

# HAND-BOOK

— OF —

# MISSOURI,

EMBRACING

EXHIBITS OF THE AGRICULTURAL, COMMERCIAL, INDUSTRIAL MINERAL, FINANCIAL,  
EDUCATIONAL, RELIGIOUS AND SOCIAL INTERESTS OF THE STATE; TOGETHER  
WITH ITS TOPOGRAPHICAL FEATURES, TRANSPORTATION FACILITIES,  
HEALTH, CLIMATE, ETC., AND A COMPLETE DESCRIPTION OF  
THE SIZE AND LOCATION, SOILS, TOWNS AND PRO-  
DUCTIVE CAPACITY OF EACH COUNTY.

ISSUED BY

THE MISSOURI IMMIGRATION SOCIETY,

ST. LOUIS, MISSOURI.

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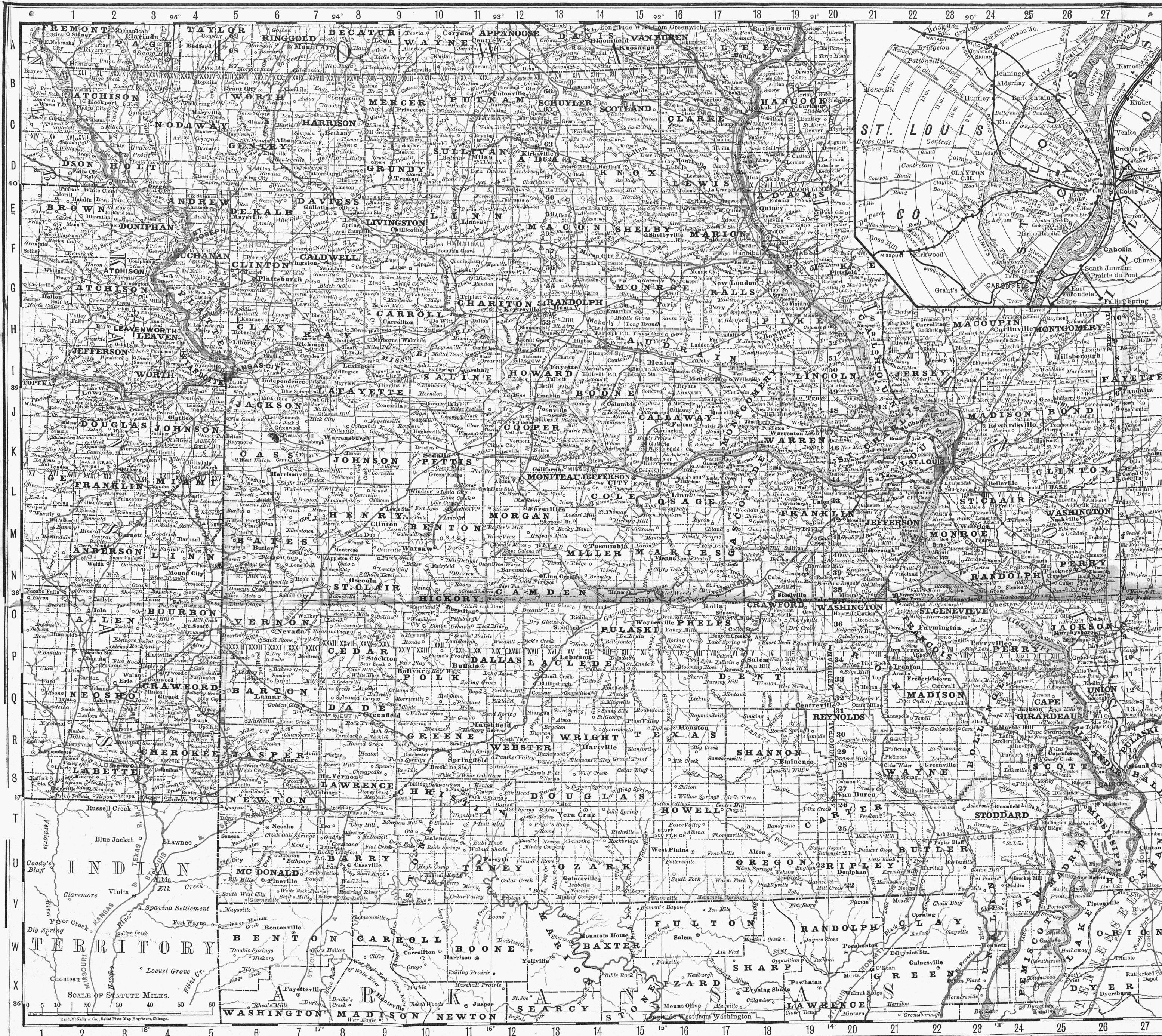
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# TOPOGRAPHICAL MAP OF MISSOURI,

Issued by the MISSOURI IMMIGRATION SOCIETY, St. Louis, January 1st, 1881.



## RAILROADS IN MISSOURI.

Miles in Missouri.	
Atchison, Topeka & Santa Fe.....	21.83
Pleasant Hill, K. 6, to Cedar Junction, Kan., J. 4.	
Boone County & Booneville.	
See Washab, St. Louis & Pacific.	
Brunswick & Chillicothe.	
See Washab, St. Louis & Pacific.	
Burlington & South Western.....	64.88
Laclede, E. 11, to Burlington, Iowa, A. 19.	
Cape Girardeau & State Line.....	3.75
In progress.	
Cape Girardeau, 3 1/2 miles westward.	
Chicago & Alton.....	263.42
Kansas City, I. 6, to Chicago, Ill., leaving the State at Louisiana, O. 19.	
Jefferson City, K. 14, to Mexico, I. 16.	
Chicago, Burlington & Quincy.....	39.00
Grant City, B. 6, to Charleston, Ia., leaving the State at B. 6.	
Bethany, O. 7, to Bethany Junction, Ia., A. 7.	
Burlington Junction, B. 3, to Villisca, Ia., leaving the State near Braddyville, Ia., B. 3.	
Chicago, Rock Island & Pacific.....	168.71
Atchison, Kan., G. 3, entering the State at Winthrop, G. 3.	
Chicago, Ill., leaving the State at Lincoln, Iowa, A. 9.	
Leavenworth, Kan., H. 4, entering the State at Beverly, H. 4, to Atchison Junction, G. 5.	
Dent & Phelps.	
See St. Louis, Salem & Little Rock.	
Hannibal & St. Joseph.....	292.85
Quincy, Ill., E. 18, to St. Joseph, F. 4.	
Hannibal, F. 18, to Palmyra Junction, E. 17.	
Cameron, F. 6, to Kansas City, I. 5.	
St. Joseph, F. 4, to Atchison, Kan., G. 3.	
Iowa Southern & Missouri Northern.	
See Chicago, Rock Island & Pacific.	
Joplin.	
See St. Louis & San Francisco.	
Kansas City & Eastern.	
See Missouri Pacific.	
Kansas City, Fort Scott & Gulf.....	2.92
Kansas City, I. 5, to Joplin, S. 6.	
Rich Hill, N. 6, to Pleasanton, Kan., N. 4.	
Kansas City, St. Joseph & Council Bluffs.....	197.89
Kansas City, I. 5, to Council Bluffs, Iowa, leaving the State near Hamburg, Iowa, B. 1.	
Amazonia, E. 4, to Hopkins, E. 4.	
Kansas City, St. Louis & Chicago.	
See Chicago & Alton.	
Little River Valley & Arkansas.....	97.10
New Madrid, V. 25, to Malden, V. 24.	
Louisiana & Missouri River.	
See Chicago & Alton.	
Missouri, Iowa & Nebraska.	
See Washab, St. Louis & Pacific.	
Missouri, Kansas & Texas.....	284.00
Hannibal, F. 18, to Denison, Tex., leaving the State near Clayton, O. 5.	
Missouri Pacific.....	511.83
St. Louis, E. 36, to Atchison, Kan., G. 3.	
Kirkwood, F. 23, to Carondelet, G. 25.	
Boonville, J. 14, to Versailles, L. 12.	
Sedalia, K. 10, to Lexington, K. 6.	
Holden, K. 8, to Leroy, Kan., leaving the State at West Line, K. 5.	
Kansas City, I. 5, to Lexington, I. 8.	
Harrisonville, K. 6, to Rio Hill, N. 6.	
Missouri & Western.	
See St. Louis & San Francisco.	
Osage Valley & Southern Kansas.	
See Missouri Pacific.	
Pleasant Hill & De Soto.	
See Atchison, Topeka & Santa Fe.	
Quincy, Missouri & Pacific.	
See Washab, St. Louis & Pacific.	
Salem & South-Eastern.	
See St. Louis, Salem & Little Rock.	
Sedaia, K. 10, to Warsaw, M. 10.	
Springfield & Western Missouri.....	85.00
Springfield, R. 10, to Ft. Scott, Kan., O. 5.	
St. Joseph & Des Moines.....	50.00
St. Joseph, F. 4, to Albany, O. 5.	
St. Joseph & St. Louis.	
See Washab, St. Louis & Pacific.	
St. Louis, Arkansas & Texas.	
See St. Louis & San Francisco.	
St. Louis, Council Bluffs & Omaha.	
See Washab, St. Louis & Pacific.	
St. Louis, Hannibal & Keokuk.....	45.00
Hannibal, F. 18, to Prairieville, H. 20.	
St. Louis, Iron Mountain & Southern.....	890.50
St. State near Neelyville, V. 21.	
Bismark, O. 21, to Belmont, T. 37.	
Mineral Point, O. 20, to Potosi, O. 30.	
Poplar Bluff, I. 22, to Cairo, Ill., S. 27.	
Bailey, M. 22, to Central City, M. 22.	
Junction south of Mineral Point, O. 20, to Bonne Terre, O. 21.	
St. Louis, Kansas City & Northern.	
See Washab, St. Louis & Pacific.	
St. Louis, Keokuk & Northwestern.....	135.00
Keokuk, Iowa, C. 18, to St. Peters, J. 21.	
St. Louis & Lexington.	
See Missouri Pacific.	
St. Louis, Salem & Little Rock.....	62.00
Cuba, N. 18, to Salem, F. 18.	
Midland, N. 18, to Cherry Valley, O. 19.	
Salem, F. 18, to Riverside Mine, Q. 18.	
Avery, F. 18, to Stimson, O. 17.	
St. Louis & San Francisco.....	398.63
Pacific, I. 20, to Vinita, I. T., leaving the State near Seneca, T. 3.	
Peetree City, T. 8, to Wichita, Kan., leaving the State near Smithfield, R. 5.	
Omrogo, R. 6, to Joplin, S. 6.	
Joplin, S. 6, to Girard, Kan., Q. 4.	
Plymouth, T. 8, to Fayetteville, Ark., X. 7.	
Wabash, St. Louis & Pacific.....	800.30
Toledo, Ohio, to Kansas City, I. 5, entering the State at St. Louis, E. 26.	
Brunswick, G. 11, to Council Bluffs, Iowa, leaving the State at B. 3.	
Roseberry, B. 3, to Clarinda, Iowa, B. 3.	
Moberly, G. 14, to Ottumwa, Iowa, leaving the State near Coatesville, A. 3.	
North Lexington, H. 8, to St. Joseph, F. 4.	
Centralia, I. 14, to Columbia, J. 14.	
Salisbury, H. 12, to Glasgow, I. 12.	
Ferguson, A. 24, to Bidwell Street, St. Louis, D. 27.	
West Quincy, E. 18, to Milan, C. 11.	
Keokuk, Iowa, B. 18, to Prairieville, Iowa, leaving the State at B. 12.	
West End Narrow Gauge.....	18.00
Grand Avenue, St. Louis, D. 26, to Florissant, 3 miles north of Ferguson, A. 24.	



OFFICERS AND EXECUTIVE COMMITTEE

—OF THE—

MISSOURI IMMIGRATION SOCIETY.

(INCORPORATED, DECEMBER, 1880.)

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# PREFACE.

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That the State of Missouri does not hold the rank to which it is entitled, in respect to population and that solid commercial and industrial wealth which is the natural result of a large increase of population, is acknowledged by the thinking citizens of the State. The broad expanse of fertile lands contained within her boundaries are capable of sustaining, in health and comfort, ten times her present population. The key-State of that grand constellation of States, known as the Mississippi Valley, with natural commercial relations stretching to the north, to the south, to the east and the west; blessed by nature with unequaled agricultural capabilities, and with every manufacturing facility; in fact, with all the pre-requisites for the formation of a great empire of agriculture and trade, Missouri has not advanced with the steady and rapid stride she should to the prominent position to which her many indisputable advantages entitle her. The ratio of increase of population has been as great, perhaps, as that of any of the States east of the Mississippi River; but the increase is insignificant in comparison to what it might have been.

Commonwealths have arisen and matured into populous and influential States, beyond her western border. By wagon, by train, and by boat, the immigrants in search of homes have been conveyed to the sun-parched, locust-plagued prairies of the far west, leaving behind the well-watered and grateful lands of a country never refusing a return to the husbandman.

This is due not to any want of inducements to immigration possessed by Missouri, but solely to the fact that her natural advantages have not been sufficiently advertised and made known to the people of other States and countries.

To the home-seeker of the Eastern States, and to the traveler from across the seas, Missouri has been, comparatively, an unknown land and unfamiliar name, while wide-spread advertisements have made other less favored sections, with their attractions, real and assumed, household words in emigration centers.

For years these facts have been commented upon, and the apathy of Missourians relative to immigration, criticised. Gradually a change has taken place, and through the efforts of public spirited men, in every county and city, who recognize the supreme importance of throwing off this lethargy and injurious indifference to a matter so vital to the State's growth, a different feeling has been aroused and is now bearing fruit. The result of these efforts is that Missouri has been already advertised as it never was advertised before, and that her population has increased more rapidly in the last ten months than at any period of her history.

On the 21st of November, 1879, a meeting of St. Louis citizens was called to consider the best practicable means of promoting immigration to Missouri.

At this meeting the St. Louis Immigration Society was organized, not in the interest of local immigration alone, but to stimulate the organization of similar associations in every county and, by united effort, to work for the best good of all. The St. Louis society advised and urged the people of each county to organize a home society and to collect, collate and summarize, for easy reference, such information as would be of interest to immigrants; but to present only such facts as would bear the closest scrutiny. A State Immigration Convention was called, to which each county was requested to send delegates, who would prepare and submit to the Convention reports descriptive of their respective counties. In addition, well known citizens of distinguished ability, selected because of their special knowledge of and their peculiar fitness to discuss the subjects assigned to them, were invited to prepare papers upon subjects relating to the social, commercial, manufacturing, mineral and agricultural resources of the State at large.

This convention met in the city of St. Louis, April 13th, with four hundred and fifty-seven representative men in attendance, the Governor of the State presiding. Its deliberations lasted three days, and the following resolutions, expressive of the sentiments of the people of Missouri, and extending a welcome hand to the immigrant world, were unanimously adopted:

WHEREAS, The peopling of the State of Missouri is necessary to the development of those vast and varied resources which command for her a rank second to no State in the Union; and we are convinced that the character of Missouri and her internal wealth are unknown, as well to the people of the Eastern States as of Europe; and,

WHEREAS, The development of these resources, so long neglected and delayed, has become of vital importance to our State, and in our belief it is only necessary to make these resources known to have them appreciated, and so turn the flood-tide of immigration to Missouri; and,

WHEREAS, In the present excited political and social condition of Europe, it is natural to believe that the hopes of struggling thousands are turned to the refuge of the New World, so we may confidently expect, by a united and purposeful effort, to direct these hopes to our State; therefore, be it

1. Resolved, That, as citizens of Missouri officially delegated to represent her in this State Convention, we pledge ourselves, by all honorable means in our power, to advance, in conjunction with the State Board of Immigration and all other agencies, the cause of immigration to this State.

2. Resolved, That immigration to Missouri be made a feature of the coming political canvass in the State, and that candidates for State Legislative honors, without regard to the political party to which

they belong, be requested to promote all such legislation as will be properly necessary to a fulfillment of her manifest destiny.

3. Resolved, That, as without material aid, we must despair of achieving any beneficial results, therefore the Legislature at its next session be asked to make an unusual annual appropriation to aid the State Board of Immigration, adequate for the purpose of an active and extended canvass in the cause of immigration.

4. Resolved, That the law heretofore authorizing counties to appropriate a sum not to exceed five hundred dollars in aid of organizations for the promotion of immigration, and declared by the Attorney-General to have been repealed by the last Legislature, should be re-enacted by the next General Assembly, and that a committee of five be appointed by the President of this Convention to draft an appropriate bill and urge its passage before the next session of the General Assembly.

5. Resolved, That it is the sense of this Convention that in the State of Missouri there exists and are enforced as effective, legal and constitutional protections to every religious, civil and political right as in any other State in the Union.

6. Resolved, That our senators and representatives in Congress be requested to urge upon the General Government the speedy establishment of a branch mint in the city of St. Louis.

7. Resolved, That our senators and representatives in Congress be requested to work harmoniously together, and persistently, for an appropriation to improve the channels of the Mississippi and Missouri Rivers, as a measure of justice to the whole State, and a commercial necessity to the several States of the Mississippi Valley.

And, furthermore, be it

Resolved, That we, the representatives of the people of the State of Missouri, in convention assembled, knowing the superiority of Missouri to any of the surrounding States in the quality and cheapness of its lands, in its inexhaustible mineral deposits, and in its mild and healthy climate, do hereby cordially invite and welcome to its soil all persons, irrespective of their religion, politics or nationality, who can aid by their labor or capital in the development of its vast resources.

In accordance with the suggestions of the St. Louis Society, a report from each county was presented, and some sixty papers, of general interest, read and submitted, all of which were placed at the disposal of the society for publication. It was resolved as the first step, to issue a condensed and carefully prepared but attractive hand-book descriptive of the State and counties, for free distribution, edited and arranged from the material presented.

#### THIS WORK IS THE RESULT.

The statements and facts contained therein may be accepted with the utmost confidence and trust in their authenticity. Nothing has been exaggerated or even elaborated; but, on the contrary, all undue advertisement has been suppressed. The county reports are necessarily brief, but will be found to contain, in most cases, detailed information upon all points important for the emigrant to know before starting on his journey.

It is incompatible with the plan of a convenient hand-book of Missouri to include all the elaborate papers submitted to the convention. These will be published in full in a work now in progress of preparation.

The different section-subjects of the article, relating to the State at large, have been compiled from the following papers:

- 1—"The Valley of the Mississippi; Missouri, the Central State." Charles P. Johnson, St. Louis, Mo.
- 2—"Physical Description of Northern Missouri." E. C. More, Columbia, Mo.
- 3—"Physical Description of Southern Missouri." James L. Minor, Jefferson City, Mo.
- 4—"The Lowlands of Southeast Missouri." Louis Houck, Cape Girardeau.
- 5—"Climatology of Missouri." Professor George Engelman, St. Louis.
- 6—"Health of Missouri." Dr. Wm. L. Barret, St. Louis.
- 7—"Soils." From article by State Board of Immigration.
- 8—"Agricultural Capabilities of Missouri." N. J. Colman, St. Louis.
- 9—"Horticulture in Missouri." Prof. S. M. Tracy, State University, Columbia.
- 10—"Fruit Culture in Missouri." Wm. Stark, Louisiana, Mo.
- 11—"Vineyards and Wine in Missouri." Prof. George Hussmann, State University, Columbia.
- 12—"The Grasses of Missouri." N. W. Bliss, Kingston Furnace, Washington County.
- 13—"Stock-raising in Missouri." K. H. Allen, O'Fallon, St. Charles County.
- 14—"Dairying in Missouri." David A. Fly, Sublette, Adair County.
- 15—"Wool-Growing in Missouri." Samuel Archer, Kearney, Clay County.
- 16—"Minerals and Mining." From Statistics of State Board of Immigration.
- 17—"Manufactures." From Statistics of State Board of Immigration.
- 18—"Grain Trade and Flour Manufacture in Missouri." Henry C. Yaeger, St. Louis.
- 19—"The Manufacture of Cotton, Wool, and Paper in Missouri." L. R. Shryock, St. Louis.
- 20—"Cotton Trade of Missouri." J. W. Paramore, St. Louis.
- 21—"Labor and Wages in Missouri." W. H. Herner, St. Louis.
- 22—"Railways of Missouri." J. L. Stephens, Booneville.
- 23—"Post-offices, Post Routes, and Telegraph Lines in Missouri." Samuel Hays, St. Louis.
- 24—"Commercial Relations of Missouri with the Southwestern States and Mexico." Thomas Allen, St. Louis.
- 25—"Financial Condition of the State and Counties of Missouri." Waldo P. Johnson, St. Louis.



