which may be said it is the county seat of a county that has been partially settled for several years, and is now rapidly settling up with a good class of settlers. In the next place to add to its importance as a railroad town, the company have made it the end of both passenger and freight divisions and located a large round-house and repair shops, which will give constant employment to a number of men, who, with their families, will help swell the population of the place. Still, another reason is that the business-men of the place are of that progressive, liberal-minded sort that give momentum to a new town and keep the wheels turning after it is once started.

### TALKS WITH PAN-HANDLE FARMERS.

Judge J. D. Murdock's statement: "I own a farm seven miles from Clarendon. Oats sown in February made forty to forty-five bushels per acre; millet sown in April produced two and a half tons per acre; sorghum planted in May produced six to eight tons of fodder per acre. Sorghum ripens well. I have raised twenty bushels of seed per acre. Milo-maise grows eleven feet high, and yields twenty-five bushels of grain per acre, which is equal to Indian corn for fattening horses, hogs, or chickens. Drilled in rows four feet apart, a peck of seed to the acre planted in July, Milo-maise made me eight tons of fodder per acre, equal for feeding to the best hay. Egyptian corn yields twenty bushels to the acre, planted May 1st. Sweet potatoes make a large crop, specimens weighing from five to seven and a half pounds each. Onions, pumpkins, squash, melons, cucumbers, peas, beans, and beets grow a large crop. S. Morris, living in Wheeler County, near Fort Elliott, in the Pan Handle, and about fiftymiles north of Clarendon, says: We raise forty to fifty bushels to the acre. Never measured my sweet potatoes, but the yield is large, and size large, averaging two pounds each. Have made two crops of sorghum fodder in a year, cutting three tons each time. We have peach and plum trees old enough to bear, and yield well; apples and pears are growing well, but not old enough to bear yet. Irish potatoes make about 150 bushels per acre, and are ripe about July 1st. I have fed and fattened cattle on sorghum, and think the feeding and fattening of cattle will play out grazing, as more profitable.

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**CLARENDON**  
ITS  
WONDERFUL  
GROWTH  
AND  
PROSPERITY

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RESULTS  
FROM  
FARMING  
IN  
THE PAST.

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The line of the road crosses the northwest corner of Hall County. A great deal of this county has been occupied for stock range, but it has a large area of agricultural land in it. The soil is a red sandy loam, making a deep and lasting soil for agricultural purposes. The grasses are principally sedge and mesquite, and a very rich grass growing about the ponds and dry lakes on the prairies. There are 257,400 acres of unoccupied school lands in Hall County. Active settlement is going on at a rapid rate. It is watered by the Palo Duro, or Prairie Dog-town Fork of Red River, which flows from west to east across the county, and by Mulberry, Morgan's and Berkley creeks. These streams are constant in their water supply. At present this county is attached to Donley for taxation and judicial purposes, but an early

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**HALL,**  
**CHILDRRESS**  
AND  
**HARDEMAN**  
**Counties.**

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separate organization is anticipated. The towns of Salisbury and Newlin are located in this county. The county is as yet unorganized and Salisbury will in all probability be the county seat.

Childress County was organized in 1887, and has within her borders State school land to the extent of over 100,000 acres, which is rapidly settling up. The surface is mostly rolling prairie, with numerous fertile valleys through which the streams flow, and lies at an altitude of 1,700 feet above the level of the sea; it is watered by Red River and numerous creeks of lasting water. There is no barren land in the county, the major portion being suitable for agricultural purposes. The soil is a red sandy and chocolate-colored free loam, and the hills and brakes or "grazing lands" are well set with mesquite and black gramma grass. Farming was carried on to some extent last year sufficiently to demonstrate the fact that wheat, oats, millet, sorghum and vegetables of all sorts will grow to perfection, while plums and grapes grow wild in great abundance. Childress, the county seat, is a young town, its existence only dating back about ten months. The town occupies a pretty location on a high prairie overlooking fertile valleys and verdant slopes.

**OVER HALF**  
**A**  
**MILLION**  
**ACRES**  
**OF SCHOOL**  
**LANDS.**

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It is rapidly building up, and will soon be a town of considerable importance. Being the county seat, it is attracting the attention of homeseekers and capitalists far and wide. It will also be the most convenient railroad point for settlers and ranchmen in adjoining counties, both north and south.

Hardeman County is extensively settled by farmers, farming having been carried on to considerable extent for about four years; the number of acres in cultivation has been increased each year during that time, owing to the success which attended the first experiments. Fully three fourths of the county is agricultural land. The soil varies in color and condition from a red sandy loam in the river bottoms to a chocolate and black soil on the prairie and creek valleys. This diversity of soil adapts the country to the production of a variety of crops that have been tested with favorable results. Last year, though an unfavorable one, the different crops, as near as can be estimated, yielded as follows: oats forty-five bushels per

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acre, wheat twenty-five bushels per acre, corn fifty bushels per acre, millet three tons per acre. Sorghum, Egyptian corn, and vegetables of all sorts, and especially those of the vine and root species, produce abundantly.

The wheat sown in the county last fall (1887) is an increase of fully 100 per cent. over the one harvested last year. As near as can be estimated, there is about 3,000 acres of wheat now (May, 1888) growing in the county, and a more flattering prospect for a bountiful harvest was never seen any where. The area of the county is 854,400 acres, several thousand acres of which being school land that has not been taken up, and which can be purchased at from two dollars to three dollars per acre. The country is watered by the Pease, Red and Wichita rivers and numerous creeks. Quanah is the railroad town of the surrounding country. It is situated near the center of the county, and was started in the summer of 1886. The boom began in earnest when the railroad was completed to it, and a town of six or seven hundred sprang up as if by magic.

The location of Quanah is one that can not be excelled; it is built upon a prairie just sufficiently rolling to be easily drained. The soil is a dark loam, with enough adhesiveness about it to cause the streets to pack in such a solid condition that very little dust or sand is blown about in dry, windy weather, and just sufficient sand to prevent them from becoming disagreeably sticky during wet weather.

The country surrounding the town for several miles in all directions is composed almost entirely of agricultural land of unsurpassed fertility. The town is almost surrounded by beautiful valleys, through which flow streams with an abundance of ever-flowing water confined within rocky bluffs and high banks, and having a sufficient fall to make it a splendid water-power for the mills, cotton gins and factories that this and the adjoining counties will need and be able to support in a few years.

The buildings in the town at present are all wooden ones, though some of them are quite neat, well built and commodious; but there is an abundance of good building rock within three miles of the place, and a fine quality of brick clay can be found within half a mile, and in the near future there will be many permanent stone and brick buildings erected.

Wilbarger County is a choice county for the settler. School lands are open for location, by actual settlers, upon the same terms as the other counties of the Pan Handle. Orchards of peach, pear, and apple can already be seen, and farmers report the following yield per acre of small grain, etc.: Oats, 57 bushels; corn, 53 bushels; wheat, 30 bushels; millet, 27 bushels; and of cotton, 1 bale. There is but little timber, except on the streams. Mesquite and buffalo grass cover the country where not turned by the plow. Mr. A. T. Bogue went to Wilbarger County, within six miles of where Vernon now stands, in 1882, with a span of mules, a wagon, a wife, two babies, and \$150 in money, and commenced life in a dugout.

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## QUANAH:

THE  
BEAUTIFUL  
AND  
FERTILE  
COUNTRY

ADJACENT.

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WILBARGER  
COUNTY

AND ITS  
ORCHARDS.

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Last year, with his own labor, except extra help in harvest and threshing time, he raised 500 bushels of wheat, averaging 33 bushels per acre; 3,500 bushels of oats, averaging 60 bushels to the acre; 1,700 bushels of corn, from 35 acres; 20 tons of millet, from 11 acres, and 115 bushels of sweet potatoes. Besides this, he had hogs, chickens, butter, and vegetables to use and sell. In the year 1885, which was a very fruitful year, he had a better crop still. He has now a good house of five rooms, a barn, outbuildings, a well, 800 acres under fence, a good young orchard, and owes no man anything.

The Town of Harrold is centrally located in the county and contains a population of about 500. With the growth of the surrounding country it will become a fine business point.

## VERNON

AND

## HARROLD,

AND

Their Prospects.

Vernon, the county seat, at the crossing of the railway with the Great Texas cattle trail leading to the northwest, has a population of 1,000, and is the distributing point for the adjacent portion of Texas and the Indian Territory. It has good banking facilities and hotel accommodations, and contains many substantial buildings. A handsome brick structure has been erected for court-house, jail, and county offices, at a cost of \$50,000. Vernon has a good start to become one of the most important towns in Northern Texas.

## Wichita Falls

COTTON,

Grain and Fruit

IN

WICHITA

COUNTY.