- 26—"Laws Relating to Debtor and Creditor, Exemption, Homestead and Tax Laws of Missouri." Seymour D. Thompson, St. Louis.
- 27—"Universities, Colleges and Academies in Missouri." Prof. S. S. Laws, State University.
- 28—"Common Schools of the State" (outside of St. Louis). R. D. Shannon, State Superintendent Public Schools, Jefferson City.
- 29—"Common Schools of the City of St. Louis." Prof. W. T. Harris, St. Louis.
- 30—"Churches, Asylums, Hospitals, and Eleemosynary Institutions of Missouri." Rev. R. D. McAnally, St. Louis.
- 31—"Society in Missouri." Thomas C. Fletcher, St. Louis.

- 32—"Game and Fish in Missouri." J. G. W. Steedman, St. Louis.

- 33—"Why I Came to Missouri." L. J. Farwell (ex-Governor of Wisconsin), Grant City, Worth County.

The descriptions of the three great cities of the State were prepared from the following:

- "Growth of St. Louis; its Wealth and Industries." Henry Overstolz, Mayor, St. Louis.

- "Kansas City; its Wealth and Industries; its Progress and Prospects." David L. Twitchell, Kansas City.

- "The History of St. Joseph and its Future." F. M. Posegate, St. Joseph.



# MISSOURI

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## Area and Location.

---

The State of Missouri, as will be seen by reference to the map of the Republic, is situated geographically almost in the exact center of the United States. It is the eighth State in the Union in area, and is larger than any State east of or bordering upon the Mississippi River, excepting the State of Minnesota. In round figures the area is 65,350 square miles, or 41,824,000 acres. The length of the State north and south is two hundred and eighty-two miles; its extreme width, east and west, is three hundred and forty-eight miles, and the average width two hundred and thirty-five miles. It is bounded, north by Iowa; east by Illinois, Kentucky and Tennessee; south by Arkansas, and west by Nebraska, Kansas, and the Indian Territory. With

the exception of a small peninsular on the southeastern corner, thirty-four miles long, the State lies between the parallels 36° 30' and 40° 30' north latitude, and between longitudes 12° 2' and 18° 51' west from Washington, and it occupies almost the precise center of that portion of the United States lying between the Rocky Mountains and the Atlantic Ocean, and is midway between the British possessions on the north and Gulf of Mexico on the south. Missouri is the central State of the Great Valley of the Mississippi, the relations of which to the commerce of the world is fully set forth in the following interesting address, delivered by Charles P. Johnson, of St. Louis, before the State Immigration Convention, April 13th, 1880:

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### “The Valley of the Mississippi.”

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“Between the two mountain ridges that run parallel to the Atlantic and Pacific Oceans, and extending from north to south over twenty-two degrees of latitude, lies the Valley of the Mississippi. The immense tract contains over 1,244,000 square miles, or 796,460,000 acres.

“The area is mostly included in the States and Territories of Louisiana, Mississippi, Tennessee, Arkansas, Kentucky, West Virginia, Ohio, Indiana, Illinois, Wisconsin, Iowa, Missouri, Minnesota, Dakota, Montana, Wyoming, Nebraska, Kansas and the Indian Territory.

“Its physical features are varied, unique and wonderful. A principal one, attracting observation, is the admirable provision for fructification and drainage. No valley of the earth presents so uniform and harmonious a series of ever-supplying tributaries, either to main or subordinate arteries. In obedience to the law of its construction, more than fifty rivers, after absorbing a vast network of smaller irrigating streams, coursing in every direction, pour their waters into a channel that bosoms a river unrivaled in natural magnitude and extent, flowing onward for thousands of miles, and sweeping directly out into ocean waters. And this feature is not alone associated with fruitfulness imparted to soil and health to atmosphere, but it is also suggestive of the vast means afforded for transportation for man and the commodities of his labor.

“In its extended course the Mississippi traverses 2,800 miles and is navigable for 2,000. The Red River is 1,550 miles long and navigable for 1,246. The Arkansas is 2,170 miles long and is navigable for 800 miles. The Missouri is navigable for 2,893

miles and is 3,047 miles long. The Ohio is 1,265 miles long and is navigable for 975 miles. The whole making over 12,000 miles of navigable river ways throughout the valley.

“We look in vain over the globe's expanse for any similar physical features. Nature has here framed in a vast and symmetrical mold. No rival exists in the valley of the Nile, the Danube, the Volga or the Amazon.

“Another notable feature is the wide diversity of climate involved in the extensive territorial sweep. Within a space from a point on the north, marking the source of a small tributary of the Missouri, and from thence stretching onward to the Southwest Pass, there is a season play of every variety of temperature. The line of the southern boundary, though semi-tropical, unites with the waters of a gulf reaching the confines of the torrid zone, while at the northern limit the breath of the frozen air frosts and fringes the great lakes. Throughout this intervening space, therefore, we have climatic effects of so varied a character as to vouchsafe the production of every requisite of necessity and luxury ever utilized by man.

“But, after all, the most striking feature of this great valley is the apparent utter abandonment with which nature has lavished her grandest and richest gifts. No region in the world has received equal recognition at her hands. The fabled productivity of the Orient, or the divinely blessed Promised Land, pales before the realities of this broad expanse. On mountain and in vale, on hill and plain, there flourishes in superabundant diversity every article that can be absorbed by man in

his advancing civilization. Staple grains that feed a world spring from the soil at the waving of labor's wand.

"Flocks and herds swarm in valley and on prairie, giving a golden fleece for man's apparel, adding provision for his sustenance and assistance to his labor.

"The fields of the south are whitened by the plant that affords man his chief raiment, and the spinning worm weaves its glossy skein with as fibrous a beauty as its European or Asiatic prototype.

"And here and there comes forth in prolific growth the hempen plant, whose tough, enduring thread has made it the indispensable agent of commerce and the mechanic arts.

"The hillside is gladdened by extensive vineyards, and the wine-press forces juice from grapes as luscious as were ever kissed by the ripening sun in the vales of Burgundy or on the slopes of the Rhineland. And where on earth is the region more generous of its fruits and flowers, or more abundant in the variety of its vegetation? Nearly all the fruits known to the luxurious tastes of man are here, and our floriculture in its possibilities is incomparable. Landscapes are lined with the shadows of vast forests, the growth of centuries, from out of whose depths comes the timber that under the cunning hand of the artisan moulds into multifarious shapes and forms of usefulness and beauty.

"Throughout this extended region are inexhaustible deposits of copper and lead, zinc and tin, of silver and of gold. On its western border the adventurous miner has already brought to light veins of these precious metals, piercing far down into the earth, revealing a splendor of wealth dwarfing the magnificence of the Montezumas and making a reality of the fabled magic of Aladdin's lamp.

"But if these be gifts worthy of homage to nature, what feelings of adoration should move us as we gaze on those mighty layers and boulders of coal and iron, whose depository has already been mapped by the geologist?

"The use of gold and silver," says Gibbon, "is in a great measure factitious, but it would be impossible to enumerate the important and various services which agriculture and all the arts have received from iron, when tempered and fashioned by the operation of fire and the dextrous hand of man."

"Looking at the present innumerable uses of this valuable metal, and our daily and hourly contact with its shapings in every relation of life, and the grand possibility for new forms of utilization to answer the wants and capacity for enjoyment of man, in connection with the wealth of our deposits, the mind is startled into a ready recognition of its utter inability to grasp in detail the magnitude of a more modern or future revelation. And, in passing, it may not be inappropriate to proclaim that the mightiest continuous deposit of this civilizing ore of the world is within the limits of our own favored Missouri.

"In 1870 the population of the eighteen States included in the system of the Valley of the Mississippi had reached, in round numbers, 17,000,000.

"Since that time some of the States and Territories have increased 100 per cent. Among these are Wyoming, Dakota, Minnesota and Kansas. The average increase in the last decade is somewhere in the neighborhood of forty per cent. The principal in-

crease has been along the northern belt. An estimate of the yearly progression in the percentage of population, with slight variations, will serve to give us a fair idea of the strength and volume of those projecting lines of immigration that are infusing life and energy throughout the country.

"This estimate of population will give an approximate density of twenty to the square mile. Looking at Europe we find that in England, for example, the density reaches near, or more than, 400 to the square mile. From this we can realize, to some extent, the latitude for expansion in the future population. There is room enough, without jostling, for 400,000,000 of people. No provision has elsewhere been made for such an army of humanity to arise, and march from the cradle to the grave, with opportunities of happiness and contentment, and to unfold the inestimable benefits of a progressive civilization in the harmonious fraternity of a united and prosperous brotherhood.

"And in that multitudinous march, we surely need have no fear, if but a moderate degree of wisdom is shown in statesmanship, that the pauperism which has followed the struggling millions of Europe, shall be the heritage of our descendants, or that the ravages of famine shall ever be recorded in the annals of our history.

"The moral, physical and social characteristics of the people of this valley are distinctively marked. The various foreign infusions, intermixing and interweaving with the native population, have given improved blood, a more enduring muscular integument, and has strengthened the nerve fiber. They are bold, active, energetic, acquisitive and progressive. The objective point of their aspirations may appear material, but they work on lines whose ultimate unites the material with the good and the beautiful.

"During the last three decades they have accomplished much by their labors. The portals of the valley have been thrown wide open; the highways to the Pacific, the gulf, the lakes and the East cleared, and the works of future greatness entered upon. An unrivaled internal commerce flourishes. A railroad system has been projected crossing the continent from east to west and from north to south, intersected by innumerable converging lines, whose termini on the oceans, the gulf and the northern boundary unite with the near and far-reaching commercial lines throughout the world. Its extreme limits east and west join with the steamship lines that belt the globe from Pekin to London, and from London to St. Louis and San Francisco.

"The genius of the age already conceives further lengthening lines of communication, connecting by commercial ties with Mexico and the nations of Central and South America, and onward to the ocean at the southernmost point of Cape Horn; while the skilled engineer already works successfully in overcoming at the Delta the first and most formidable barrier to our inland sea. Nor is this all. The daring science of modern engineering, which knows no such word as fail, proposes to connect the oceans by a canal at the Isthmus which shall dwarf the importance and the significance of the Suez, and to overleap the hitherto inaccessible divide by lifting vessels of every tonnage securely from the Pacific and dropping them into the Atlantic.

"Nor does the review of their labor cease here.

The telegraph circles in all directions. Postal facilities, perfect in their adaptation, reach every point of the land. Education is the governmental birthright of every child. Free religion is recognized. A fearless and enlightened press disseminates the intellectual products of the world. Libraries are established. Schools of art and academies of science and universities are founded. Already is here raised the grain food for the nations. The harvest of last season exceeded in extent and yield any borne on the face of the earth; and, looking upon this immense product, as it sweeps out to foreign ports, are we not warranted in declaring that these people are now the owners of the provision marts and granaries of the world? Nor has cotton been dethroned. The American staple still clothes the millions of Europe, while American beef has found a new and eternal market in England, and in the next ten years will inevitably, from its superior excellence and cheapness, build up an illimitable trade with other nations of the Eastern Hemisphere. The infancy of a manufacturing system is seen; and furnaces, rolling mills and foundries and machine shops produce a wide and diversified variety of articles indispensable to trade, commerce and household economy.

"Mines have been opened; mines of iron and silver and gold, and delving therein, the child of poverty of yesterday has become the millionaire of to-day. The dream of the alchemist has been realized, and the famed wealth of the oriental prince recedes before the splendid possessions of a citizen of the modern El Dorado. In this how forcibly are we impressed with De Toqueville's words: 'The Valley of the Mississippi is, upon the whole, the most magnificent dwelling-place prepared by God for man's abode.'

"I pause here in my review of what man has accomplished with the elements contained in the Mississippi Valley. To advance further in the details of his work is unnecessary to impress you with its extent and importance. It is the opening chapter of the grandest history written since the creation. It vibrates along the lines of thought in the majestic and heroic tones of an epic; and in its claims for honorable distinction and supremacy, it appeals to the enlightened judgment of mankind.

"But, notwithstanding what has been accomplished by the people of this valley, they have before them a great work. The first chapter has been written, and they enter upon the second. Missouri is the center of the magnificent domain. The political divisions existing originate and foster a commendable rivalry in the march of modern progress, and the spirit and aspirations of the people of our State are shown in this assemblage of her representative men. It marks a new era. She is entitled to ascendancy among her sister States. Her position and her riches entitle her to it. The heart of the continent, she receives and distributes through commercial arteries the products of this land, and from every mart, bazaar and port of the world. Let us here and now determine and pledge ourselves to use every honorable means to place her in the position of influence, grandeur and glory to which she is so justly entitled. It is unnecessary for me to suggest modes of accomplishment.

"The representatives of the State, who have been chosen to prepare articles upon various subjects

selected, will cover every branch submitted to your consideration, and your deliberations will elicit every suggestion to promote the good cause.

"But in connection with my subject it is not out of place, but, on the contrary, is appropriate, for me to press upon you the importance of a persistent and determined effort to force the Government to improve the Mississippi River, and so convert it into what it should be—the mighty inland sea of the nation. Our situation demands it. The assistance should have been accorded long ago. Sectional reciprocity should have extended to us this right, and we can feel assured of soon gaining it, for, believe me, the near future will see the realm of political power transferred to its natural home in the Valley of the Great West. There never was—there never will be—a more splendid opportunity afforded to western statesmen than to enforce this vital truth upon the people through the councils of the Government. The Mississippi belongs to the whole country. It is the heritage of a nation. It is the grand highway of free and united America. Nor has there ever been a finer opportunity presented for a government to construct appropriate national works, guaranteeing more unrivaled blessings."

"The expenditure on our river of the money and labor that constructed those great highways leading from the most distant parts of the Roman empire to its capital, or upon those huge aqueducts of the same period, or upon the gardens and palaces of Nineveh, or on the grand wall of China, the pyramids of Egypt, or the expenditure of a tithe as much as that wasted on the modern fortifications of Europe, would jewel our stream with magnificent ports, dot it with costly arsenals of trade, control it with extended levees, and channel it to bear upon its bosom the outgoing and incoming commerce of the world.

"True to ourselves and earnest in our labors, the possibilities of the future are illimitable. The convulsions of civil war are stilled forever. The dead past is an enshrinement of memory. The recognition is extant of the necessity of a united people. We can tolerate neither an Eastern, a Western, nor a Southern secession. The Government of our fathers in its just and equal distribution of State and National powers is acknowledged as essential for the permanence of our empire, and is it not possible to develop a statesmanship which can modify laws and constitutions to meet the requirements of expanding, progressive ideas, without illegal commotion or revolutionary violence? Yes. And what then? The prophetic eye sees unfolded the vision of a marvelous civilization. A second chapter is recorded. No element of the human intellect but possesses its opportunity for experiment and expansion. Broadening into an universal strength, it has triumphed over fear, bigotry and unauthorized power. Religion has universalized and taken unto herself not only art, but science and philosophy. Seats of learning contest in rivalry for supremacy with the time-honored institutions of the Old World. The pencil of the artist and the chisel of the sculptor are tipped with a genius as fervid in its inspirations as that of any ancient, mediæval or modern school. Manufactories for the supply of every possible want of man cover the land and swarm with skilled artisans. The Birmingham and Sheffield, the Genevas, are rivaled by Western

cities. Innumerable arches of rare architectural beauty span the highways to the ocean. Ships wafting to and fro the rich argosies of a boundless commerce display from mast-heads, beneath the shadow of the great bridge, the flag of every nation. And on hill and valley, on mountain and river side, rise "cities and temples beyond the art of Phidias or Praxiteles, beyond the splendors of Babylon and Hecatompylos." And peerless amongst these, and of the world, stands St. Louis. And why not? Is not Paris, on the Seine, removed above the sea

coast? Is not London, on the Thames, far above Gravesend? and would St. Louis possess fewer advantages if the Mississippi were improved as it could and should be? No! I proclaim it as no ideal boast, but with a confidence of realization as supreme as he who, years ago, said, "There is the East, there is India"—here is the center of the world's trade—here is the future metropolis of empire—in the favored child of the mighty valley of the Mississippi—the City of the Iron Crown!"

### Physical Northern Missouri.

The geographical position may be defined as extending between the parallels 38° 40' and 40° 30' north latitude, and between parallels 13° 35' and 18° 50' longitude west from Washington.

It has an average width of about two hundred miles by a length north and south of about one hundred and ten miles.

It occupies very nearly a central position with regard to the great American republic, being nearly equi-distant from the great oceans, Atlantic and Pacific, from the British possessions on the north and the Gulf of Mexico on the south. It is also situated half way between the two great mountain ranges of North America, the Alleghanies on the east and the Rocky Mountains on the west.

Though some portions of northern Missouri are broken and hilly, there is nothing in this section which could properly be dignified with the appellation mountains. The surface of the country in the main may be designated as a plateau, gradually descending from the north and west, sloping toward the Mississippi on the east and toward the Missouri on the south.

#### TIMBER AND PRAIRIE DIVISION.

A general division of Missouri into prairie and timber land is sometimes made by drawing an imaginary line from the southeastern portion of Marion County to the southwestern corner of the State. On the west of this line the county is mostly prairie, while on the eastern side of it will in general be found the timber.

This, of course, would throw North Missouri mostly in the prairie district. The natural division of land in Northern Missouri, generally speaking, would be into prairie and timber lands, the former largely predominating over the latter. In round numbers, it might be said that the prairie occupies about three-fourths of the whole area, leaving about one-fourth timber. An accurate line between the prairie and timber land cannot well be drawn, as in many instances the timber, especially along water courses, encroaches on the prairie, and arms of the prairie frequently are found extending into the timber country, while sometimes again small prairies are found in the midst of timbered country,

spreading out their smooth, green surface of verdure like little inland seas or lakes.

The timber land, occupying in round numbers about one-fourth of North Missouri, is found principally along the two great boundary rivers of the section covering the bold, picturesque river bluffs, forming a mammoth fringe for the grand plateau of the prairie land, and permeating everywhere along the streams and valleys—it may be generally divided into upland and bottom timber, each possessing its peculiar advantages.

#### BENEATH THE SOILS.

Underneath the soil of North Missouri is found principally the formation or system known to geologists as the upper carboniferous or coal measures, and the lower carboniferous or mountain limestone, about in the proportion of five of the former and two of the latter. The gaternary, lower silurian and deonian, are also represented to a very limited extent along the courses of the two great rivers forming the principal boundary lines of this section of country.

Of course, every variety of soil, both prairie and timber, and of every conceivable depth, is found above the geological formations. These soils are indicated, in a state of nature, as well by the growth of the grasses upon the surface of the prairie, as the growth of trees in the timbered sections, indicates the quality of the soil which nourishes their roots. Thus the crow-foot, the resin-weed and wild sorghum, evince rich fertility in prairie as plainly as the walnut, the hackberry, the elm and the hickory do in the timber. One of the finest bodies of prairie land in the world can be found in the chain of counties, extending along the Missouri River from Callaway all the way to Atchison, and in many sections reaching far back into the interior, through Boone, Howard, Chariton, Carroll, Ray, Clay, Platte, Buchanan and Holt.

This chain includes also the rich river bottoms, bottom prairies, of St. Charles and Warren counties, as well as of some of the other counties first named, than which no more productive land can be found in the known world. The drainage of this country in the main is excellent. The soil is rich, quick and productive. The prairies yield magnificently of corn and the smaller grains, and constitute the finest

meadows in the world. In the timber is found also every variety of soil, from the rich hackberry and walnut growing land to the white oak ridges, and even the rocky points where the sturdy pine and cedar find slender foothold for their interprising roots. But in the main the timber land of North Missouri is splendid, the country well drained, the timber valuable, and the soil fertile and productive. The climate of this whole section of country is one of unusual salubrity and healthfulness.

#### CROP PRODUCTIONS.

The crops are reasonably fine and remunerative. Corn is the largest staple, then wheat, oats, rye, hemp and tobacco in different localities are cultivated with great success.

Fruits are raised in great abundance, and in many instances are a source of great profit. Apples, peaches, pears, and all the small fruits are common everywhere. Indeed, the apple and peach crops of North Missouri play no insignificant part in the markets of the South and West, and grape culture, and wine making is growing in importance every year.

The country is splendidly watered by numerous running streams, and where the land is broken, clear, gushing springs abound, aiding to constitute this section one of the finest in the world for stock-raising.

The short horns of North Missouri are beginning to be known and prized in the markets of the world, and to-day, the farmers are reaping a handsome profit from the sale of fancy breeders throughout the South and West, which supply, it was formerly thought, could not be obtained, except by importa-

tion from Kentucky, the Eastern States and even from Europe.

Fat cattle and sheep from this section are bought for shipment to Buffalo, New York and Philadelphia, and not unfrequently to Great Britain, and the horses, mules and hogs are not excelled by those of any market in the world.

#### FUEL SUPPLY.

As before stated, the geological substratum is to a great extent carboniferous—vast acres of coal, hidden beneath the surface, sufficient to furnish fuel that might warm the continent for untold centuries, and ensuring in the near future that Missouri will be the great manufacturing centre of the Union. For, aside from the fact that is now conceded, viz: that it is cheaper to bring the ore to the fuel than to transport fuel to the ore, in this State is a mineral wealth which must in time, taken in connection with the inexhaustible coal fields, furnish occupation for hundreds of thousands of operatives, and be the basis of a prosperity less glittering it may be, but more permanent and more exhaustless than the golden shores of the Pacific.

North Missouri contains 44 of the 114 counties of the State—with a population in 1876 of 729,740, which the census of 1880 will doubtless show to be largely augmented. This population with a fair sprinkling of foreigners, is principally American born, representing a large portion of the enterprise and intelligence of older States. A population, enterprising, law-abiding and liberty loving—heterogeneous in origin, homogeneous in the noble purposes of building up a home, a State and a society, second in no sense of the term to any other in Christendom.

### Physical Southern Missouri.

Southern Missouri, or that portion of the State that lies south of the Missouri River, contains about three-fifths of the territory of the State, about 40,000 square miles and about 25,000,000 acres.

#### TIMBER AND PRAIRIE.

A line drawn from Jefferson City (the capital and near the center of the State), south to the Arkansas line, will give a general idea of the division of timber and prairie. The land east of this line, which includes to a large extent the metaliferous portions of the State, is very heavily timbered, while the area west of the line may be distinguished as the prairie country. Enough of timber, however, is found in this western division for all the purposes of fuel, fencing and building. The prairies are generally undulating, and vary in fertility with their location. They are now considered the most valuable agricultural lands in Southern Missouri. The ease with which they can be cultivated, through the introduction of labor-saving machinery, has given to them a marked preference over the timbered farms. Since the fires have been kept off and the land fenced in, the timber is gradually encroaching on the prairie. The grasses on these immense plains is still succulent and abundant, though some-

what varying from their original species. The blue grass (*poa pratensis*) is rapidly invading the prairies, and this most valuable of all the grasses seems to increase in direct ratio with the feeding of stock and the trampling of the soil. The timber in Southern Missouri varies with the latitude. In the southeastern portion of the State the poplar, the sweet, black and yellow gum, the pine, the cypress, the birch, the beech and the tulip tree have their home, and one scarcely, if ever, found in the northern or western counties, but through the entire region of Southern Missouri. The forest trees are oak, walnut and hickory, elm, maple, ash and locust, with their varieties, cherry, cottonwood, willow, persimmon, pecan, hackberry, mulberry, box elder, sassafras growing to tree size, and in the southwest the chestnut and the chinquapin. Its shrubbery is the hazel, the sumac, the red bud, the wild rose and the honey suckle. Its wild fruits are the grape, the haw, mulberry, blackberry, serviceberry, raspberry, huckleberry, hazel, walnut and hickory nuts, pecans, chestnuts, chinquipins, persimmons, the wild crab apple, wild plums and the pawpaw. Some of the timber in this region grows to a large size. Professor Swallow speaks of oaks known to be 26 feet in circumference and 90 feet

high, cottonwood 30 feet in circumference and 125 feet high, sycamore 43 feet in circumference and 65 feet high, cypress 29 feet in circumference and 130 feet high, grape vines 33 inches in circumference and 160 feet long. The oak, walnut, ash, poplar, pine and the cottonwood and sycamore are the trees from which the timber in ordinary use is obtained.

#### SOILS.

The variety of soils recognized by the State geologists varies with their location and in their constituents.

1. The alluvial soils of the rivers are composed chiefly of sand, lime and vegetable mould, and their wonderful fertility is generally considered indestructible. Under this head may be classed the swamp lands of Southeastern Missouri, which, in eight counties, by the records of the State Land Office, cover an extent of 1,855,616 acres, the larger part of which is susceptible of cultivation, and much of it rich as the valley of the Nile.

These alluvial soils are generally devoted to the cultivation of corn, hemp, tobacco, Irish potatoes and hay. Wheat upon the virgin soil, oats, or barley would be apt to tumble or lodge.

2. Another soil of great productiveness is found in the northwest counties and a part of the southwest counties of southern Missouri. It is usually of gently rolling prairie and is underlaid by the upper and middle coal measures. The agricultural products are corn, wheat, hay, oats, barley, potatoes, nay, almost any agricultural product of the State. As a consequence, cattle, hogs, mules, horses and sheep flourish here. This soil is black from the presence of lime in quantity, and if the limestone contains iron, the soil is red or brown, but its productiveness is not thereby lost.

3. Another distinct class of soils is found south of this region, and on a belt extending from the Arkansas line to the Missouri River. This class has a reddish clay soil, is a fine corn and wheat country, admirably adapted to fruit and sheep culture. This soil is based on magnesian limestone and abounds in fine springs and heavy timber. It is generally more metaliferous than the soils above mentioned. For sheep culture it is unsurpassed.

4. The last class of soils is that on lands elevated higher than any other parts of the State, being from 1,200 to 1,500 feet above the level of the sea. It is underlaid by sandstones and magnesian limestones. Black oak, hickory, pine and cedar flourish here, and the grape in perfection. In its valleys and on some of its slopes the lands are very fertile, and yet in compensation for a less generous soil, Nature has given to this region a deposit of mines and metals that can stand the drain of the world's wants for hundreds of centuries.

#### MINERALS.

Of the metals of Southern Missouri, iron is the chief, the most abundant, and most valuable. It is found more or less in every county, sometimes in exhaustless quantities of the purest ore. The Iron Mountain is the largest exposure and the purest mass of iron known to the earth. It is idle to speculate upon the extent of this mountain and its neighbor, Pilot Knob, and the adjacent hills. It is a question that many ages in the future will not be

able to solve, no matter how vast exploration and removal may draw upon its stores. Analysis shows a purity of sixty-five to sixty-nine per cent.

Lead is found in Southeast, Central and Southwest Missouri in large quantities. The report of the ninth census (1870) made Missouri the second lead-producing State in the Union, Wisconsin ranking first. The tenth census (1880), now at hand, will probably make the product of lead from Missouri as great as the aggregate product of all the other States.

Zinc, next to iron, is the most generally diffused metallic ore.

Copper, nickel, cobalt and tin are found, but not in such quantities as the above mentioned metals. Gold and silver are said to exist, but it is well, perhaps, for Missouri that they exist in quantities too small to justify their exploration.

#### MOUNTAINS.

Properly speaking, there are no mountains in Missouri. The Ozark hills, sometimes called mountains, are high and fertile table lands, elevated, at their greatest height, between 1,500 and 1,600 feet above the level of the sea, and have no points of assimilation to mountain ranges. They divide the waters flowing north into the Missouri River from those that flow south into the Arkansas and other southern rivers.

#### RIVERS.

The Missouri River, after coursing along the western shore of Missouri to the mouth of the Kansas River, about 250 miles, flows through the State near its center, 400 miles to its confluence with the Mississippi River. In conjunction with this river that has already flowed along the eastern boundary line of Northeast Missouri, it washes the eastern banks of Southern Missouri, a distance of 300 miles.

The other navigable rivers of Southern Missouri are the Osage, Gasconade, Lamine, and the White River, of the Southwest. Small rivers, creeks, and branches seem, by a kind Providence, to be distributed over the land with a view to an abundance of water, an effectual drainage, and mill sites to any extent of demand for many years to come.

Springs of purest water exist in abundance throughout Southern Missouri, and a great variety of mineral waters. Some of these springs are noted for the vast volume of water that they pour out. One, called Bryce's Spring, on the Niangua, is said to flow away a rapid river, forty-two yards in width, and to discharge 10,000,000 of cubic feet every day. Its temperature is 60° Fahrenheit. Petroleum springs are beginning to manifest themselves, but the oil from them has not yet entered into the commercial products of Southern Missouri. Salt springs are found in several counties.

#### CLAYS.

Fire clay, potter's clay, kaolin (porcelain clay), sandstone, clean and free from impurities and well adapted for glass-making (which industry is rapidly assuming a national importance), hydraulic lime, polishing stone (sometimes called bath brick), grindstones, millstones, slates and marbles (the last of fine quality), building stone of red and gray granite, lithographic limestone, are among the elements of future wealth to the people of this State.



## CLIMATE.

The climate of Southern Missouri is a dry one. In the spring heavy rains fall, and in the latter part of that season the State is visited by continuous showers, known to farmers as "the long season in May," the advent of which is warmly welcomed by the tobacco planter, and by those whose providence in early planting and plowing has prepared the corn crop for this beneficent season. In June summer showers fall, but not in excess, seldom lasting longer than a few hours. The average rainfall in Southern Missouri is forty-one inches, in the southeast larger, in the northwest less. The extremes for thirty-four years are as low as twenty-five inches, and as high as sixty-eight. Whenever the State suffers from such unusual seasons, there is a compensation in the fact that, of the two great crops of wheat and corn, while one may be injured the other is benefited, so that no vital injury to both food crops of the State, at the same time, is likely to occur. The rains come, generally, from the southwest, and there can be no material change in the climate of Southern Missouri as long as the trade winds and the Gulf of Mexico shall create and maintain the grand mission of evaporation and precipitation. The amount of fair weather in Southern Missouri is very large, and while a few of the summer days are excessively hot, an electrical disturbance generally occurs, and a thunder-storm and a copious shower bring them a refreshing change of temperature. Killing frosts occur on an average on the 10th of October, and late frosts on the 7th of April, in Southern Missouri. Wheat is harvested, on an average, about the 20th of June; in the extreme southeast a little earlier. The peach tree blooms about the 1st of April. Snow very rarely falls to any depth, and generally disappears in a day or two. The average depth is two and one-third inches. Ice cannot always be depended on as

a crop. In the northwest counties it does not often fail. In the southern counties it is rare that two successive crops are obtained. While the thermometer has shown an extreme of 23° below zero, yet, generally, the winters are short and pleasant, and old farmers will remember several winters in which plowing could be done on almost every day of the season. With such a climate the practical farmer can very readily estimate for himself the extent of winter feeding.

The autumn in Southern Missouri—nay, in the whole State—is the most beautiful season known to the earth. From the 1st of October to the 8th or 10th of January, with one exception, occurring about the middle of November, lasting only a few days, and called by the Indians and early settlers "squaw winter," there is no such continuous magnificence of climate on the face of the globe. The Indian summer has fairly set in, the forests have put on their robes of varied and dazzling colors. Miasmatic fevers have disappeared with the first frost; the husbandman dreads no storm from an almost cloudless sky upon his ungathered fall crops, and upon his busy preparation for the next year's harvests, and all animal nature seems to revel in the luxury of an out-of-door life, and of a health-giving atmosphere.

Such to-day, to some extent, is the physical condition of Southern Missouri. A region that contains more varied mineral wealth than any other known land of like dimensions upon the globe; that basks in a climate distinguished for its mild and health-giving influences; that reposes like an infant in the giant arms of the largest rivers of the continent; that offers to a population many-fold its present numbers a soil exhaustless in its fertility, and ready to yield from its beneficent bosom every product that is necessary for the support of human life.

## The Lowlands of the Southeast.

The lowlands of Southeast Missouri embrace the northern half of the great alluvial region extending along the Mississippi River from Cape Girardeau, in Missouri, to Helena, in Arkansas, a distance of about four hundred miles, by river. The portion of this lowland region situated in Southeast Missouri will not embrace much less than an area of 3,000 square miles.

Out of it have been carved the counties of Pemisscot, New Madrid, Dunklin, Mississippi, Scott and Stoddard, and the southern portions of the counties of Butler, Wayne, Bollinger and Cape Girardeau, which constitute the so-called "swamp counties" of Missouri. No portion of the State is less known or less appreciated than this region. Many intelligent persons consider it all subject to annual overflow, an extensive swamp, an immense bog, while others suppose that the country is full of great stagnant lagoons, bayous and ponds, and the atmosphere filled with deadly malarial fevers. Such ideas of the "lowlands of Southeast Missouri" are fanciful, erroneous and unjust.

The country is as undulating as the great prairies of Illinois. After every rain the water rapidly drains away. Covered with the immense timber found in these Southeast Missouri bottoms the prairies of Illinois would be uninhabitable. Many ridges, from ten to fifteen feet high, of marvelous fertility, run, generally in a north and south direction, through this region.

These "ridges" are of various extent and elevation. There is one from two to three miles wide and thirty-five miles long, and one, running through Stoddard and Dunklin Counties, about eighty or ninety miles, on which is situated the flourishing city of Charleston.

There are, rising in this extensive lowland region, like islands, many, so-called, "hills," in Stoddard County, each ranging from about ten to twenty-five miles in circumference. While here and there hillocks like "Bird's Island," embracing several hundred acres, or solitary hills, like the "Lost Hill," rise up, almost perpendicular cliffs, to an altitude

of from one to two hundred feet, over the surrounding bottoms.

It is traversed by the St. Francois, the Castor, the Whitewater, the Black, the Little Black, and other smaller rivers, and many creeks, all of which have ample fall, and, where not obstructed by decayed timber and rafts, carry away the water rapidly, except in a few very low portions of the country, which can be easily drained.

A portion of these low lands are subject to occasional overflows from the Mississippi River. But these overflows are far less frequent than is generally thought. Nor is the area of this overflow extensive.

#### FERTILITY OF SOILS.

The soil of these lowlands is of surpassing fertility. It is mainly a rich, sandy, vegetable humus, easily cultivated, and yielding enormous crops of corn, wheat, tobacco, cotton, potatoes, stockpeas, grass, and, in short, every cereal and vegetable that grows in the temperate zone. A total failure of crops is unknown. Sometimes, but rarely, a crop may fall short, but a total failure on account of drought, or tempest, or grasshoppers, or other insects, never occurs in this favored region. The season being more advanced, the farmers of the lowlands can ship and sell their crops earlier than their brethren farther north, and thus receive better prices. The Mississippi, the great natural highway to the ocean, is not far off, and assures them cheap transportation.

As a stock country this section of the State can not be surpassed. The winters are mild and short. Farmers feed their stock only during a short portion of the year, and many do not feed their stock at any time, because, at all seasons, cattle and horses find wild grass and cane in the range in the great bottoms, still untouched by the hand of man. Great herds of hogs grow fat in these bottoms without ever being fed on corn. Such persons as expect to devote themselves to stock-raising can indeed find no better locality.

#### THE TIMBER.

One great obstacle to the increase of population in these lowlands, heretofore, has been the immense

amount of timber necessary to be cleared out of the way before a farm could be opened.

But this timber, once a hindrance to progress, is now becoming valuable. Saw mills are found in every neighborhood. It has long been known that the timber of the Southeast lowlands is not surpassed anywhere in the United States. Oak, of every kind, hickory, walnut, ash, beach, poplar, soft and hard maple, cypress, sycamore, cottonwood, white, black and yellow gum, catalpa, cherry, mulberry, sassafras, and other varieties of timber can be found in great quantities, and attain immense size.

Large bodies of these great forests have been opened by the St. Louis, Iron Mountain & Southern Railway; and they have been penetrated in various directions by other roads, now being pushed rapidly to completion. These railways will serve to develop the vast, untouched and unrivaled timber resources of the lowlands, and will become the great lumber carrying roads of the country, while they will traverse one of the best and most productive agricultural regions of the world.

#### HEALTHFULNESS.

On the score of health much misapprehension exists in the minds of intelligent people. The country is subject to the diseases that generally prevail in the Mississippi Valley. Its general health is not any better nor any worse than in the same latitude in the lowlands of Tennessee, Kentucky, or Southern Illinois.

That this is true is clearly illustrated by the rapid growth and flourishing condition of its many towns and cities, and by the great increase of population and production in this entire region within the last decade, as will be shown by returns of the census of 1880.

#### CHEAP LANDS.

The price of land in this lowland region is as yet generally very low. Of course in some localities the price of land is higher than elsewhere, but the average price is very low. Many hundred thousand acres are still for sale at but little more than one dollar and a quarter an acre, and much land can be bought for less.

### The Climate.

The climate of a country is intimately connected with the well being of its inhabitants, and is, indeed, the most essential element of this well being which Nature can grant them; so that the consideration of the climatic conditions becomes of the first importance in the selection of a country which is to become the home of our families.

Missouri lies almost in the center of the Atlantic portion of the North American continent. It is therefore essentially an inland State, with all the advantages and disadvantages of such an inland—or, as it is scientifically termed, a continental climate. Two great rivers, the Mississippi on the eastern border and the Missouri through the center of the

State, and their numerous affluents favorably modify this condition.

The surface of the country is a rolling one, more broken or hilly in the southern half of the State; more level in the north and northwest. Its elevation above the ocean varies from 300 to 400 feet in the southeastern portion of the State to 1,200 and 1,600 in the southwest. The watershed of the Ozark Hills, passing through the southern part of the State from northeast to southwest, elevated from 500 to 800 feet above the adjacent regions, diversifies the aspect of the country without exerting a dominant influence on its climate.

The State is situated just on the limits of the

wooded portion of the Mississippi Valley and of the western prairie country, and partakes of both conditions. There are woods in abundance and prairie enough, and in a considerable portion of the State a useful mixture of both to suit the wishes of the husbandman.

Intimately connected with the geographical position and with the configuration of the country are its

#### METEOROLOGICAL CONDITIONS.

And here the continental character of the climate becomes obvious in the extremes of temperature and of moisture, and in the sudden changes to which it is liable.

Accurate and long continued meteorological observations have only been made in St. Louis, but lately Professor Nipher, under the auspices of Washington University, has, with the aid of numerous zealous observers, established a chain of meteorological stations over a great part of the State, which will in time permit us to ascertain most accurately the meteorology of the whole State. Until such knowledge is reached we consider the results obtained at St. Louis as an average for the whole or at least for the eastern half of the State will not go far amiss.

The mean annual temperature is about 55 degrees, but it varies in different years from 53 to 58 degrees. The mean winter temperature is 33 degrees, varying between 26 in the coldest and 40 in the mildest winters. The mean temperature of summer is 76 degrees, oscillating in different years between 72 as the coolest and 80 degrees as the warmest summers.

But these means alone give no proper appreciation of the temperatures to which the inhabitants are subjected, unless the extremes are also considered. In some seasons the temperature scarcely falls below zero, nor does it rise above 96 degrees, but in others we have experienced a frost of 20 to 24 degrees below zero, and a heat of 100 to 104 degrees above that point. These are extremes that do not often occur, and do not last long, but they must be taken into consideration in studying the climate. In the western and northwestern parts of the State the extremes of the winter temperature are even greater.

#### THE DAILY CHANGES OF TEMPERATURE

are ordinarily not more than 20° in fair days; but they not rarely reach 30 and even 40°, and have been known to be as great as 56° within twenty-four hours; but these are rare exceptions. In this latitude, and through a great part of the State, the winters are variable, cold spells alternating with mild and open weather. This variability is still more remarkable in the spring. There are in some years very early springs, and in others very late ones; and in the early springs and with an early development of vegetation sometimes late and destructive frosts occur, so that the fruit crops and even agricultural crops suffer.

The rivers of the State, coming as they do from the north and northwest, bring down a great deal of cold water and ice, and they are apt to congeal more readily than local influences would warrant. In some seasons they are bridged over firmly, and are passable for the heaviest teams, often only for a week or two, but occasionally for fully a month. In

other seasons the rivers are not frozen over and navigation, at least of the Mississippi, almost uninterrupted.

The second great meteorological element of the climatic condition of the country is its humidity, the amount of rain and snow which falls within the year, and its distribution in the different seasons. In St. Louis, the average annual rainfall is about forty-one inches, but it varies in different years between twenty-five and fifty-five inches, and has in a single instance reached even sixty-eight inches. It is less in winter, about seven inches, and highest in summer, on an average thirteen inches, but the rainy season, if it be permitted to speak of such an one, occurs usually at the end of spring and beginning of summer, say from the end of April to the beginning of July. But even this is not constant. In this season also the greatest number of thunderstorms occur.

#### THE AMOUNT OF RAIN

seems large compared with other temperate countries, but, notwithstanding this, the climate is a dry one, for the most abundant rains fall in a very short time, and clear skies are the rule and cloudy or overcast heavens the exception, especially in the summer and autumnal months, and evaporation is rapid, so that the dew point is a high one. Snow falls in all parts of the State, but it is rarely heavy and does not cover the ground long, so that the winter crops do not derive much useful protection from it.

The third important element of the climate are the winds. The south and southeast winds are the prevailing ones, especially in the warmer seasons; in winter they are as often west and northwest winds; these winds are usually brisk, but rarely very high; but occasionally tornadoes are formed and devastate narrow strips of country, invariably taking a southwest to northeast course.

The clearness of the sky is another condition of this climate, which may be considered of the greatest importance for the well being of the inhabitants. There is, through the summer, and the autumn, rarely a day without some sunshine, and in other seasons rarely three days pass without some break in the clouds; a continuation of a week's uninterrupted gloomy weather is a great rarity, even in the most gloomy winter months, and if any meteorological condition has a happy influence on human well being, it is this prevailing clearness of the sky, tempered with moderate breezes and light clouds.