Wichita County contains 589 square miles, and a population of about 2,500. There are five schools in the county, and the public school building at Wichita Falls is one of the finest in the State. There are five churches: two Baptist, one Presbyterian, one Methodist, and one Episcopalian. Wichita Falls, the county seat, has a population of about 1,500, and is located on the Big Wichita River, in the eastern part of the county. It is a substantial place. The buildings are largely of brick, the streets are well drained; its people are intelligent, thrifty and aggressively working for their town, county, and State.

There is one cotton gin and mill in the county. The tax values for 1882 were \$412,038; for 1887, \$1,828,000. Small grain, sorghum, millet, etc., are prolific, and 100 bales of cotton were grown in the county in 1887. The soil of the valley lands and along the many streams is very rich and has proved to be very productive. It is a red, sandy loam, and is especially adapted to the growth of small grain. The county is nearly all open prairie, there being no timber except along the margin of the streams, where cottonwood, elm, pecan, hackberry and chittimwood may be found in sufficient quantities to answer all the present needs of the settlers. The valley of the Wichita is one of great beauty and fertility, and will become famous for its crops.

Clay County is traversed by the railroad diagonally through its centre and has a sixty mile frontage on the Red River, besides which it is watered by the Big and Little Wichitas and their tributaries, affording an abundance of water for stock and

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farming purposes. About one fourth of its large area of 718,080 acres is covered by oak, pecan, ash, cottonwood, hack-berry and other timbers. Nearly five sixths of the area is good farming land, the soil being generally a deep red loam on the prairie, and a chocolate loam in the valleys. Springs are numerous, and good wells can be had at a depth of twenty-five feet. This was long considered as one of the best stock-raising countries. Lands are cheap as yet, wild land being obtainable at from two to five dollars per acre. The average yield per acre is as follows: cotton, one half to three-quarters of a bale; corn, forty to sixty bushels; wheat, twenty to forty bushels; oats, fifty to ninety bushels. Wm. Dick, Esq., of Newport post-office, raised 240 bushels of peanuts per acre; and W. C. Willson, Esq., raised 500 bushels of sweet potatoes and 400 bushels of early Irish potatoes to the acre last year. Peaches, apricots, pears, apples, plums and grapes are being cultivated very successfully. It is thought by those who have been experimenting with them, that grapes will, in the near future, be one of the principal products. Texas pecans are the finest in the world, and command the highest price in all markets. Dewberries and blackberries also grow of fine quality and in paying quantities. There are thirty-two school districts in Clay County, twenty-eight of which have excellent schools in good and comfortable school buildings, furnished with modern furniture and the latest and most approved school books. The county has voted a special school tax, enabling them to maintain the schools from eight to ten months in the year. The schools will compare favorably with any in the State, and are not far behind the best common schools of the older states. There is a magnificent high school building at Henrietta, which is justly the pride of the people. The building and furniture cost \$14,500, and has an attendance of 350 pupils. Henrietta, the county seat, is the principal town in the county, with a population of 2,500; it is beautifully situated, on a slightly and healthy elevation one and a half miles from the Little Wichita River, on the line of the railroad, ninety-six miles northwest of Fort Worth. A 40,000 dollar court-house has been completed about two years, and is the ornament and pride of the town and county.

Montague County comprises an area covered by 570,240 acres of level or undulating uplands, diversified by broad valleys and high, rolling prairies. A belt of woodland, about 15 miles in width, known as the Upper Cross Timbers, runs nearly north and south through this county, and consists chiefly of post oak, hickory, and black-jack. Along the Red River and other streams is a heavy growth of water-oak, walnut, pecan and cottonwood. The country is about equally divided between timber and prairie, and is somewhat broken, bordering the streams tributary to Red River, but the valleys skirting these small streams are very productive, the soil being a rich alluvial, sandy loam. It is separated from the beautiful Indian Territory only by the Red River. The county is well watered, as is especi-

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## CLAY COUNTY

AND

### Its Resources

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## HENRIETTA.

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## MONTAGUE COUNTY

AND THE

### Cross-Timbers

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**Agriculture,  
STOCK  
FARMING  
AND  
FRUIT  
CULTURE.  
  