The natural, as well as the cultivated, products of the soil best attest the favorable influence of our climate on organized life. Deciduous woods cover the greater part of the State; pine timber is found in the siliceous soils of the Ozark region; westward and northward a prairie country prevails; southeast, in the fertile low lands of the Mississippi, cotton is cultivated; throughout the State wheat and corn are the staple products, and in the central parts hemp and tobacco are the most important crops.

Thus, the climate and conditions of Missouri are very favorable for the prosperity of the human race; the drawbacks, consisting in the sometimes extreme temperatures, are counterbalanced by great advantages, and a great and happy community will enjoy the benefits a bounteous nature has so generously lavished upon the entire State.

## Health.

That public prosperity and happiness depend in no small degree upon public health, no intelligent person will deny. Hygiene has become a question of political economy, and in some countries almost a question of national perpetuity. Great has been the talent, admirable the perseverance, and marvelous the fertility of resource devoted to its study, and most zealous has been the patient, unselfish toil to discover the causes of disease; but the practical value of the truths thus established have not attracted the attention, nor achieved the place in public estimation they merit.

Throughout the length and breadth of the civilized world wherever the aid of sanitary measures have been efficiently invoked, ample returns have rewarded the labor. The death rate in London has been reduced from 42 to 21 per thousand, in Paris from 39 to 21. In Massachusetts it has been reduced throughout the State and in St. Louis it has been reduced during the last ten years over fifty per cent.

Indeed, pestilence, epidemics, and all kinds of fatal contagion or infection can no longer be regarded as the inexorable foes of human life, decreed to afflict mankind regardless of any effort man may put forth to mitigate or prevent their fatal operation; for it is proved beyond cavil, that in these matters, he is mainly the arbitrator of his own fate; that he can predict and that he can deal with them.

### NATURALLY HEALTHY.

Disregardful of these facts the legislators of Missouri have given the State no systematic code of sanitary laws, and there is, consequently, no State Board of health. The immunity enjoyed from disease is therefore solely due to the natural salubrity of the climate. If the public health of Missouri is compared with that of Massachusetts, one of the oldest, wealthiest, most intelligent, and best organized States in the Union, where sanitary improvement has been scientifically and energetically prosecuted under State authority for several years, and in which, too, it has already done much to improve the public health, it will be seen that this State is much wealthier than her older sister in all the benefits that accrue from public salubrity.

In 1870, Missouri had a population of 1,721,295, and there were during that year 27,982 deaths from all causes. A mortality rate equivalent to 1.63 per cent. of the population.

Massachusetts had a population of 1,457,351 and there were during the same period 25,539 deaths from all causes. A mortality equal to 1.77 per cent. of the population.

It thus appears, if the calculation is made and the relative proportion between the populations and the death rates of the two States maintained, that vital security is greater in Missouri, as compared with Massachusetts, to an extent, represented by the annual saving of 2,474 lives, but these figures fail to denote the stricken grief, the anxiety and the cost of sickness, or the value of wasted health; these are advantages that neither language or symbols can adequately portray.

No successful effort has yet been made to determine, by actual registration, the precise sickness-rate of communities. The many obstacles in the way of even a reasonable approach to accuracy in the performance of this important and interesting task, has hitherto discouraged or defeated such attempts. It is, however, estimated from the most trustworthy data, that two persons are constantly sick for every one that dies: or, in other words, that every death implies a total average of 730 days sickness. It is also estimated that each person loses, on an average, nineteen to twenty days, annually, by sickness; and Dr. Jarvis, has shown from the experience of health-assurance companies in this country, that the sickness rate is generally greater than these figures, based on European experience, indicate.

Authentic reports to the Health Board of St. Louis have shown that the annual sickness rate of the city of St. Louis is about seventeen and a half days to each member of the population. Dr. Boardman, of Boston, has ascertained the sickness rate of the city of Boston to be about twenty-four days of annual sickness to each individual. The general correctness of these conclusions are further substantiated by army statistics. Dr. Playfair, of England, after careful inquiry, computed the ratio of one death to twenty-eight cases of sickness in a mixed population.

From the estimate, then, on the basis pointed out, the relative

### VALUE TO THE PEOPLE

of the sanitary conditions that prevail in Missouri and in Massachusetts, since every death represents two cases of continued sickness, and a loss of 730 days by sickness, incapacitating for labor for each death that occurs in the community, the value to the people of Missouri, of the good health they enjoy, as compared with the health enjoyed by the people of Massachusetts, may be stated, in round numbers, as 2,474 lives saved annually, 4,948 continuous cases of illness obviated, and 69,272 temporary attacks of illness prevented; while the material resources of the community are annually augmented and strengthened by the added wealth of 1,806,020 days, or over 492 years of serviceable labor. It is not unfair to assume, that every one of these days indicates a profit in wealth produced and money earned, by the saving of time, the cost of medicine and medical attention, and the other unavoidable expenses of sickness, equivalent to at least fifty cents per day. If this be a fair presumption, the health enjoyed by the people of Missouri, estimated on the basis proposed, is worth to them annually over \$90,300. This yearly accumulation is no mean addition to the wealth of the State, and serves in some measure to indicate monetary value to communities of good health. The hugeness of the sums may surprise those who have paid little attention to such matters, and possibly excite incredulity, but the calculations are founded on principles that have stood the test of examination and re-examination by the most skillful experts, and that are generally admitted to

be the most reliable science can furnish. It is not our purpose to draw invidious distinctions; but the selection was made because it is commonly supposed that young States are not so healthful as the older ones, and because it illustrates the native salubrity of the western climate.

Massachusetts is one of the extreme northern States. If the comparison were extended to the south, and included the State of Louisiana, the con-

trast in favor of Missouri would be still more striking.

Blessed as the State is, with excellent natural drainage, an equable temperature, pure water, cheap food, abundant and remunerative labor for all classes, low rents, and room ample enough to permit isolated tenements even in the most populous cities; all of the natural requisites of good health are combined.

## Soils.

The first subdivision of soils in Missouri is known as bottom lands and uplands; but their quality is not thereby sufficiently indicated. Another division which especially distinguishes the State, is that exhibited by the prairies and timbered lands, between which it is nearly divided. Each division contains soils of all grades of productiveness.

Bisecting the State by a line drawn from the city of Hannibal, on the Mississippi River, to its southwest corner, the half lying to the north and west of this line, may be described as the prairie region of the State, with the rare advantage that every county is bountifully supplied with timber and with rivers and smaller streams of water. That which lies east and south of the bisecting line is the timbered or forest section, in which are found numerous prairies of greater or less extent.

The prairie lands are again divided into bottom and upland prairies. The bottom prairies closely resemble in soil the river bottoms. In a certain sense, the formation is identical; each came from accretions, one from the rivers and the other from the higher or upland prairies. The marl formation is the foundation of both, and in both it is deeply buried under the modern alluvium. They owe their extraordinary fertility and inexhaustible productiveness to a borrowed wealth, which came to them in endless supply from the loosened soils of the higher lands by means of overflow and abundant rains. The river bottoms are generally bounded by timbered or bluff lands; occasionally they extend, by gentle swells, into prairie bottoms, which occupy a higher level and are often grand and sublime in their vast extent. Undulating or rolling, like waves, in their endless succession, the upland prairies often appear as limitless as the sea, and present the appearance of the ocean when subsiding from the effects of a storm. Alike, they are the sources of enormous agricultural wealth, and are subjects of never failing interest and attraction to the agriculturist, who well knows with what ease they are cultivated and how gratefully they reward his labor. The bottoms of the other rivers and streams are distributed over every portion of the State, and are similar in formation and soil to those of the great rivers.

Arbor culture on a large scale is now unnecessary, in Missouri, for the prairie country is quite well supplied with newly-grown timber. The fine forests

of the southern and eastern parts of the State furnish excellent timbers for the farmers' purposes and the arts, while they may be sufficiently preserved to protect the soils, fruits and grasses from extreme weather, and continue to afford fine pastures for large numbers of cattle, horses and sheep, which are permitted to go at large with slight attention.

In this article space is wanting to minutely describe and classify the soils of Missouri, and perhaps the best guide will be to give a general description (according to a method of classification adopted by Prof. Swallow, Dean of the Missouri Agricultural College, from whose writings much information given in this chapter has been taken), as defined by forest, prairie and alluvial lands, indicating their great variety by the growth of timber of the forests and the grasses and plants of the prairie. Those seeking homes in Missouri will find it a reliable, if not an unerring, rule in the selection of lands.

### SOIL CLASSIFICATIONS.

The hackberry lands are first in fertility and productiveness. Upon these lands also grow elm, wild cherry, honey locust, hickory, white, black, burr and chestnut oaks, black and white walnut, mulberry, linden, ash, poplar, catalpa, sassafras and maple. The prairie soils of about the same quality, if not identical, are known as crow-foot lands, so-called from a species of weed found upon them, and these two soils generally join each other where the timber and prairie lands meet. Both rest upon a bed of fine siliceous marls, and even under most exhaustive tillage will prove perpetually fertile. They cover more than seven million acres of land. On this soil white oaks have been found twenty-nine feet in circumference and one hundred feet high; linden, twenty-three feet in circumference and quite as lofty; the burr oak and sycamore grow still larger. Prairie grasses, on the crow-foot lands, grow very rank and tall, and, by the old settlers, were said to entirely conceal herds of cattle from the view. These lands alone are capable of sustaining a population greater than that now occupying the State of Missouri.

The elm lands, whose name is derived from the American elm, which here grows magnificently, are scarcely inferior to the hackberry lands, and possess

very nearly the same growth of other timber. The soil has about the same properties, except that the sand is finer and the clay more abundant. The same quality of soil appears in the prairie known as the resin-weed lands.

Next in order are hickory lands, with a growth of white and shell-bark hickory, black, scarlet, and laurel oaks, sugar maple, persimmon, and the haw, red-bud and crab-apple trees of smaller growth. In some portions of the State the tulip tree, beech and black gum grow on lands of the same quality. Large areas of prairie in the northeast and southwest have soils of nearly the same quality, called mulatto soils. There is also a soil lying upon the red clays of Southern Missouri similar to the above. These hickory lands, and those described as assimilating to them, are highly esteemed by farmers for the culture of corn, wheat and other cereals. They are admirably adapted to the cultivation of fruits, and their blue grass pastures are equal to any in the State. Their area may be fairly estimated at 6,000,000 of acres.

The magnesian limestone soils extend from Callaway County south to the Arkansas line, and from Jefferson west to Polk County, an area of about 10,000,000 of acres. These soils are dark, warm, light and very productive. They produce black and white walnut, black gum, white and whahoo elms, sugar maple, honey locust, mulberry, chestnut, post, black, laurel, scarlet and Spanish oaks, persimmon, blue ash and many trees of smaller growth. They cover all the country underlaid by the magnesian limestone series, but are inconvenient for ordinary tillage when they occupy the hillsides or narrow valleys. Among the most fertile soils in the State, they produce fine crops of all the staples, and thrifty and productive fruit trees and grape vines evince their extraordinary adaptation and fitness for culture of grape and other fruits. Large, bold springs of limpid, pure and cool waters gush from every hillside and flow away in bright streams, giving beauty and attraction to the magnificent forests of the elm, the oak, the mulberry and the buckeye, which often adorn their borders. The mining regions embraced in this division of the soils, are thus supplied with vast agricultural wealth, and a large mining, pastoral and agricultural population may here be brought together in relations scarcely to be found in any other country in the world. Blue grass and other succulent and nutritious grasses grow luxuriantly, even on the ridges and hillsides of the upland forests, in almost every portion of Southern Missouri. Located in the midst of a temperate and charming climate, with its fountains and streams, its valleys and elevated lands will attract and delight, sooner or later, vast populations.

On the ridges, where the lighter materials of the soil have been washed away, or were originally

wanting, white oak lands are to be found, the oaks accompanied by shell-bark and black hickory, and trees and shrubs of smaller growth. While the surface soil is not so rich as the hickory lands, the subsoil is quite as good, and the land may be greatly improved by turning the subsoil to the surface. These produce superior wheat, good corn, and a very fine quality of tobacco: On these lands fruits are abundant and a sure crop. They embrace about one and a half million of acres.

Post Oak Lands have about the same growth as the white oak lands, and produce good crops of the staples of the country, and yield the best tobacco in the West. Fruits of all kinds excel on this soil. These lands require deep culture.

The Black Jack Lands occupy the high flint ridges underlaid with hornstone and sandstone, and under these conditions are considered the poorest in the State, except for pastures and vineyards. The presence, however, of black-jack on other lands does not indicate thin or poor lands.

Pine lands are extensive, embracing about two millions of acres. The pines (*pinus mitis*, yellow pine), grow to great size, and furnish immense supplies of marketable lumber. They are accompanied by heavy growths of oak, which takes the country as successor to the pine. The soil is sandy, is adapted to small grains and grasses, and carries fertilizers well.

The bottom lands of the Southeast are now being rapidly reduced to cultivation by the common effort of the lumberman and settler. A more extensive system of scientific drainage is now authorized by the State, and effective measures are determined upon. They are of the hackberry variety of soils, and bear the heaviest of timber. The strength of soils is such as to produce great crops with regularity, proved in many fields by more than fifty years of cultivation without rotation of crops.

The tillable soil of Missouri, especially adapted to cultivation and to the most varied agriculture, is of great variety and excellence. Its rare ingredients are seldom found in the same combination. In the most hilly and broken portions of the State are rich valleys; those unfit for cultivation are covered with valuable timber. More than two millions of acres of Government land remains undisposed of; and, while the best of these lands have been culled, small and very valuable tracts may be entered under the homestead and pre-emption laws. The railroad companies still own vast quantities of land, and those belonging to the Agricultural College can be obtained at low rates. In every county in the State farms and unimproved lands can be purchased at lower prices than have been known for twenty years.

### Agricultural Capabilities.

No State in the Union offers such manifold inducements to the immigrant who desires to follow agricultural pursuits. Missouri is central in point of latitude, thus avoiding the long, cold winters of the North, as well as the dry, hot summers of the

South. It affords a great diversity of pursuits to the tiller of the soil—greater than almost any other State. All the cereals are grown in the greatest perfection, and yield as largely as in any other State. The wheat grown in Missouri makes the

best flour, and is eagerly sought in European markets. If wheat is properly sown in fair Missouri soil, the yield ought to be, in an average year, thirty bushels per acre, and many farmers frequently average that on their entire crop.

#### VERSATILITY OF PRODUCTION.

In no State is maize or Indian corn more at home, and this is one of the most profitable crops to the farmer. Its yield is from forty to eighty bushels per acre, depending upon the soil and culture given it. It is the chief reliance of the farmer, for with it he fattens his pork, beef and mutton, which are always in demand, at good prices. Corn is a crop easily raised, and when raised the farmer can take his own time in harvesting, gathering it at any time in the winter, when other work is not pressing—thus avoiding the heavy expense incurred in harvesting other crops. By raising this in sufficient quantity and feeding it to his stock, the farmer can, at all seasons of the year, have fattened cattle, hogs, or sheep to convert into money.

In the southern portion of the State cotton can be profitably grown. The soil is rich and the yield nearly equal to that of the States farther South. Labor to cultivate and pick the crop is easily obtained in St. Louis, when needed, and does not have to be kept the entire year—an advantage not possessed by many of the States further South.

#### STOCK-RAISING.

For raising all kinds of stock, Missouri is unsurpassed. Blue grass, orchard grass, timothy, red top, red and white clover, grow luxuriantly, and afford the best of grazing. If winter pasturage is supplied to stock, it can be kept the entire year without other feeding. Corn is so easily and cheaply raised that it is the best food that can be used to fatten and prepare stock for the shambles. In no State can pork be so cheaply and profitably produced. By supplying the pigs and hogs with clover pasture in spring and summer, and turning them into corn-fields of proper size, in the autumn, they require no feeding, and attain large size, become very fat, and are ready for the butcher.

#### AS A FRUIT AND GRAPE COUNTRY

Missouri stands first among the fruit States. No State produces such a great variety of fruits in such high perfection. At the American Pomological Convention at Rochester last year, where fruit was exhibited in competition from most of the States of the Union, three of the Wilder medals were awarded to Missouri—one for the largest and best display of fruits made by any State; another for the best display of pears made by any State; and another for the best display of grapes made by any State. Many of the fruits were so much larger in size, and richer in coloring, and better in quality, that Eastern pomologists were unable to recognize varieties they had been familiar with from their boyhood.

The grapes of Missouri are of the highest quality, and the wine produced from them unequaled in other States. In the great national contest, a few

years ago, at Philadelphia, the prize for the best wine produced in any State, was awarded to Missouri. There are millions of acres of as good grape land as the sun shines upon in Missouri unoccupied, awaiting the hand of the tiller. It requires but a few years to cover them with productive vineyards.

Apples, pears, peaches, plums, apricots, nectarines, quinces and the entire list of the small fruits, such as currants, gooseberries, raspberries, strawberries and blackberries yield abundantly, with but little care, and furnish a most healthful and luscious diet. Figs can be grown with a little winter protection, and it is no stretch of the imagination to say that every farmer in Missouri may, if he chooses, "sit under his own vine and fig tree."

#### CLIMATIC INFLUENCES.

But one of the great advantages in farming in Missouri is the short and open winters, giving the farmer the opportunity of working nearly every day in the year, and not hibernating for five or six months of every year as the Northern farmer is compelled to do. The advantage of mild, open, short winters is not generally appreciated by the immigrant; and it is a matter of the greatest importance to him. It saves him from hiring labor, giving him a much longer season for doing his work. It saves him great expense in carrying his stock over winter. It enables him, with his own labor, to keep his farm in better order, his fencing in better repair, and his lands in better culture than if he were restricted to a much shorter period for all kinds of work. But there is another reason why Missouri is a favorable State for the farmer immigrant. It is because she is so centrally located; because she affords such excellent facilities for the cheap transportation of her products to market. A large share of the value of the product is not consumed in transporting it to St. Louis—the starting place for an Eastern or foreign market. In States farther west this is a most serious burden and robs farming of most of its profits. The great Mississippi River will always afford a competing channel for our commerce, and the very lowest rates to the East or to Europe can be obtained in consequence. By getting far away from this grand emporium, the cost of freight on what the immigrant raises may eat up the value of what he produces. By being near to St. Louis, the freight to that city will be a trifle, but by being far away it will be a heavy burden, and it comes out of the farmer's pocket—buy his product who may, or at what point.

#### MARKET FACILITIES.

But there is in many sections of Missouri a home market. No State is so rich in mineral developments, and every mine is a market for all the farmer can raise, and at high prices. Every year the development of the mines of Missouri will be increased which will increase the demand for farm products. Then the manufactories of the State are increasing, and must yearly increase. No State offers such facilities for manufacturing establishments of all kinds, and these are the best friends of the farmer.

Missouri is a healthy State—healthy for man and beast. In no State is there so little disease to be found in the flocks and herds. The land is generally

rolling, the air pure and invigorating, the water clear and sparkling. The State is never afflicted by the terrible drouths, which destroy vegetation and leave man and beast in a famishing condition, as is the case in States further west. With the great

Mississippi and Missouri Rivers, and their hundreds of tributaries within and upon her borders, there is generally plenty of moisture to attract showers, and such a thing as a general failure of crops has never been known in this State.

## Horticulture.

The products of the garden add so much to the comforts of life that they cannot be neglected. To the intelligent emigrant, then, who seeks a new home—not from the nomadic instinct or from a restless desire for change, but with a wise and settled purpose to improve his social and financial condition, the subject of horticulture must possess a deep interest. He does not wish to remove his family, no matter what their present surroundings, to a locality where long, cold winters will destroy his fruit trees, nor to one where intense summer heat will scorch his small fruits and garden vegetables. Missouri, in this respect, as in many others, offers peculiar advantages and invites careful examination for the immigrant who seeks to make a comfortable and permanent home.

The latitude of Missouri, between the 36th and 40th parallels, is better adapted for successful fruit growing than is the country either north or south of it. Here peaches flourish as they do in few of the more northern States, while many tender fruits, such as apricots, nectarines, figs and many of the choicer varieties of grapes can be grown with ordinary care—and the fruits of the north, apples, pears, plums and cherries grow here equally well with very much less trouble and care; all the labor of protecting the trees from the biting frost of a six months' winter being quite unnecessary, as the winters are so much less severe and shorter than the New England season of frost and snow.

The farmer and gardener is also especially favored with a ready market for all surplus, as the States west, with their hot, dry climate, in which it is impossible to grow perfect fruit, stand ready to absorb the supply before it can reach the mining regions of the Rocky Mountains, where the demand for fruit is so great that it would consume the whole production were the State planted in one vast orchard, and then not cry "enough."

There are few parts of this great State from which fruit cannot find direct and convenient transportation to a market which is never overstocked. All roads lead to St. Louis. Besides this mammoth market place, the fruit-growers of North Missouri can ship their surplus to Iowa and Minnesota, where there is a constant demand for it; from the western part of the State are direct lines of transportation to the mines, and the southern section has its capacity severely taxed by the needs of Texas. A soil so rich in all the elements of fertility, in a climate so genial as that of Missouri, needs only an opportunity to produce luscious fruits in an overwhelming abundance.

### RELIABLE MARKETS.

The southeastern portion of the State, along the line of the Iron Mountain Railroad, and the western portion, where the marly deposits are so rich and extensive, are pre-eminently the peach districts, and in these regions the peach seems almost indigenous, never failing to produce abundant crops; and yet fruit-growers in these districts say that they are never able to supply the demand, Nebraska, Kansas and Colorado taking all from the western region, and St. Louis having to draw upon other States for her supplies. Peaches may be relied upon as a profitable crop in all that part of the State south of the Missouri River, and, indeed, are largely grown much further north, St. Joseph exporting large amounts.

Pears do well throughout the State, especially in the region of Clay, Jackson and Cass Counties. The trees attain a great size and age—a diameter of from twelve to fifteen inches is common; and there are trees a short distance south of St. Louis over two hundred years old, and still bearing full crops.

Where other fruits grow so finely, apples, of all fruits the most interesting to settlers, cannot fail to succeed.

### THE APPLES OF MISSOURI

are of remarkable fine color and size, and many varieties flourish here so much better than at the East, that eastern fruit-growers often fail to recognize varieties with which they have had life-long acquaintance when Missouri calls their attention to improved and enlarged editions of the old-time sorts. To locate the most favorable district for apple culture would be impossible—as difficult as it would be to locate points where orchards would prove unprofitable. Those who have visited nearly every part of the State and made extensive acquaintance among our fruit-growers say—they have yet to learn of a single orchard with even the "let-alone" cultivation so common in the West which has not been a source of profit to the owner.

But it is as a grape-growing State that Missouri ranks above all others. Other States may compete with her in other fruits; but in grape culture she is the acknowledged leader, and Missouri grape-growers have done more to advance this branch of horticulture in the United States than those of all other States combined.

Here there are

### SIX NATIVE VARIETIES OF GRAPES,

and wild vines having a diameter of from ten to twelve inches are common. It is needless to say, that



where wild vines grow so luxuriantly, the success of cultivated varieties is assured. Of new and valuable varieties of grapes originating in this country, Missouri claims more than any other State, and that her wines are of superior quality the fact that since the beginning of wine making in the State, Missouri wines have received the highest awards at every World's Fair is sufficient evidence.

Perhaps no better proof can be given of the general excellence of Missouri fruits than the fact that at the last meeting of the American Pomological Society, in September last, medals were awarded to Missouri for the best displays of apples, pears and wines, and also one for the best general display of fruits, gaining these honors when in competition with every State in the Union, represented by their choicest fruits, and at an exhibition held at Rochester, New York, which has long been regarded as the very center of the fruit-growing interests of the country.

The strawberry crop is one of great importance. The receipts at St. Louis from a single county reach fully 150,000 gallons annually, and they can be grown with profit anywhere in the State.

Fruit-growing in Missouri has not kept pace with or spread as rapidly as other industries have, and the production is not now equal to the demand.

#### MARKET GARDENING

is a very important branch of horticulture, and one too often overlooked.

People hear of the extensive grain fields of the West—of the immense profits to be derived from stock-raising, and, perhaps, of the magnificent opportunities for fruit culture, and do not think of the garden or "truck patch" as a source of wealth; while in reality there is, perhaps, no other business which can be made more profitable, especially in Missouri. With a soil capable of producing the very largest crops, Missouri buys more garden vegetables than she sells; simply because the attention of people has not been sufficiently called to this business.

Although St. Louis prices are nearly or quite double those of New York or Philadelphia, not more than one-third of the vegetables used in that city are raised in the State. In the region of St. Louis, Kansas City, St. Joseph and other large towns, market gardening is immensely profitable, and in hundreds of smaller towns throughout the State the prices realized for garden vegetables are enormous.

While St. Louis affords ample market for the gardens of East Missouri, those of the western part of the State find an unlimited demand in supplying the almost desert regions of the West and the mines of Colorado.

#### Fruit Culture.

Fruit culture in Missouri is still in its infancy; yet much progress has been made. None of the catalogue of fruits adapted to this latitude fail of success in this State. Every owner of a lot of ground, in almost any part of the State can, with a small outlay of money and labor, raise all the fruit required for family consumption, from the strawberry and early cherry to the late keeping apple; and thousands upon thousands of acres could, with a reasonable amount of labor, properly bestowed, be converted into fine fruit gardens and orchards.

The adaptation and capacity of Missouri to produce fruit for market and for transportation are unsurpassed. The writer has, for nearly fifty years, been engaged in the cultivation of apples for market, and can well attest the capacity of this State to produce the very finest apples, in unlimited quantities.

There is no question of the profit of raising apples for market, if a proper location is selected, good varieties planted, and reasonable care bestowed on the trees, and on the fruit after it is gathered.

#### ILLUSTRATIONS OF PROFIT.

A few illustrations: In 1851, ninety-seven apple trees, growing on less than two and a half acres, yielded 873 barrels—an average of nine barrels to the tree. Five hundred barrels of these apples were sold in St. Louis, in one lot, for three dollars and fifty cents a barrel. The actual cost of gathering, preparing for market and delivery was seventy-five cents a barrel, making a net profit of two dollars and seventy-five cents a barrel, and a total of about nine hundred dollars per acre.

In 1835 the writer raised apples, a lot of which were sold in Louisville, Ky., for eight dollars a barrel. The crop in Missouri was a large one, that year, and the average price was four dollars a barrel.

It is not uncommon for trees to yield twelve and thirteen barrels of good apples, and trees have been known to yield fifty barrels in ten years. There were individual trees in 1835 whose crops were worth to the owner \$40. Such results cannot always be expected, but they are often attained and sometimes surpassed.

Pears, peaches and plumbs, strawberries, raspberries and other small fruits flourish in Missouri and produce abundantly, and can be raised with profit.

All these can be safely sent hundreds of miles to market, and the great network of railroads radiating from St. Louis and permeating the country in every direction enables the fruit growers of Missouri to sell their products to the inhabitants of all that vast money-making, non-fruit growing, but fruit consuming country extending westward to the Rocky Mountains, and from British America to Mexico, and to find a profitable market in the States north, northwest and northeast of them, even into Canada and into Texas and other Southern States. And it will be but a few years before the great markets of Mexico will be open to them.

In no State in the Union, in no part of the world, is there a country better adapted to fruit culture than Missouri. Nowhere else can a larger or better variety of fruits be produced for home consumption or for commercial purposes.

### Vineyards and Wines.

There are two classes of grapes which, it is believed, will ultimately form the basis of the vineyards of the whole civilized world, which are at home in Missouri, and of which one, the *Æstivalis* class, attains a perfection here which has astonished the connoisseurs of Europe. This class, in one of its varieties, the Norton's Virginia, introduced from Virginia, at Hermann, in 1850, has stood the test of thirty years without disease, and is as healthy now as when first introduced; the wine of which has acquired a world-wide reputation as the best medicinal wine, resembling, and even excelling in its finest grades, the most renowned Burgundies, while its medical qualities rank higher than those of any other known variety. The Cynthiana, introduced into this State in 1858, is of a similar character, just as productive and healthy, while its wine is much more delicate and refined. Wine has been made from it which sold at thirty-six dollars per case, of twelve bottles, and the prize was awarded to it at the Vienna exhibition, as the best red wine of all nations. The Neosho, taken from the woods in Southwest Missouri, makes a fine sherry, is productive and a sure crop every year, while several wild grapes grown at Neosho give the highest promise of wines equal to any of these. All of these belong to the *Æstivalis* or summer grape class, are phylloxera proof, as far as known, and at home in this soil. Several seedlings of the Norton show a high degree of excellence—the Hermann makes a fine pale sherry, and a seedling grown from it again, the White Hermann, golden yellow in color, and exceedingly productive, promises to make the finest white wine. These are the varieties which are reliable, healthy and hardy; and upon the Northern *Æstivalis*, the Norton, Cynthiana, and others of the same class, may be safely based the future production of as fine clarets, Burgundies and sherries as any country can produce, while they will yield a moderate, paying crop every year. If the wines of the Norton and Cynthiana have gained already such a reputation in the past; if they have lived and flourished through all the depression and reverses, never failing of a crop, and although cultivated and tried in nearly all grape-growing States, yielding by far their best products only on Missouri soil; if they have done this with the imperfect treatment they received, is the belief not justified that they will do still better in the future, under more rational treatment, and that they are destined to become the future staple red wines of the world? The best grape-growers in Missouri have an abiding faith in them, and this belief is fast gaining ground over the whole country. While the eastern grape regions, and especially California, may excel in the quantity of white wines, no State, so far as tried, can rival Missouri in the

#### PRODUCTION OF WINES;

and they should be looked to especially, if Missouri wines are to become as famous as they ought to be, and will be yet, before the generation of veterans who initiated their culture, and predicted their success, will be gathered to their fathers.

But while the *Æstivalis* class is destined to furnish the red wines and the sherries of the future, still another class remains, the Ripara or river grape, which will furnish hocks and white wines, and will also yield the choicest table and market grapes. One of its varieties, the Taylor or Bullitt, has been cultivated for over twenty years in this State, and is known to produce a very fine white wine, resembling choice hock. But while the quality of its wine was unquestioned, it proved an uncertain bearer, and the berries were too small. Several grape-growers conceived the idea to grow seedlings from the Taylor, which would have the high quality of the parent, but a larger bunch and berry being more uniformly productive. The first seedling of any note produced, was the already well known and famous Elvira, tested now for over ten years, and which has readily increased in size of bunch and berry; a short jointed, stocky grower, productive to a fault, and very vigorous, withstanding even the most severe winters without injury to a single bud, and making a beautiful white wine resembling, in color and flavor, the celebrated Reissling of the Rhine; it has but one fault, the bunches are too compact, while the skin of the berry is very tender, and if, after a protracted drouth in summer, a rainy time sets in in fall, swelling the berries suddenly, they are liable to crowd each other and crack. But the Elvira was but the first of its many sisters which gave promise of a higher degree of excellence without its faults. Foremost among these is the Amber, which makes a larger bunch and more loose than the Elvira, contains more sugar, and which on account of its handsome color, better carrying qualities, and its delicious flavor, will also be a very attractive table and market fruit, while it must make a wine of still higher quality. The Pearl is another Taylor seedling which promises to be highly valuable. A medium-sized bunch and berry, golden yellow in color, of very high quality, and containing a great deal of sugar, it cannot fail to make a first-class wine, while the vine is the beau ideal of a grape vine, vigorous, but short jointed and stocky; large, healthy leaves, and very productive. There are a number of other Taylor seedlings—white, black and red—which make a wine of very high character; some equal to the choicest hocks, and which may safely be brought in competition with the best Johannisberg and Deidesheim Riessling. But the highest hopes are now entered in a seedling of Elvira, which has as yet fruited but once, but which seems as near perfection as a grape can be, with a pure and delightful flavor, golden yellow color, and the vine, in health and vigor, all that could be desired.

This class is also phylloxera-proof, and as all of them grow very readily from cuttings, they are very easily propagated, and millions of cuttings have already been shipped to France, and even California, of the Taylor and Elvira—the only ones accessible in quantity—to serve as stocks to graft their *Vinifera* upon, as well as to test their wine-making qualities.

They are all exceedingly hardy, withstanding the severest winters without injury, and very little, if any, subject to rot.

#### THE PROSPECTS OF THE VINE-GROWER.

While, therefore, the prospects of Missouri grape-growers rest upon a surer basis than ever before, while the American grape-grower feels assured of a grand success, the prospects of France, Germany—in short, all the grape-growing districts of Europe—are darkening; and even California begins to feel the ravages of that insidious enemy, the phylloxera. All must look to this State eventually for relief, in the shape of cuttings and plants of our phylloxera-proof varieties. There were not cuttings enough of Taylor and Elvira in the State last year to meet the demand from abroad, and the sale of them, of the trimmings of the vineyards, will form a considerable source of revenue to the vintners of Missouri. The product of France, owing to the ravages of the phylloxera, has decreased to an alarming extent, while California wines are shipped over there in large quantities, to be transformed into French Medocs and other white wines, and then be shipped here to America to be sold to the credulous public as choice French wines. Can such folly not be esopped?

Invite the grape-growers of Europe to leave their devastated and uncertain vineyards; to bring their skill and industry here, and then supply the demand

which the failing vineyards are sure to create. There are millions upon millions of acres in this State which can produce the wines. But other elements are wanted than we have had so far, and vintners must go to work in a different manner. Men who are willing to work and wait a few years for the results of their labor are wanted; men who have sense, skill and industry enough to profit by the experience of those who have worked before them; who can adapt themselves to the different requirements of this soil and climate—in short, thinking, intelligent labor.

Especially are needed men who are skillful in wine-making, who know what they are about, and who expect and make a good marketable wine with as much mathematical certainty of the result as if they already saw and tasted it; who trust nothing to guess-work, but all to science and knowledge; and lastly, good cellar managers, such as they have in the best establishments in Europe, who understand the cutting, mixing and blending of different kinds of grapes and wines, and who will give to the public a uniform, good and drinkable wine, instead of the nauseous stuff which has so often disgraced the name of American wine, and which has prejudiced the public against its use.

The material is here to-day to compete with France and Burgundy in their choicest red wines, and with the Rhine and Moselle in their best hocks.

#### Grasses and Pasturage.

It has been shown that Missouri occupies a central position in the fertile valley of the great river, and its physical description, its climatology and agricultural capabilities, have been ably and fully set forth. This will prove without further assertion that Missouri is the native home, and is capable of becoming the cherishing foster-mother of a vast variety of the great number of species of the grasses that are capable of flourishing in this genial and temperate latitude. There are few or no grasses that are peculiar to Missouri; and, fortunately so, for were it otherwise, it would argue some peculiarity in the soil or climate that would, perhaps, unfit them for many varieties of this great and almost universally diffused family of plants. There is no permanent advantage in being adapted to peculiar crops any more than in being a peculiar people. The great blessings of life are universal and widespread. It results that all the valuable members of this great and beneficial family of plants are adapted to and capable of being introduced and cultivated in this State. It has been said that the country which has a limestone soil has blue grass, and the land that has the basis of all agricultural prosperity. The soil and climate make this State the natural home of this sweet and nutritious grass; so much so that it is only necessary to take off the shade and keep off the stock for awhile to have it spring up spontaneously, as is abundantly proven by very many instances, of which numerous examples could be cited.

It is said that "fine feathers make fine birds," and that a liberal dispensation from a well filled corn-crib makes fine stock; and there is no doubt that to her blue grass pastures Kentucky is indebted for her pre-eminence in the production of fine horses and cattle. And in this State many have fully demonstrated how kindly this invaluable grass takes to the soil, furnishing, when not grazed during summer, the most luxuriant winter pasture age, and productive here, as in Kentucky, of the same high-priced, because high-fed animals. In this connection, it may be of interest to note that Kentucky blue grass (so called) is not there native and "to the manor born," but is an adopted child, being the English spear grass, the New England June grass, meadow grass, or, in botanical language, *poa pratensis*.

#### OTHER VALUABLE GRASSES.

Among the grasses, even this valuable species is entitled to no special pre-eminence. Other varieties of gramineae are fully its equals, and in some respects its superiors. Orchard grass has longer and more numerous roots, forms a heavier sod, stands drouth better, grows faster after being grazed, and gives a more continuous pasture; besides being capable, like many other of the grasses, of being cut for hay. With beasts as well as men, "variety is the spice of life." As the bee roams from flower to flower, so those who observe the habits of animals closely will see that they seek

variety in their food, and this should teach, if nothing else did, to sow a variety of grasses, to secure a constant and regular supply of food for stock, the importance and necessity for which is well hinted at by the inferred desolate condition of those who are caught between "hay and grass." Many of the indigenous wild grasses are worthy of study and preservation. Blue grass, orchard grass, timothy and red top are but a tithe of the forage plants worthy of being introduced and cultivated for hay and pasturage.

The clovers, lucernes and lupines which, besides their own enormous yield of herbage are also of exceeding value as renovating crops, especially deserve attention and introduction when lands have been "corned" to death or blighted by too many successive wheat crops. In England each acre in tillage is given the manure produced from three acres of grass. It may be said that no manure is so cheap or abundant or so easily and evenly applied as clover. It draws from the air and the clouds, and yields to the soil its accumulated benefits. It is easier and cheaper to bring worn out lands back into good heart by means of clover than it is to clear new and fresh timber lands of roots and stumps.

For soiling purposes it could have been cut twice a month, from the 15th of April to the 15th of October. In Germany it has long been used for soiling hogs; red clover, though of great value, is a biennial plant, i. e., reaching maturity in two years; and if allowed to stand longer the land is apt to become "clover sick," as farmers call it. But alfalfa is one of the most permanent of forage plants, so much so that it may be said to be perennial. Its roots are of the class known as tap roots and go to permanent moisture, often reaching a depth of from twelve to twenty feet. It therefore pays little or no attention to drouth, and a farmer

having it is assured of a hay crop whether rains occur seasonably or not, as was well illustrated here last season (1879), timothy proving a failure, but alfalfa yielding its usual crops. As in Europe so in older portions of this country, grass is the most permanent and valuable crop, and lands in grass bear the highest prices. There are meadows in the valley of the Connecticut, in which no plow has turned a furrow for eighty years, that yield four tons of hay per acre and bear a value of \$175 to \$250 per acre. They are enriched by the sediment of annual overflows.

#### STOCK-GROWING CAPACITY.

The capabilities of portions of Missouri for stock growing are very little known or appreciated.

Within a day's horseback ride of the city of St. Louis there begins a range for stock unsurpassed, at least for quality; a region well watered, well timbered and shaded, clothed with nutritious grasses, where cattle can be herded and driven, gradually, southward to winter in the cane-brakes of Arkansas, and in spring to return upon the growing grass till they are within one day's journey of their market; or where shelter can be easily and cheaply supplied, and crops, raised in the valleys, cheaply bought for feeding cattle during the winter, if that should be desired; where supplies are quickly and cheaply reached; where there is no tri-angular fight between settlers and cattle and sheep men; where herders would be welcomed as buyers of stock and crops, and where their early lambs and calves could be cheaply and quickly marketed. The ancients had a saying that the land which produced corn, wine and oil was a fortunate land; but in view of the changes in the times and seasons, and human requirements, should that land not be considered most fortunate that produces the most and best grasses?

### Stock Raising.

Without disparaging or underating other States, it can be truthfully said that for stock-raising, Missouri possesses unsurpassed advantages, and the following arguments will support the assertion:

1st—Its central location. 2nd—Its unsurpassed facilities for shipping every kind of stock, both by water and rail, in every direction. 3d—The surface, the soil and the climate of the State are such as to be conducive to the health of all kinds of stock. Contagious disease, so common in many parts of the world, do not infect the flocks and herds of Missouri, except the so-called "swine disease;" and that is first caused, in most, if not in every instance, by shameful neglect. And 4th—The cheapness and fertility of the lands make the cost of raising all kinds of stock and fitting them for market less than anywhere else in the United States.

Long experience, and careful estimates of the cost of land, the amount and cost of forage necessary to raise and fatten the different kinds of stock for market justify the positive assertion that

horses, cattle and hogs can be raised and fattened for one-half of what it costs to do the same in the eastern and middle States, while sheep can be raised for one-third. And the five trunk lines of railroads from St. Louis, running direct to the seaboard, deliver Missouri stock on the Atlantic coast at an average of 8 per cent. on their market value.

Undulating land is the coveted home for stock. They will not do as well on low, level lands. Illinois is generally too level, and is better adapted for a grain State.

In Missouri there are hills, rough as the highlands of Scotland; extensive valleys, fertile as the Nile, and prairies interspersed with beautiful groves of timber.

#### GRASS THE BASIS OF AGRICULTURE.

It has been truly said that "grass lays the foundation for all successful agriculture," and where can be found a country where all the grasses, suited

to the temperate zone, find a more congenial home than in the soil of Missouri? Everywhere grass grows luxuriantly, and until recently, nature having provided the wild grasses so bountifully, the cultivated grasses have been neglected. Yet, every practical man, who has sown plenty of seed, suited to the different kinds of soil, has met with marked success. And red clover, that great renovator of impoverished lands, grows wherever it is sown.

A field, thirty miles west of St. Louis, produced a crop of wheat for thirty-five successive years without any fertilizers; and the thirty-fifth year it yielded twenty-five bushels per acre. Red clover was then sown on the field, and the crop of clover was excellent.