BOWIE  
THE  
LEADING  
TOWN  
IN THE  
COUNTY.**

ally adapted to agriculture and stock-raising combined. The mean annual rain-fall is 30.23 inches, and is usually so distributed that protracted drouths are uncommon. About four fifths of this county is susceptible of profitable cultivation; the soil varies from a reddish loam, a gray-sandy on a clay foundation, to a black-waxy and a dark-sandy. The soil on Red River, and in some of the other valleys in the county, is an alluvial sub-irrigated soil, with no clay strata between the surface and the water, which is found in a white quick-sand from a depth of 15 to 30 feet.

Improved agricultural implements are used to a considerable extent. Ordinarily the average yield per acre is, of cotton, one third to one bale of 500 pounds weight; corn, twenty to forty bushels; wheat, ten to thirty; oats, thirty to sixty;

rye, fifteen to twenty; millet, two tons; sorghum, three to four barrels; Irish potatoes, 100 to 200 bushels, and sweet potatoes, 300 to 400 bushels per acre. Watermelons, as high as three thousand very fine ones can be produced on an acre, and other vegetables of all kinds do well with careful cultivation. Peaches, plums, grapes, and small fruits, with proper attention, yield well, and the fruit reaches a large size and is of excellent flavor. Wild land of good quality and easy to clear or reduce to cultivation ranges in value from \$2.00 to \$5.00 per acre, and finely improved land from \$5.00 to \$15.00. The school interests of the county are well cared for and every effort is made to provide efficient teachers. Free schools are provided by the State, and now there is a scholastic population in the county of 4,500 and 87 school districts. The public free schools are run about six months in the year, and in most of the towns in the county the schools are in session nine months in the year. The social and moral progress of the people has kept pace with the material development of the country, which has been rapid, and the laws are generally well enforced, and life and property are as safe here as anywhere in the United States. The population of the county is 25,000, made up of people from the Northern, Eastern, and Western States, with some foreigners, principally Germans. Less than one half of the county is settled, hence there is room for from 30,000 to 50,000 more in this county. There are in the county twenty-five steam mills and cotton gins, which are conveniently located to accommodate the different neighborhoods. The Methodist, Baptist—primitive and missionary—Presbyterian—old and new schools—and christian denominations have organized churches, and the citizens are generally a moral, church-going people.

Bowie is the largest town in Montague County, incorporated November 25, 1883. It now enjoys a population of about 2,500. Its growth has been wonderful, and its location on the DENVER, TEXAS & FORT WORTH RAILROAD has developed here a commercial outlet and main shipping point of the county, which has largely contributed to its rapid growth from the corn and cotton field to a city in

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less than six years. The location of the city is healthful and advantageous. It is near the western borders of the Upper Cross Timbers, in the southwestern part of Montague County, surrounded by fertile timbered lands. Many fine farms have opened up. The extensive prairie on the west furnishes a fine supply of pasturage and hay, a large quantity of which is shipped from this point. The surrounding country is especially adapted to farming and stock-raising combined. The people are live and energetic, striving to advance the material interests and welfare of this city, and to make it second to none in the county. There are already established over seventy-five business firms, all of whom are doing as well, perhaps, as like enterprises in older cities.

The town of Sunset is situated in the southwestern part of Montague County, sixty miles north of Fort Worth, and is one of the most healthy and picturesque locations to be found along the line. It is surrounded by as fine agricultural lands as are to be found anywhere in the State. The town is supplied with wells of never-failing and as pure water as can be found in any of the old States. Timber for fuel is cheap, and the supply sufficient for all purposes. First-class pine lumber can be bought here at from \$16 to \$18 per thousand. A fine sandstone quarry is being opened up only one and one half miles from the town, affording the finest building material in the world at a nominal price. Notwithstanding the short crops occasioned by the drouth in the past two years, which extended all over Texas, the farmers in this vicinity are enjoying a degree of prosperity never before attained in this county. Sunset merchants and business-men have done a prosperous and lucrative business in all the various branches of trade—not a single failure having occurred in two years—and the town and surrounding country has continued to thrive and improve in a wonderful degree. There is nowhere a more happy and contented people, with brighter prospects for future prosperity, than in this portion of Montague County.

Wise County. The DENVER, TEXAS & FORT WORTH RAILROAD enters Wise County near the northwest corner, and crosses it diagonally, leaving near the southeast corner. The eastern portion is similar to Tarrant in character of soil. It contains 27,000 population, and 576,000 acres, the county being thirty miles square. Along the line of the railroad, in the western portion, is considerable timber and a light, sandy soil. The general elevation of the surface is 1,850 feet, sufficient for healthfulness and a protection against extreme heat and cold. Lands are one half cheaper than in Tarrant County, by reason of distance from Fort Worth, not from inferiority, and unimproved lands may be had from \$2 per acre up. The county has sixty-five schools in operation, with 3,200 scholars. Decatur, the county seat, has a population of about 4,800. It contains fine county buildings, a \$21,000 high-school edifice, and many substantial business structures and

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THE  
VARIED  
RESOURCES  
OF THE  
COUNTRY.