Men who wish to raise stock are by some advised to go further West and engage in the business on a large scale; but they should remember that the best

parts of the range are occupied and fenced in, while at the best it is a hazardous business. One summer of extreme drouth, or a winter of unusual severity, may blast all their hopes. Not so with Missouri. It is bounded and traversed by mighty rivers and their tributaries; it is not subject to the terrible drouths which occur on the western plains; and should a severe winter come, there is always a plenty of cheap forage in this great grain-producing State.

Those wishing a beautiful home and stock farm combined, are advised to come to Missouri. If they have the means and wish to raise cattle, horses and hogs, on a large scale, they may settle wherever it suits them, north of the Missouri River, or south of that river, west of Jefferson City. If their means are limited, let them go south of the Missouri and east of Jefferson City. There they can get cheaper lands, and make a specialty of sheep-raising.

### Dairying.

In Missouri will be found, united in greater perfection than in any other State, all the elements that go to make the business of dairying profitable.

North Missouri is washed by innumerable rivulets, creeks and small rivers, with rapid currents, whose course is, in Northwest Missouri generally, southward into the Missouri River, and in Northeast Missouri southeastwardly into the Mississippi. The timber and prairie lands are in about equal quantities. This whole country is undulating, and the soil of extraordinary fertility, from three to eight feet deep and inexhaustible, producing naturally most nutritious wild grasses, and the finest quality of blue grass, and, with cultivation, all other grasses and every farm product, in quantity and quality, unequaled by any country in the world. The streams never go dry. The winters are short. Snow rarely covers the ground for one continuous week and the climate is healthy for man and beast—unusually so for cattle—and pleasant at all seasons of the year.

#### MILK, BUTTER AND CHEESE,

can, as a consequence, be produced cheaper, and with less labor, in Missouri than, perhaps, anywhere else. The facilities for transportation are unsurpassed. Besides the Missouri River, running the entire length of the western and southern boundary of North Missouri, and the Mississippi washing its entire eastern border, there are railroads in every one but two of the forty-four counties of this division of the State.

What has been said of North Missouri, is applicable to the greater part of that portion of the State lying

south of the Missouri River. But much of this section of the State is quite broken, and the extensive Ozark formation may be called mountainous. It is generally more thinly settled, and much of it is one of the finest pastoral regions on the globe. In some respects it is better adapted to successful dairying. The streams are more numerous, and the water in the so-called mountainous regions cooler and more unfailing, and the remarkable springs of Pulaski, Newton, Franklin and other counties furnish a wonderful supply of cold water, of uniform temperature throughout the year. The weather in mid-summer is, perhaps, hotter, but it is dryer, and the atmospheric influence on the keeping of milk is better. But it is in the capacity for winter dairying that Missouri—especially South Missouri—excels. Cattle uniformly graze until Christmas, and the young and tender crop of nutritious, milk-producing grass that springs underneath and is protected by the blue grass, if permitted to grow unfed in the fall, affords excellent winter pasture.

The success of dairying in Missouri has been fully tested. Natural yellow butter of the very best quality is made throughout the year. A prominent and intelligent butter dealer and dairyman, who has had fifteen years' experience in New York and twenty years in Missouri, expresses the decided opinion that this as a dairy country surpasses that of New York, Ohio or Wisconsin. He thinks the climate more favorable, the grasses better and the easy butter-making period much longer, while the support of stock costs much less.

## Wool Growing.

As a State for successful wool-growing Missouri needs no long array of fine spun arguments drawn from the fertile imaginations of theorists. The business has unobtrusively interwoven itself into the growth and progress of the State to such an extent that its general history could not be perfectly written without recording the growth and progress of wool-growing and wool-manufacturing within her borders.

Diseases have not prevailed to any disastrous extent in any section, and sheep within the borders of Missouri are remarkably healthy. No State in the Union is more fortunate in its adaptability to all kinds and breeds of sheep.

A large majority of Missouri farms are of rolling and undulating surface; the soil being rich and productive, both in grains and grasses, making them peculiarly adapted to the business; and no agricultural pursuit, as such, or which may include with it the keeping of any or all other kinds of stock, has been so profitable in the last ten years as has sheep farming properly managed and persistently adhered to.

On the ranch system, chiefly in the counties of Southern Missouri, sheep raising has proved very remunerative, and there has been a greater or more certain increase, from the fact that the storms are less frequent and less destructive than in most other pastoral regions. The protection afforded by the mountains or high ridges and hills, on which are generally more or less timber, goes far to give stability and to assure profits to the business.

### PROTECTION TO FLOCKS.

There are single flocks of thousands, and there is no instance in this period of destruction, or even very serious damage by storms, which have proved so fatal in other sheep-growing regions. Their security is not only assured in this way, but also by artificial shelter and protection, which may be secured cheaply by lumber from her own timber, abundant in the regions of the State that are so well adapted to a sheep pastoral pursuit. Grain and hay may be provided in all parts of the State for an extended or extraordinary winter.

Corn can be obtained in the pastoral regions of Missouri for less than twenty-five cents per bushel. The sheep do not have to travel miles for their daily supply of water; but springs and streams of pure running water are numerous and abundant.

Another prominent and advantageous feature is the amount of grass which is growing among the timber, in the valleys, on the slopes, and on the high hills or mountainous regions of Southern Missouri. These grasses are not so tall and coarse as to be unhealthy for sheep, but they are the finer grasses, growing upon lands that are naturally well drained. The climate is mild in winter, especially in the south half of the State. Snows are not frequent, nor do they lie upon the ground long enough to prevent sheep from having a living on the blue grass pastures, which exist, or may easily be secured, in all sections of this State.

Blue grass is indigenous in Missouri. When the timber is removed it springs up spontaneously on the land, and, when the prairie is reclaimed, it soon takes possession and supercedes all other grasses. This famous grass is the foundation on which the mighty stock industry of Kentucky has been built, and has given a world-renowned reputation to its fine blood horses, cattle and sheep. The combing-wool sheep and the fine mutton breeds have obtained a national reputation for wool and mutton in that State, and their usefulness has but begun. What blue grass has done for Kentucky, it is now doing for Missouri. An acre of this grass is worth an acre of corn. This seems a strong assertion, but, for keeping sheep and growing wool, an acre of it is certainly worth as much as an acre of corn in the State of Missouri, as is well established by repeated experiments in this State.

### CHEAP LANDS EASILY SECURED.

There are tens of thousands of acres of lands as well set in blue grass as those on which these careful experiments have been made, and capable of being handled in the same way by sheepmen, which can be bought now at from ten to twenty-five dollars per acre, and hundreds of thousands of acres upon which blue grass is fast taking hold, and which will eventually be as good, if depastured by sheep, that can be bought for less than five dollars per acre. Facts concerning the value and capabilities of blue grass lands, warrant the assertion that ten thousand acres of these cheap lands, managed as a pastoral sheep ranch, and when fully set in blue grass, will keep more sheep and produce more wool than any ten-thousand-acre sheep ranch in the world.

This State is suitable for all kinds of sheep, either for wool or mutton, and in either will excel. Missouri is now producing a superior quality of low grade wool from her common sheep, which has been largely consumed in the State, and a considerable surplus sent abroad for sale. Her best wools have superior qualities acknowledged by manufacturers on account of fine texture, elasticity, evenness of growth and strength of fibre.

At the National Centennial Exhibition, in 1876, some thoroughbred American Merino sheep, bred and raised in this State, were awarded a diploma and medal as being equal, at least, with those of any other State. So, also, an exhibit of some fleeces and samples of wool from these same sheep, at the Paris Exhibition Universelle, in 1878, was awarded a diploma and silver medal, and these awards were given to sheep, and wool grown upon sheep, bred on Missouri soil.

### CHOICE OF LOCATION.

The rich and finely cultivated higher-priced lands in all parts of the State are well adapted to the thoroughbred flocks of all varieties for the pur-

pose of breeding. Nowhere will the animals of a given breed attain larger size or more fully develop the animal or mutton qualities than in this State. Her thoroughbred sheep will rank with any in the United States, or in the world, and her corn and fine blue grass will produce the best heavy mutton and lustre combing wool.

But the great open domain of Missouri—the counties south of the Missouri River—is that which will

interest wool-growers who handle sheep on the pastoral plan.

Here large tracts of land may be acquired for not over five dollars per acre, admirably adapted to this industry, on which whole communities of wool-growers may settle with their families, and enjoy the benefits of advanced civilization, without exposure to the hardships, privations and dangers of border life.

## Minerals and Mining.

Iron and coal, while the leading, are not by any means the only articles of Missouri's mineral wealth. Lead, zinc, copper, nickel, silver and other metals, as well as her stones, clays, sands, and other mineral materials, used in the arts and manufactures, are among her prominent resources.

### COAL.

The Missouri coal fields underlie an area of about 26,000 square miles. The southern outcrop of the coal measures has been traced from the mouth of the Des Moines through the counties of Clark, Lewis, Shelby, Monroe, Audrain, Boone, Cooper, Pettis, Henry, St. Clair, Bates, Vernon and Barton, into the Indian Territory, and every county north-west of this line is known to contain more or less coal. Outside of the coal fields given above, coal rocks also exist in Ralls, Montgomery, Warren, St. Charles, Callaway and St. Louis Counties, and local or outlying deposits of bituminous and cannel coal are found in Moniteau, Cole, Morgan, Crawford, Lincoln and Callaway Counties.

The exposed coal in Missouri includes upper, middle and lower coal measures. The upper coal measures contain about four feet of coal, in two seams of about one foot each, and other thin seams and streaks. The area of their exposure is about 8,400 square miles.

The middle coal measures contain about seven feet of coal, including two workable seams, twenty-one and twenty-four inches thick, respectively, and one of one foot, which is worked under favorable circumstances, and six thin seams. The exposure of the middle measures covers an area of over 2,000 square miles.

The lower measures cover an area of about 15,000 square miles and have five workable seams varying in thickness from eighteen inches to four and a half feet, and thin seams of six to eleven inches.

Estimates have been made as to the amount of coal in these deposits; but it is quite unnecessary to give them in this connection, as the reader can readily see that the supply is more than ample for the use of many generations to come.

The coal mines of Missouri are usually easily worked, and require no deep shafts or expensive machinery for hoisting or drainage. They underlie the greater portion of the finest agricultural sections, not only of the State, but of as productive

a region as is on the continent. Coal of good quality can be purchased at the mines so cheaply, that even where farmers have timber in abundance, near at hand, they prefer to burn coal rather than cut and haul wood a short distance. The coal area covers considerably more than one-half of the State, and active and systematic mining has opened the beds in more than a thousand places along the railroads and near the towns. There need never be any fear of a scarcity of fuel in Missouri, and the condition of the farmer here may in this respect be considered blessed far above that of those located in many portions of the North-west and farther West, where buffalo chips, corn-stalks and twisted hay are all they can afford to temper the cold of more rigorous winters than we ever experience here.

### IRON.

The fame of the iron deposits of Missouri is too well established to require more than a comment upon the bearing this most important metal is destined to have in influencing the future prosperity of the State. A distinguished mining engineer, after giving a detailed account of the mines which have been examined, sums up by saying: "They have enough ore in Missouri to run one hundred furnaces for one thousand years. More could not be desired, without the appearance of too much solicitude for posterity, who would be too far removed to appreciate our good wishes." Iron Mountain, Pilot Knob, Shepherd Mountain, Simmons' Mountain, and thousands of other deposits of lesser distinction, will glut the forges for all time to come of a district yet destined to be one of the grandest workshops of the world. Concentrated in a limited area; surrounded on all sides by the grandest agricultural district of the globe; with unlimited supplies of coal; with timber and water-power unsurpassed upon the continent; with a genial climate and healthy homes for the operatives, and their food cheaply produced almost at their doors; with the world for a market, and transportation facilities for reaching its most distant point, it is not difficult to see a prosperous future for a section so happily situated and so richly endowed.

The manufacture of iron, and the industries growing out of it, are now in the State second only in importance to that of agriculture; and yet these industries are only in their infancy. Hundreds of

thousands of tons of our ore are shipped out of the State annually, mostly to Pittsburg, Pennsylvania, to be converted into steel and metallic iron, and much of it returned into and across the State in rails and bars and manufactured articles, simply because our mills and manufacturers are unable to supply the demand.

Opportunities for the profitable investment of capital exist in hundreds of industries, ranging from the conversion of the ores into iron and steel to the manufacture of these materials into their most valuable forms. St. Louis, now the third manufacturing city in the Union, and other well located cities and towns throughout the State, are only just beginning to develop the possibilities of their importance as manufacturing centers, and as they increase the value of the agricultural lands will be wonderfully enhanced.

### LEAD.

Next to iron the most important metal of Missouri is lead. Lead mining has been carried on here for more than one hundred years, and the first discoveries of lead were made as early as 1720. Up to the present time new discoveries have been frequent, and it is now conceded that there is probably no country on the globe so rich in lead deposits as Missouri. The mineral occurs in lodes, veins and disseminations which are yet only partially determined, but enough knowledge of the extent, depth and thickness of deposits has been acquired to show that their range and richness exceed any other known lead-bearing region in the world.

There are several lead districts in the State, all south of the Missouri River, where the magnesian limestone rock—the great lead-bearing rock of the world—exists. The lead is not, however, strictly confined to this rock, but is also found in a disseminated form in ferruginous clays, slates and in gravel beds, or in cherty masses in the clays associated with the same. As this lead dissemination is the only one known to exist, the following explanation of the supposed manner in which it occurred taken from a paper prepared by R. O. Thompson, M. E., of St. Louis, will be pertinent and interesting:

“The Azoic rocks in this region, when the great Silurian system began to be formed, were so many islands, their heads only elevated above the vast sedimentary sea. The bed upon which the limestones and sandstones were deposited consisted of the weatherings of the Azoic rocks, which naturally sought the valleys and became a base for the sedimentary rock. This boundless sea held in solution lime, magnesia, alumina, manganese, lead, copper, cobalt, nickel, iron and other mineral substances. In this chemical condition gasses were evolved and the work of formation commenced. The two gasses forming the great creative power, and aiding solidification, were carbonic acid and sulphureted hydrogen; the former seeking its affinity in lime and forming limestone; the sulphur in the latter naturally combining with the other metals, forming sulphates, or sulphurets. The work of deposition and solidification being in harmony, it is easy to understand how these minerals exist in a disseminated condition in these rocks. The slates that we find so rich in Galena, presenting the myriad forms of lingula, must also have been

formed in the Silurian Age. The distribution among the magnesian limestones of these decomposing slates can be most easily accounted for. The decomposed feld-spar produced by the weathering of the porphyry became in its change a silicate of alumina, and the sulphur, combining with the lead, disseminated the same in the slate as readily as in the limestone.”

### THE SOUTHEASTERN LEAD DISTRICT

embraces all or parts of Jefferson, Washington, Franklin, Crawford, Iron, St. Francois, St. Genevieve, Madison, Wayne, Reynolds and Carter Counties, with some mines in the western portion of Cape Girardeau County. Mining has been longest carried on in this district, and the aggregate of the production has been very great. But, with the exception of a few mines, the work has been chiefly surface mining, often carried on by farmers, during the winter season, and the great deposits, which require capital to develop, may be said to have, as yet, been scarcely touched. This surface mining has often been so very profitable that mining lands acquired a great speculative value—too great for their purchase for agriculture—and this has rather retarded the development of this region than otherwise. With the low price of lead which has prevailed for the past three or four years, the lands have again fallen, and the farmer can now buy them below their agricultural value, and, as has often been done, sometimes buy with them a fortune in an undiscovered mine.

The central lead district comprises, as far as known, the counties of Cole, Cooper, Moniteau, Morgan, Miller, Benton, Maries, Camden and Osage. Much of the mining done here, again, has been near the surface, the lead first being found in clays, in caves, and in masses in clay but a few inches below the surface. Shafts, however, sunk in the magnesian limestone, find rich deposits in lodes and pockets.

The southern lead district comprises the counties of Pulaski, Laclede, Texas, Wright, Webster, Douglas, Ozark and Christian. It has been but little developed, but it is generally thought that it will prove a profitable field for miners when railways make it more easily accessible.

The western lead district embraces Hickory, Dallas, Polk, St. Clair, Cedar and Dade Counties. Some rich deposits have been found in this district, especially in Hickory County.

The southwestern lead district comprises Jasper, Newton, Lawrence, Stone, Barry and McDonald. Here very extensive mining has been done, more especially in the two counties first named, which have, for the last few years, produced more than one-half of the pig-lead mined in the State. The famous mines in the Granby and Joplin districts have, in a few years, made those counties increase immensely in population. Many lead furnaces are in active operation, and the industry is an important source of wealth. These mines are surrounded by a rich agricultural region, and the one industry has materially assisted in the development of the other.

For several years past more than one-half the lead production of the United States has been from Missouri mines. Besides the numerous smelting



works supported by them, the manufacture of white lead, lead pipe, sheet lead, etc., contributes materially to the industries and commerce of the State.

#### COPPER.

Several varieties of copper ore exist in Missouri mines. Deposits of copper have been discovered in Dent, Crawford, Benton, Maries, Greene, Lawrence, Dade, Taney, Dallas, Phelps, Reynolds, and Wright Counties.

Some of the mines in Shannon County are now profitably worked, and mines in Franklin County have yielded good results. There can be no doubt that capital and systematic working would make many of the copper mines yield good returns on the money invested.

#### ZINC.

Sulphuret of zinc exists in connection with lead, and is very abundant in nearly all the lead mines of Southwestern Missouri, particularly in the mountain limestone of the mines of Newton and Jasper Counties. The carbonate and silicate occur in the same localities, but in smaller quantities. Zinc ores are also found in nearly all the counties along or near the Ozark range. The sulphuret of zinc, known among miners as black-jack, is often found in such quantities as to retard the progress of lead mining, and from the difficulty of smelting it and the expense of getting the ores to the smelting works, it has been thrown out in dumps, and much of it left as worthless matter. By the completion of railroads, giving better transportation facilities, this ore will become a valuable merchandise. Large zinc smelting works have been in operation for several years, in this State, and their products are important articles of commerce. There is an extensive vein of calamine in Taney County, which will doubtless prove very valuable, when once made more accessible by railroads.

#### COBALT.

This metal, so valuable in many of the arts, has been found in considerable quantities in Mine La Motte; but, up to the present, is not known to exist in other localities in the State.

#### MANGANESE.

The peroxide of manganese is found in several localities in St. Genevieve and other counties.

#### NICKEL.

This valuable metal is also worked in Mine La Motte in considerable quantities.

#### TIN.

It is claimed that tin exists in several counties in Southeast Missouri; but this claim is somewhat doubtful, and certainly the ores have never been successfully reduced.

#### MARBLE.

Numerous and extensive beds of excellent marble have been found in different parts of the State, and some quarries have been opened and worked. There have been several varieties of marble from

Missouri used in the erection of buildings. Some of them are fine grained, have beautiful shades and are very durable. One of these varieties of marble, commercially known as onyx, or onyx marble, a stalagmite formation found in the beds of caves, exists in considerable quantities in Crawford, Washington, Franklin and perhaps other counties. It is, we believe, not found elsewhere in the United States, and has been an article of importation from Algiers and Mexico. Possessing the properties of resisting acids, and not staining like ordinary marble, it is extensively used for mantels, fine furniture, etc.

#### LIMESTONES.

There is a great variety of excellent limestone throughout all sections of the State. Some of these are nearly pure carbonate of lime, and supply an abundance of quick lime; others supply fine building stones, and are extensively used in all towns. Hydraulic limes are abundant in numerous localities, and some of them have been tested with good results.

#### GYPSUM.

No extensive beds of gypsum have been found in the State; but its existence in large quantities in Iowa and Kansas, not far from the borders of Missouri, gives cheap supplies when wanted for a fertilizer, or for other uses.

#### SULPHATE OF BARYTA.

This mineral is found in a pure white form in vast quantities. It is largely utilized as a pigment in connection with lead, and may be used with the others found here in the preparation of mineral paints. Its great weight and durability will give these materials more body and stability.

#### KAOLIN.

This valuable clay has been found in a few places, and, it being a decomposed feld-spar, it is generally thought that large quantities of it will be found in Southern Missouri. Shipments of kaolin have been made from Southeastern Missouri.

#### POTTERS' CLAYS.

These clays are found in abundance and worked in many parts of the State. They are also extensively shipped out of the State to supply manufacturers of sewer pipe, tiling and pottery at other points.

#### FIRE CLAYS.

\* The manufacture of fire bricks, gas retorts and other articles requiring the most refractory clays, has long been extensively carried on in St. Louis County. These clays occur here in the lower coal series and exist in great quantities. There are many beds of these clays found in the counties north of the Missouri River, and their quantity is almost beyond computation. The most of them possess very fine refractory properties. Fire rock has also been found in abundance, some of the silicious beds of the coal measures, being very refractory.

## PAINTS.

There are several beds of shales in the coal measures which possess the properties for paint for outside works. Yellow and red ochers are found in large quantities in the iron districts, and these paints are ground and shipped very largely. Some of them are thoroughly fire-proof and durable. There are extensive beds of ferruginous clays which make paints of the best qualities for all the shades of brown and dark red. These ochers, mixed with baryta and lead, make beautiful pigments.

## STONES FOR BUILDING.

The sandstones, granites, limestones and marbles of the State supply an abundance of fine and durable stones for all building and architectural uses. Sandstones are found in many beautiful shades of brown, red and buff, which are easily worked when

taken from the quarries, and harden upon exposure. Red granite is abundant and much used for strong, heavy work. Gray granites which split and work well and are most durable, are the most desirable of all building stones.

## ROAD MATERIALS.

The State has an abundance of the very best materials for making roads. Hard limestone, granite, chert, green stone and trap, all make superior paving blocks. Pebbles and gravels are abundant in the drift, and in the beds of most of the streams, and are almost everywhere in the State easily obtainable.

This brief statement of the useful minerals shows that Nature has been lavish in supplying Missouri with materials useful in promoting her growth and prosperity.

## Manufactures.

The following statistics of the capital employed in manufacturing industries, and the amount of production is collated from careful estimates made in 1876; but it is the opinion of leading business men that the increase in the past four years has been very large:

These estimates showed that the State then contained 14,245 manufacturing establishments, using 1,965 steam engines, representing 58,101 horse-power; 465 water wheels, equaling 7,972 horse-power, and employing 80,000 hands. The capital employed in manufacturing was about \$100,000,000; the material used in 1876 amounted to about \$140,000,000; the wages paid were \$40,000,000, and the products put upon the market were over \$250,000,000. Outside of St. Louis, the leading manufacturing counties of the State are Jackson, about \$2,000,000; Buchanan, \$7,000,000; St. Charles, \$4,500,000; Marion, \$3,500,000; Franklin, \$3,000,000; Greene, \$1,500,000; Cape Girardeau, \$1,500,000; Platte, Boone and Lafayette, upwards of \$1,000,000 each, followed by several counties nearly reaching the last sum.

## STATISTICS OF PRODUCTION.

The products of the different lines of manufacturing interests are, approximately, as follows:

Flouring Mills .....	\$40,000,000
Carpentering.....	20,000,000
Meat Packing.....	20,000,000
Iron and Castings.....	15,000,000
Tobacco .....	14,000,000
Clothing .....	11,000,000
Liquors.....	10,000,000
Lumber .....	10,000,000
Bags and Bagging.....	7,000,000
Saddlery.....	7,000,000
Oil.....	6,000,000
Machinery.....	6,000,000

Printing and Publishing.....	\$5,500,000
Molasses.....	5,000,000
Boots and Shoes.....	5,000,000
Furniture.....	5,000,000
Paints and Painting.....	4,500,000
Carriages and Wagons.....	4,500,000
Bricks .....	4,500,000
Marble, Stone-work and Masonry.....	4,000,000
Bakery Products.....	4,000,000
Tin, Copper and Sheet Iron.....	4,000,000
Sash, Doors and Blinds.....	3,250,000
Cooperage .....	3,000,000
Blacksmithing.....	3,000,000
Bridge Building.....	2,500,000
Patent Medicines.....	2,500,000
Soap and Candles.....	2,500,000
Agricultural Implements.....	2,000,000
Plumbing and Gas-fitting.....	2,000,000

Of the manufacturing in Missouri, more than three-fourths is done in St. Louis, which produced, in 1876, about \$275,000,000 of manufactured articles. The city has, for some years past, ranked as the third in the United States in the amount of her manufactures, leaving a wide gap between her and Chicago and Boston, each of which cities manufactures a little more than one-half as much in amount as St. Louis, and leaves a doubt as to which of them is entitled to rank as the fourth manufacturing city.

It is apparent that the manufacturing industries are capable of great legitimate expansion. The importation of articles which might be manufactured at a profit in the State, and thus supply the home market, is very large. The people are alive to the importance of fostering this branch of commercial interest, and at all times extend a welcome, and, in many instances, substantial assistance, to the manufacturing capitalist.

## Flour Manufacture.

When a great State opens its doors, and, by the authority of its citizens, invites the people of all other States, of all other countries and climes, to seek homes within its borders, the first pertinent inquiry from those to whom the invitation is issued, is this: Can you supply us abundantly and cheaply with this staff of life? A prompt affirmative is returned from every one who has even a meagre idea of the quality of grain produced in every part of Missouri, and of the flour turned out by hundreds of mills, which, in excellence, to-day is without a successful rival in the markets of the world.

Description has been given of the broad grain fields of the State, where a genial and benign climate munificently rewards the toil of the husbandman; of the fertile, and generous soils which, for lack of labor, have not yet reached a hundredth part of their producing capacity; of the elements profusely combined, which, in the near coming years, will make the great central State the foremost of food producers. It is appropriate and profitable to tell only of the enterprise and the skill of that class of citizens who transform the products of the field into the natural and necessary aliment of mankind.

### MILLING ADVANTAGES IN MISSOURI.

The milling interests of Missouri constitute one of its most valuable and conspicuous industries. They are in the hands of men who have practically demonstrated that milling can be carried on in Missouri as successfully as in the most favored of the States—far more so than in the most of them. Yet, as extensive as they are shown to be, they are not nearly equal to the business of supplying the home wants, and at the same time meeting the pressing demand in other States and in foreign markets, a demand created by the superior excellence of their manufactures.

Aware of this fact, the millers of Missouri are more than anxious that capital to a much greater extent than now exists should enter Missouri; that others should share in the profits and rewards of a business which they cannot fully compass, and which, as experience has shown, enters so largely into the general wealth producing power. If this be true with the population and trade of the State, standing as it does to-day, how much more so will it be when intelligent efforts will be crowned with desired results; when the tides of population streaming from the East and from beyond the sea, will be turned into the borders of the State and the numbers doubled.

A few statistics will show how Missouri stands in this matter:

### AMOUNT OF PRODUCTS.

There are in the State, in round numbers, about nine hundred flouring mills, as against four hundred and fifty, as shown by the census of 1870. The amount of flour produced by those outside of St. Louis is not at hand with sufficient accuracy to be

stated. In some portions of the State the local demand is not supplied, but in many others more is made than is required at home, and the excellence of what is made may be inferred from the fact that in the hands of St. Louis dealers, and under the very shadows, as it were, of the great city mills, the flour and meal made by the mills of the interior, find a ready and remunerative market.

In the city of St. Louis there are twenty-four mills, which manufactured last year 2,142,949 barrels of flour, and having a daily turn-out of over 11,000 barrels. It will be interesting to note the growth of this great business in the more recent past. In 1850 St. Louis manufactured only about 400,000 barrels. In 1860 the amount had more than doubled, reaching that year 839,000 barrels. Owing to the war and the resulting effects, which bore heavily upon all St. Louis industries, there was no further increase till 1863, when the production went beyond 1,000,000 barrels, and, following the rule of uninterrupted progress, doubled in the following decade, reaching 2,000,000 in 1878, and in the ensuing year showing a still more rapid increase, the product of 1879 being 2,165,659 barrels greater than that of 1878.

But the trade is not to be measured alone by the amount of flour manufactured. The receipts from other markets during the last years of the civil war were greater than the manufactures, which showed both the stagnation of the home industry and the value and distributing capacity of the St. Louis market, even under adverse circumstances. Only since 1871 has the manufacture of flour exceeded the receipts from other markets. From that year, however, the distance between the two has steadily widened. Last year the amount manufactured exceeded the amount received from other points by more than a quarter million of barrels.

The total amount of flour received and manufactured by the dealers and millers of St. Louis, in 1879, was 4,154,757 barrels, of which over 3,000,000 were exported. It should be borne in mind, too, that besides the flour manufactured by St. Louis millers in 1879, they also made 423,963 barrels of corn meal and 28,595 barrels of hominy and grits, these articles being quadrupled in production during the decade. Of the exports above noted, St. Louis millers and dealers sent last year to foreign countries, 619,103 barrels, these being sent to leading European nations and to South America, and, in all markets St. Louis flour, and flour from other sections of the State, bears a reputation and commands prices above all other flours. Its excellence is attested by the additional fact that at the World's Fairs at Paris, Vienna and Philadelphia, it bore away the first premium.

### SUPERIOR WHEAT AND FLOUR.

There is another valuable commercial fact. Flour made from wheat grown in Missouri can stand transportation to the southern latitudes, and through the tropics, without being damaged, an excellence, in which it is only approached by that made from wheat grown in the similar latitude of Maryland and

ginia, and which makes St. Louis flour more sought for than all others for shipment to Rio, the West Indies, and other markets within and beyond the tropical latitudes. Thus, the two-fold advantage of the State and the city can be easily comprehended—the one inviting the farmer to the cultivation of its grain-fields, which lie near the center of the great and unrivaled winter wheat belt; the other inviting

the capitalist to participation in an industrial branch foremost in profit and world-wide in respectability. As in the one there are vast bodies of lands, as well adapted to the production of the cereals as those which now repay the farmer's care, so in the other, investment and enterprise will as surely bring rewards as they have already brought them to the milling interests of the city and State.

### The Manufacture of Wool, Cotton and Paper.

History teaches that a people, who with raw products alone, attempt to contest for wealth and population against a people elaborating those products, are sure to be worsted.

#### UNLIMITED WATER-POWER.

Missouri has not only an abundance of wool, cotton and other essential raw materials, but is fortunate in having a swift creator of wealth—the most important demand of all active civilizations—an unlimited water-power. In this element of wealth—cheap motive power—this State is rich indeed. Not in all the Eastern States can there be found such a rolling, rapid stream as the Gasconade, about eighty-five miles from St. Louis. Here, every two miles or less, is there sufficient fall to raise a dam that would afford power sufficient to run five hundred looms. Magnificent powers are lying idle on the Osage, Grand River, Meramec, Black, White, St. Francis, Current, and numberless other streams within the borders of the State. And there is, perhaps, one of the grandest possible water-powers in the West or South, almost under the shadow of St. Louis.

It is believed to be practicable to tap the Missouri river at or near Tavern Rock, in western part of the St. Louis county, and to construct an artificial water-way down the valley by the way of and taking in its course Creve Cœur lake, only 16 miles from the city, where a fall of fully thirty-two feet could be secured to the banks of the Des Peres, or even pass through the southern portion of the city of St. Louis, and empty into the Mississippi river above the mouth of the Des Peres. This would afford power equal to any now utilized in New England, and enable the factories on its banks the entire distance to stand within one mile or less of each other, without interference from back water. Here twenty cotton and woolen mills could be erected, backed by superior location and facilities offered by the city of St. Louis.

#### DESIRABLE LOCATION FOR PAPER MILLS.

Creve Cœur lake is a large body of beautiful soft water, free of those metaloids that unfit it for bleaching goods and manufacture of paper. These industries would find here an admirable location, especially the paper mills. Materials for its manufacture are produced all around the lake, and poplar, that now furnishes about seventy-five per cent. of the material for manufacture of books and

newspapers, grows in great abundance within a very few miles of the spot where the mills would be erected. The balance of paper material—straw, rags and cotton waste—would be supplied from the farms and mills and the markets of St. Louis, all very close at hand. Platin Creek, twenty miles below St. Louis, is a beautiful stream of clear water flowing from a sandstone bluff, soft as rain water; is an admirable location for bleaching goods and the manufacture of paper; is accessible by the Mississippi River, into which it flows, and the Iron Mountain Railroad, which crosses it about ten miles above its mouth, by which material and manufactured goods could reach the mills and goods shipped to St. Louis at a small cost.

Besides these rare advantages of water-powers, no State, perhaps, in the American Union has such extensive coal-beds to be found in almost every county in the State—aggregating 22,000 square miles of coal of excellent quality, mined so easily and cheaply as to make the use of steam in propelling machinery almost as cheap as water-power. Cheap fuel for steam and general family uses would enable manufacturers to erect works in a majority of the cities and towns of Missouri where operatives have their homes, and children working in the factories could live with their parents and add to the family revenues by the labor they perform in the cotton and woolen mills.

Another most important matter underlying successful manufacturing in the State of Missouri is,

#### CHEAP FOOD FOR OPERATIVES.

In Missouri, food for man and beast must always be cheap and abundant.

St. Louis, being Missouri's great metropolis, entrepot and store-house for provisions, as well as her great commercial mart, and possessing unsurpassed facilities to meet the competition of the world in all kinds of manufactured goods and distribution to the markets of the world, has immense capabilities, and presents magnificent advantages to manufacturers to erect works within her gates. Official reports and statistics, made up by the Merchants' Produce Exchange, fully establishes St. Louis to be the second (soon to become the first) grain market in the Mississippi Valley. The city mills have a capacity to manufacture 12,000 barrels of flour per day, and the annual product in 1879 was 2,142,950 barrels, in addition to which the commission merchants received and handled 1,607,236 barrels during

the same period. About 75 per cent. or 2,812,640 barrels of this flour were sent to the Eastern States, either by water-route, via New Orleans, or by all rail, across the country, at a cost averaging nearly one dollar per barrel, which was paid, in large part, by the operatives of factories and work-shops of the Eastern States, and for sizing for the cotton mills turning out bleached goods and prints of all grades.

In St. Louis no such tax will be laid on food, for her store-houses are always full of breadstuffs and provisions, in first hands, and where one dollar to-day will buy more of the necessities of life than in any city in the United States. New England is not an agricultural country; she must necessarily draw largely from the West; and, where freights, commissions, and dealers' profit are added to those common necessities of life, bread and meat, they must, of necessity, cost the consumer more by just so much as will transport them from the West, and pay all attendant charges. Consequently, labor must be paid relatively more, in order to subsist.

#### A HOME MARKET.

Here manufacturers have the great advantages of a home market for articles turned out of looms and furnaces. St. Louis has been for years a full port of entry and appraisement. The ability of her merchants to duplicate any bill of foreign goods purchased on the Atlantic seaboard, has drawn to her a class of buyers that hitherto purchased only in the markets of the East. This has greatly augmented her trade in domestic fabrics, and to-day she is the largest market in the Mississippi Valley for such goods.

Statistics taken from the books of the wholesale merchants of this city, and not from approximate stocks, show an immense trade in such fabrics—indeed, all and more than half a dozen mills of large capacity could produce in a steady yearly run. The cost of transportation is so small to Quincy, Keokuk, St. Paul, and cities of the Upper Mississippi River, Kansas City, St. Joseph, Leavenworth, and cities on the Missouri River and interior, and Springfield, Jacksonville, and even Chicago, that all of these cities could and would buy the same goods of the factories in St. Louis, if mills had the capacity to produce them.

The fabric mills at Augusta, Georgia, have been established for many years, and have passed through two panics and one war, making money all the time. The capital stock invested in erection was paid back six times in twenty years, and, up to the day the mills were partially destroyed by fire, were making annually twenty per cent. dividend to the owners. The Phoenix mills, at Columbus, Ga., are a great success—erected in 1866—have passed through all years of depression since then—running full time and behind orders—have, since completion, divided to their stockholders over \$1,000,000 in dividends.

The same may be said of the mills of other Southern States, and the reason of their success is apparent. They are located where the material to manufacture is produced, or is collected without cost of transportation. In close proximity, food for operatives is produced, and delivered without commission, transportation, interest, or exchange, and, not

the least important, they have a home market for nearly all of the goods they can produce. Not having three freights to pay on material, food and on manufactured products, they can, and always will, undersell the mills of the East, that are compelled to pay these inevitable charges. The receipts of cotton at St. Louis for the season of 1879-80 will not be far from 500,000 bales. The receipts of wool for 1879 were 20,736,642 pounds. Here is material abundant and cheap—being in first hands—free of transportation, exchange, commission, interest and other charges, and a market right at the mill door for the goods.

In view of these facts and advantages Missouri

#### INVITES CAPITAL AND MACHINERY

to settle within her environs. Her manufacturers are assured of a ready sale for all the goods a dozen mills could produce, and at such prices and saving in production as will pay a magnificent dividend on capital wisely expended. The wholesale jobbers are, without exception, anxious to see such mills established in Missouri, and will at all times give preference to home-made products over goods made outside of the State.

There are in South Carolina seventeen factories devoted to the production of cotton cloth and yarn. They have, in the aggregate, 95,438 spindles, with 1,938 looms, in operation; they produce 101,338 yards of cloth and 17,183 pounds of yarn, and consume 54,040 pounds of cotton a day; they employ 2,296 operatives, who, in turn, support 7,913 persons dependent upon them; the aggregate monthly payments being \$38,000. The capital employed in the seventeen mills is \$2,228,600, and their estimated value is \$2,844,600. The profits range from eighteen to fifty per cent. per annum, the fifty per cent. being the return of the Westminster factory, the well-known home of the famous "Clement attachment," which converts seed cotton into yarn. At the other factories the profits range from eighteen to twenty-five and a half per cent. Nearly all these mills are located in the upper and middle counties of the State, where water-power is abundant and cheap; but it is asserted that even if this advantage were wanting, and the mills were dependent on steam-power, they would still yield good profits.

And yet Missouri is better located, and has advantages infinitely superior to South Carolina; and, in facilities of wide distribution, is superior to any State. And in St. Louis, the supply of labor—men and boys, women and girls—for all kinds of manufactures, is necessarily more abundant, cheaper, and more reliable, than in any other Southern State.

#### UNSURPASSED TRANSPORTATION FACILITIES.

St. Louis has a population of over 400,000 souls. She is not only the central figure on the map of Missouri, but of the Mississippi Valley. Her location on the "Father of Waters," with a commercial marine of over 100,000 tons, commands over 16,000 miles of navigable water. Her trade upon this great river begins far up toward the region of the Arctic ices, and extends through the orange groves

into the tropics. Her tributaries—Missouri, Illinois, Ohio, Cumberland, Tennessee, White and Red Rivers, with the Yazoo and navigable bayous—enable her, with water craft, to touch the shores and centers of over half the States of this Union. This immense advantage of navigation is supplemented by twenty-two railroads in active operation, reaching far and wide into the interior of the States, the lakes of the North, gulf on the South, and both oceans.

These magnificent water lines and railroad connections afford her people the means of cheap and rapid transit, unequaled by any commercial center on the American continent. On the Mississippi River there is carried annually property aggregating, in dollars and cents, more value than all the foreign commerce. And now that the great highway is open to the sea for the largest ships, through the jetties, the trade of the great river will largely increase. A single tow-boat has recently moved, in barges, from the elevators to New Orleans, and safely landed, 290,000 bushels of corn in one cargo, and could have added 100,000 more at Cairo, if the shipment had been ready—this is but the beginning of such valuable and enormous shipments of cereals. These unprecedented advantages of cheap transit are supplemented by twenty-two railroads, ten being great trunk lines, with immense equipment, pushing out to every point of the compass, and centering in one common depot, almost in the very heart of the city. New lines are being built south and southwest into a territory all her own, and where no rival can compete with her. Soon the waters of the Rio Grande and the Pacific will be reached by two lines directly tributary to St. Louis, upon which (being south of the snow line) the products of Lower Texas, California, the Sandwich Islands, China, Japan—in fact, all of Eastern Asia—will be brought to her store-houses, in exchange for manufactured goods turned out of her

workshops, mills and foundries. Mexico will soon be opened by rail, to exchange silver, coffee, sugar, rice, indigo, litchuea, ratama, and many products of value, now little known, for cotton and woolen goods, agricultural implements, engines, mill machinery—in fact, all articles of handicraft, of which she manufactures almost none at all, and for which she is dependent, to-day, on England, giving to her trade, through her seaports, nearly \$80,000,000 per year. The larger part of this immense traffic can be diverted to St. Louis by reason of her location and her railroads.

#### TRADE CHANNELS.

The great empire of Texas, 1,000 miles long and nearly 1,000 miles wide—rich in minerals and fertile lands, and blessed with a climate of unsurpassed excellence, winter and summer, is capable of sustaining a population of 20,000,000. This State is but in its infancy, yet to-day raises one-sixth of the entire cotton crop of the United States, and, when fully developed, will send to market more fine wool, sheep and cattle than all the States of New England, New York, Pennsylvania and Ohio combined. Texas is and must continue tributary to St. Louis, made so by the city's well conceived system of southwestern railways, penetrating, or to penetrate, all parts of that wonderful country.

The Indian Territory, by nature more beautiful and attractive, perhaps, than any other part of the United States, has not reached the first period of development. This magnificent country, destined to add two States of unsurpassed richness to the American Union, lies almost at the door of St. Louis, and must ever be allied to it in trade and commerce as closely as are the southwest counties of Missouri.

Such is the country tributary to St. Louis, and such the area to supply with manufactured goods.

#### Cotton Trade.

There is, probably, no branch of trade that furnishes a more striking example of what can be accomplished by energy and perseverance, toward breaking down the accepted theories that commerce must move in certain channels, than the rapid growth of St. Louis as a cotton market during the past decade.