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Wise County

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SCHOOL  
FACILITIES  
OF  
DECATUR.

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handsome stone residences. Aurora, Chico, Herman, Alvord, and Sunset are other flourishing towns on the line of the railway. The county lies in the Upper Cross Timbers, and has a plentiful supply of white and post oak, black-jack, pecan, and hackberry timber. It is well-watered. There are several prominent herds of blooded cattle in the county, much attention being given to improvement of stock. Coal veins are being prospected and opened a short distance from the line of railway, about the center of the county.

Tarrant County has an area of 576,000 acres, a population of about 58,000, and the assessed valuation of the property in the county is \$13,000,000. The general elevation is about 620 feet above sea level. The soil is black loam, chocolate and

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## TARRANT COUNTY.

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Fort Worth,

THE

Great Railroad

Metropolis

AND

Important

Business

Centre.

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gray sandy, and black waxy. The county is well watered by the different branches of the Trinity River, and artesian water is obtained at depths of from 145 to 400 feet. All kinds of fruit and foliage trees grow well. Grapes are indigenous to the soil. Cotton yields an average of a bale (500 lbs.) to the acre. Wheat yields thirty bushels to the acre; oats, sixty to seventy bushels; corn, fifty to fifty-five bushels, and Johnson grass, three to three and one-half tons per acre. In 1885 there were 195,000 acres under cultivation, of which 40,000 were in cotton, 46,000 in corn, and 64,000 in wheat. The mean annual rain-fall is thirty-six inches. Prices of land range from \$200 to \$300 per acre near Fort Worth, to \$15 to \$25 at a distance of five or six miles, and less at more distant points. Truck farms are very profitable. Cattle seldom require hay feeding, except when the pastures are over-stocked. Planting begins in February, and the soil is easily worked.

Fort Worth is a town of 30,000 inhabitants, which has in ten years grown from an insignificant village to one of the principal railroad and commercial centres of the State, and being the initial point of the DENVER, TEXAS & FORT WORTH RAILROAD, its interests are largely identical with those of the city. This is one of the most important railway point in the southwest, being reached from all directions by no less than ten direct routes. The map herewith shows at a glance its advanta-

geous location with respect to the trade of Texas, Louisiana, Arkansas, Missouri and the Indian Territory. There are here numerous wholesale houses in the various branches of trade, many manufactories, etc. One of the most important enterprises of the State has its head-quarters here, viz., the "Dahlman Live Stock Refrigerating Company," being the costliest and most complete slaughtering and refrigerating establishment in the south, with a capacity for killing, dressing, cold-storing, and shipping 600 beeves daily, beside from one to one and a half carloads daily of mutton, game, and poultry. This establishment offers great advantages to the farmer or stock man of Northwestern Texas, enabling him to dispose of his beef cattle at all seasons of the year, in a home market, at remunerative rates, with little or no loss or shrinkage in the animal.

## *MEMORANDUM.*

*MEMORANDUM.*

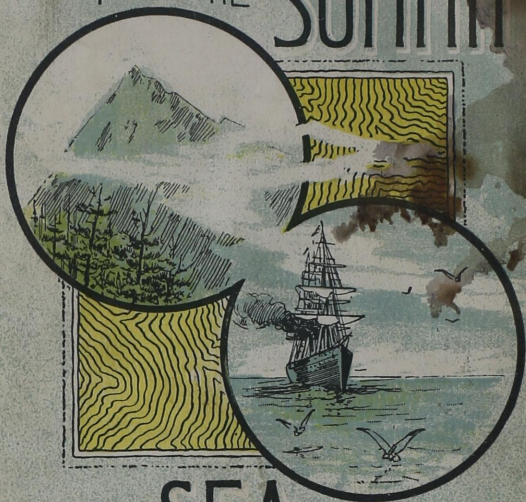
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DENVER. TEXAS & FT. WORTH R.R.

FROM THE SUMMIT



TO THE SEA :

TEXAS  
PAN HANDLE ROUTE.