It has been an accepted theory, for almost a century, that cotton must seek a market by water transportation, and hence that cities situated on the Gulf, and accessible to the interior by the great rivers of the country, were the natural depots and markets for all the cotton of the Mississippi Valley from which to supply the markets of the world; that no mode of transportation, no means could be devised by which the cotton and other products of this great valley could be diverted from Nature's great highways for floating them to the sea; that it was absurd to attempt to turn this branch of commerce from the

old established routes and make it flow up-stream. But, about seven years ago, a few enterprising men in St. Louis organized a company to combat this theory. They based their hopes of success on the assumption that railroad transportation was, in fact, superior to water—that they could furnish facilities for handling this staple superior and cheaper than could be furnished by the Gulf cities; that a bale of cotton would yield more money to the producer in St. Louis than in New Orleans or Galveston.

To cheapen the cost of

#### HANDLING AND TERMINAL CHARGES

on cotton, they combined their ware-houses, railroad depots and compresses in one system of buildings. The cotton was unloaded directly from the cars into their covered ware-houses, thus obviating all liability to damage, saving the expense of drayage, and doing away with the necessity for broker-

age and all middle men. By this means they effected a total saving to the producer of about one dollar and fifty cents per bale.

#### THE SUPERIORITY OF THIS MARKET

was seen in another important feature, that is, the "purchasing power" of a bale of cotton, aside from its value in dollars and cents. On the supposition that a bale of cotton would bring the same price in St. Louis as in other Southern cities, say sixty-five dollars per bale, (being about the average price of the present crop), the planter soon found that with that sixty-five dollars invested in such supplies as he might need, he could buy from five to six dollars worth more in St. Louis than he could in New Orleans or other Southern cities; thus making a difference in the actual value of a bale of cotton in these different markets of from five to eight dollars in favor of St. Louis.

The result has been a marvelous increase of the cotton trade of St. Louis. The receipts for 1869-70 were 14,264 bales. The receipts for 1879-80 to April 9, were 457,563 bales, and at the end of the cotton year, September 1st, will be about 500,000 bales, which, at sixty-five dollars a bale, will bring \$32,500,000. This exceeds by several millions the money value of the entire grain trade of the city.

The possibility of directing a large portion of the

#### COTTON TRADE TO ST. LOUIS,

and its great value to the city as well as to the great lines of railway extending down into the cotton belt, and to those leading to the chief export cities of the Atlantic, and to the manufacturing districts of the East, are now fully demonstrated and established. The combined capital of this city, together with that invested in these vast trunk lines of railway, will then assist in not only holding what has been already secured, but in using this combined power to draw and concentrate greater supplies for the future.

The world's demand for cotton is increasing at the rate, perhaps, of 500,000 bales per annum. This increase must mainly come from the great States of Arkansas, Texas and the Indian Territory, as yet almost entirely undeveloped.

But a few years ago the cotton produced in the United States was chiefly raised east of the Mississippi River; now about one-third of the entire production comes from the States west of the Mississippi River. Texas, with its 273,000 square miles, possesses good cotton-producing soil, more than sufficient to supply the present total demands of the world. And Arkansas and the Indian country are equally important factors to be considered in the great future supply of "clothing for the world."

A large portion of this vast territory is more accessible to this city than to the Gulf or Atlantic cities. Indeed, much of the best interior cotton region is nearer to St. Louis than any other accessible shipping point on any good, navigable river; and by extending the railroad system of St. Louis into these great States and Territory, there is an equal, if not a better chance to receive the advantages of this valuable commerce than any other city that would be likely to become a competitor in the trade.

#### RAILWAY ADVANTAGES.

It is now an established fact that rivers, as a means of collecting and distributing the internal commerce of a country, are less efficacious than railroads. Appreciating this fact the cotton merchants of St. Louis, not content with the magnificent system of railroads penetrating the immense cotton region east of the Mississippi River, and centering in this city, have nearly completed two hundred and fifty miles of new road in Texas, which alone will add 100,000 bales to the receipts of cotton, next year, in St. Louis. And several other lines are being constructed, having their termini in this city, which will largely increase its cotton trade both in Arkansas and Texas. The next decade will probably show a much more rapid and satisfactory increase than the one which has just passed.

Another element in the permanent character and probable increase of the cotton trade of St. Louis is, the probable

#### INCREASE OF COTTON MANUFACTURE.

There are in the city two mills, which consume from 15,000 to 20,000 bales annually. To supply the manufactured cotton goods annually sold in St. Louis will require mills of ten times the capacity of those now in operation.

A revolution is going on in the manufacturing interest of the world. To save double freights—on the raw material and on the manufactured article—the mill owners of New England are seriously considering the question of removing their mills nearer the cotton producing districts. And Old England has become still more alarmed at the rapid progress which the United States has made in the last decade in supplying manufactured cotton goods to other countries, besides almost stopping the importation to this country. It has been demonstrated that the Fall River mills can, as they have, profitably undersell the English manufacturers in the markets of Great Britain.

St. Louis is one of the healthiest cities in the world. Here there will even be an ample supply of labor. Geographically it is the very heart of the greatest and best agricultural region on the continent. Its surroundings and its unequaled railroad system make it the store-house for the food-producing districts of the Western hemisphere, and it must become the distributing center and the commercial exchange for this vast region. Health, cheap food, cheap materials for building, cheap fuel, proximity and ready access to the best cotton-producing belt, assuring an abundant supply of the raw material, must insure successful manufacturing. And in all these things St. Louis is without a rival.

But whether or not, St. Louis will become the great commercial exchange between the producer and the consumer, or the home of the great manufacturing interests of textile fabrics, the assurance may be felt that its cotton trade will not only be permanent, but there is every reason to believe that it will become the greatest cotton market on this continent; and that instead of handling one-half million bales, it will, in the next decade, be a market for two million bales per annum.

## Labor and Wages.

In regard to the attitude of the laboring classes in Missouri, their privileges, rights and prospects, it can be said:

1. The course of legislation in Missouri has wisely tended uniformly toward the protection of the rights of the laborer, so that he has now a lien upon property improved by him, and no property of the employer is exempt from seizure, on execution issued by virtue of a judgment obtained for wages.

2. The climate of Missouri is such as to allow laborers to work more days in the year than in other States of the Union. In the Northern and Eastern States the great depth of snow and extreme cold prevent out-door labor for four to six months in the year, so that the profits made during the remainder of the year are wholly ap-

propriated to feed the stock of farmers and support families.

3. Missouri has not yet made serious inroads upon her vast natural resources. Her forests are yet to be leveled, her mines developed and worked, her countless acres subdued and cultivated. Again, as she has unprecedented productive power, as varied as great, so she has by her marvelous transportation facilities, great advantages over States not as fortunately circumstanced—hence, her products find a ready market at fair prices, and the industry of man obtains a speedy and adequate reward.

4. The wages paid in Missouri, regard being had to the time a laborer may work in a year, the cost of living, including food and clothing, compare favorably with wages in any other State, and are higher than in a great majority of the States.

## Railways and Transportation.

The first inquiry the immigrant wholly unacquainted with Missouri makes is: "At what point is it best I shall enter the State, and what are the advantages when I reach it?"

The main place of entrance, and that affording by far the greatest facilities, is the City of St. Louis.

St. Louis is situated, most advantageously, in the Mississippi Valley, and nearer the geographical center of the United States than any other large commercial city, it having an unrivaled advantage of a longer railway sweep, so to speak, in every direction over all others.

From this city radiating lines of trunk railways reach over five hundred miles north; over one thousand miles east and south, and over two thousand miles west, making a much grander and more comprehensive railway central position and connections for the City of St. Louis than can be claimed, or even approached, so far as mileage is concerned, by any other city, either in the United States or elsewhere upon the face of the globe.

Next in importance as a portal for immigrants to Missouri, going westward, is the City of Hannibal, on the Mississippi River, one hundred and nine miles above St. Louis; then Louisiana, twenty-five miles below Hannibal, and West Quincy, twenty miles above the City of Hannibal.

The immigrant at this distant locality does not want much generalization, but naturally inquires: "When I shall have reached the State of Missouri, what facilities does its system of railways afford?"

Before proceeding to particularize, it may be stated that all of the trunk line railroads in Missouri run from two to four passenger and express trains daily each way, with Pullman palace, Horton's reclining chair and other cars attached, equal to the best, either in this country or Europe.

All St. Louis passenger trains arrive at and depart from the Union Depot in that city.

### THE MISSOURI PACIFIC RAILWAY.

Its main line runs from St. Louis to Kansas City, and by leased lines extends directly to St. Joseph.

Starting at St. Louis, the road runs in a general course westward, through the fertile agricultural counties of St. Louis, Franklin, Gasconade, Osage, Cole, Moniteau, Morgan, Cooper, Pettis, Johnson and Jackson to Kansas City—283 miles; thence up the south bank of the Missouri River, in the State of Kansas, to Atchison—47 miles; thence crossing the river, on a bridge, re-enters the State of Missouri and passes through the county of Buchanan to St. Joseph—time just sixteen hours.

At Kirkwood, twelve miles out, there is a branch diverging southeastwardly and connecting with the Iron Mountain road.

At Pacific, 37 miles out, it connects with the St. Louis & San Francisco Railway.

At Jefferson City, the capital of the State, 125 miles, with a branch of the C. & A. Railroad, running through Calloway county, to Mexico, in Audrain.

At Tipton, in Morgan county, 164 miles, connection is made with Boonville, on the Missouri river, north, and with Versailles, in Morgan county, south.

At Sedalia, Pettis county, 189 miles, it connects with the M., K., & T., S. W. & S. narrow gauge and its Lexington branch.

At Holden, Johnson county, 232 miles, connects with its S. Louis and Arizona Division.

At Pleasant Hill, Cass county, 248 miles, with a branch of the Atchison, Topeka & Santa Fe Railroad.

At Kansas City, in Jackson county, 283 miles, next to St. Louis, the most important railroad centre in the State, with all the railroads radiating from that city.

At Leavenworth, Kansas, 309 miles, with the Kansas Central Narrow Gauge Railroad, which is operated as a division of the Missouri Pacific Railroad; and at Atchison, Kansas, with the central



branch of the Union Pacific, which is also operated as a division of the Missouri Pacific Railroad, with the Atchison, Topeka & Santa Fe Railroad, and with the Atchison & Nebraska Railroad.

#### THE ST. LOUIS AND SAN FRANCISCO RAILWAY.

Leaving St. Louis, this road uses the track of the Missouri Pacific, 37 miles, to the town of Pacific, in Franklin county, and thence diverges in a southwest direction and passes through the counties of Franklin, Crawford, Phelps, Pulaski, Laclede, Webster, Greene, Barry, Lawrence, Christian, and Newton—eleven counties—containing as fertile lands as are to be found in the Mississippi Valley, and immense beds of iron, lead and zinc ores, the development of which forms one of the greatest industries in the State.

The St. Louis and San Francisco Railway makes the following connections, viz.:

At Pacific, 37 miles from St. Louis, with the Missouri Pacific Railway.

At Cuba, in Crawford County, 90 miles, with the St. Louis, Salem & Little River Railroad, which is operated as a branch.

At Springfield, in Greene County, 240 miles, with the Springfield & Western Missouri Railroad, which is being extended northwestward to Kansas City.

At Pierce City, in Lawrence County, 290 miles, with the Kansas Division of the St. Louis & San Francisco Railroad, extending westward toward the Pacific Ocean; southern division going southwestward toward Galveston, through the Indian Territory.

Just west of the State Line, at Vinita, in the Indian Territory, the present western terminus, we reach a connection with the Missouri, Kansas & Texas Railroad. Over 440 miles of this great railway is in operation and 330 miles are in the State of Missouri. The managers are now arranging to push this railway vigorously to the Pacific Ocean, thereby making it emphatically what its name indicates—a St. Louis and San Francisco railway.

This company offers to immigrants over 1,000,000 acres of choice lands on the line of its completed road, in the State of Missouri, at prices ranging from two dollars and fifty cents to eight dollars per acre, with long terms for payment, with free transportation to purchasers, with their property, from St. Louis to said lands.

#### THE HANNIBAL AND ST. JOSEPH RAILROAD.

The main line from Hannibal, on the Mississippi, to St. Joseph, on the Missouri River, is two hundred and six miles in length, passing through the counties of Marion, Ralls, Monroe, Shelby, Macon, Linn, Livingston, Caldwell, Clinton, DeKalb and Buchanan, with an extension of say twenty miles from St. Joseph to Atchison, in Kansas, and from Cameron, in Caldwell County, across the counties of Clinton and Clay, fifty-three miles to Kansas City.

The Hannibal & St. Joseph Railroad, running east and west through the center of North Missouri, crosses and makes connection with all the numerous roads running north and south, and diagonally cross this division of the State, northwest and

southwest from the Mississippi River. At St. Joseph it has connection with roads crossing the States of Kansas and Nebraska to a connection with the Union Pacific.

At Atchison, in Kansas, connections are made with the Atchison, Topeka & Santa Fe, the central branch of the Union Pacific, the Atchison and Nebraska Road, running northward to Lincoln and beyond, and the Missouri Pacific Road, and, finally, at Kansas City it makes connection with the great through lines running west and south to the gold and silver mining regions of the Rocky Mountains.

Of the grant of land made by Congress to this road, there are still on hand and for sale not far from 140,000 acres, comprising both unimproved and improved lands, varying in price, according to quality and location, from two dollars and forty cents to fifteen dollars per acre, with easy terms of payment and low rates of interest.

The territory traversed by this road is one of the most successful farming and stock-raising regions to be found in the great Valley of the Mississippi.

Immense deposits of bituminous coal, in veins from three feet to six feet in thickness, underlie a good portion of the lands in Macon County, which yield a large yearly revenue to the people of that county.

#### THE ST. LOUIS, IRON MOUNTAIN AND SOUTHERN RAILWAY

connects with the St. Louis system of railroads at the Union Depot, and in the South, both east and west of the Mississippi River. Its connections are at Cairo with the Illinois railways; at Columbus, Kentucky, with the South Atlantic system of railroads; at Little Rock, with lines running east and west; and at Texarkana with the Texas lines. From St. Louis to Texarkana is four hundred and ninety miles; from St. Louis to Columbus is one hundred and ninety-six miles; and the Poplar Bluff Branch to Cairo, Illinois, is seventy-six miles in length. Several lesser branches have been completed, and others are in course of construction to rich mines and agricultural districts.

Many of the counties along the line in Missouri abound in vast quantities of iron and other ores, and thousands of tons are being annually gotten out and shipped to mills in St. Louis and elsewhere; yet this feature is regarded rather as a guaranty of an immense future growth of manufacturing interests, and a large population is sure to gather where living is cheap and employment becoming every day more certain.

The freight secured in the country along the line of road is at this time in greatest degree from the forest and the fields.

The trees, which in the lowlands grow to a solid diameter of six feet, are the oak, ash, poplar, walnut, satin-walnut, gum, cypress, and sycamore; those which attain a solid diameter of four feet and more, are the hickory, pecan, catalpa, elm and sassafras. The holly, bois-d'arc, cherry, maple, hackberry, and other woods, grow to a large size. From these are made lumber, staves, wagons, furniture, agricultural implements, and other material for shipment, in the rough, to the many growing manufacturing towns of the Eastern, Northern and Western country, whence they are sent to the four corners of the land.

**WABASH, ST. LOUIS & PACIFIC RAILWAY.**

taken as a whole, is probably the most extended railroad system in the West, owning and operating over two thousand miles of road.

This road runs from St. Louis in a direction generally west by north. Crossing the Missouri River at St. Charles, and passing through the counties of St. Louis, St. Charles, Warren, Montgomery, and Audrain, to Centralia, 124 miles, the first branch from the main line reaches southwest, 24 miles, to Columbia, the county seat of Boone County. Twenty-four miles further, it reaches Moberly, in Randolph County, from which point there is a very important branch, running north 131 miles, to Ottumwa, in the State of Iowa, where it connects with lines to all points of Wisconsin and Minnesota. This branch road passes through the counties of Randolph, Macon, Adair, and Schuyler, in this State.

At Salisbury, in Chariton county, 21 miles from Moberly, another branch extends directly south, 15 miles, to Glasgow, in Howard county.

From Salisbury to Brunswick, 18 miles still westward, the newly constructed Council Bluffs' division of this road reaches northwest 223 miles, through the counties of Chariton, Livingston, Davies, Gentry, Nodaway and Atchison, to a connection with the Union Pacific at Omaha, shortening the distance between St. Louis and that important point over 70 miles.

Forty-eight miles further, through Carroll county, it reaches Lexington Junction, where another branch stretches northwesterly 73 miles, through Ray, Clinton and Buchanan counties, to St. Joseph, with its railroads reaching in the most direct manner, all points in Nebraska, Dakota and the Northwest.

From Lexington Junction to Kansas City, 42 miles, through Ray and Clay counties, it reaches the western terminus of the main line, 277 miles from St. Louis. Here connection is made with the numerous lines stretching out to all sections of the great West and Southwest.

This road is part of the great Gould "combination," and the road or its branches crosses or connects with every other railroad in North Missouri.

**CHICAGO AND ALTON.**

Trains on this road leave the Union depot in St. Louis, and crossing on the St. Louis bridge, proceed up the east bank of the Mississippi River to a point opposite Louisiana, in Pike County, where the road re-crosses the river to Missouri. From Louisiana, it passes through the counties of Pike, Audrain, Boone, Randolph, Howard, Saline, Fayette and Jackson, to Kansas City. There is nowhere in this or any other country a richer or more beautiful region than that through which this road passes.

**THE MISSOURI, KANSAS & TEXAS RAILWAY.**

Starting at Hannibal, the eastern terminus of the Hannibal & St. Joseph Railway, this road runs southwestwardly through the old settled and rich counties of Marion, Ralls, Randolph, and Howard, to Boonville, on the Missouri River. Crossing the Missouri at Boonville, the road enters Cooper

County, through which it passes to Sedalia, an important railroad center, in Pettis County; thence through Henry, St. Clair, and Vernon, into the southeastern corner of the State of Kansas, where it turns south, through the Indian Territory, to Texas. No traveler ever passed through a more inviting country than the southwest counties of Missouri, through which this road runs.

This is pre-eminently the leading line of communication between the North and the Southwest.

**INCREASE OF MILEAGE.**

There are just 3,627 miles of completed railway, in full operation, within the limits of the State of Missouri, all having advantageous connections in every direction with railways in all the States bordering on our own.

The increase in mileage since June 30, 1878—the date of the report of the State Board of Railroad Commissioners—has been at the rate of 268 miles per annum, and the prospects now are that for the present year it will be much greater than the last.

The area of Missouri is 65,350 square miles, or 41,824,000 acres, and the population, as nearly as it can be ascertained, is 2,300,000. It is divided, including St. Louis, into one hundred and fifteen counties—forty-four on the north side of the Missouri River and seventy-one on the south. Of the former only two, viz., Harrison and Worth, are without any railroads, and both these will be supplied the present year. Of the latter, twenty-five are without any railroads, but at least eight of them will be supplied during the year 1880.

It, therefore, follows that Missouri averages one mile of railroad to every eighteen miles of territory, and to every six hundred and thirty-four inhabitants. And, as a matter of fact, our State has now more miles of railroad, in proportion to the population, than either Massachusetts or New York, and more than any of the countries of Europe, except only England and Belgium.

The emigrant will find in this State, with easy access to railways, uncultivated and undeveloped lands exceeding in area (as they far exceed in quality) the combined area of the entire seven States of Massachusetts, Maryland, Connecticut, Delaware, New Hampshire, New Jersey and Vermont.

There are more than 12,000 miles of navigable rivers in the Mississippi Valley, and the railroads more than double the length of the navigable rivers.

Missouri, with her varied agricultural and mineral products, and by reason of her admirable system of railways, is now, and is destined ever to be, the greatest contributor to the grandeur and glory of the Mississippi Valley.

The late Hon. Wm. H. Seward said of Missouri:

"I see here one State that is capable of assuming the great trust of being the middleman, the mediator, the common center between the Pacific and Atlantic; a State of vast extent, of unsurpassed fertility, of commercial facilities such as are given to no other State on the continent; a State that grapples hold upon Mexico and Central America on the south, and upon Russia and British America on the north, and through which is the thoroughfare to the Golden Gate of the Pacific."

## Postal Facilities.

There is no State in the Union, with a more thorough postal service than Missouri. It is comprehensive in its scope, affording excellent facilities even to neighborhoods remote from railroads, while the demands for increased accommodation incident to the growth of the State are met by the Post-office Department in a liberal, progressive spirit.

There are within the borders of the State 15,208 miles of

### POSTAL ROUTES,

of which 10,426 miles are by stage and horse-back, 575 miles by steamboat, and 4,207 miles by railroad, the whole involving a cost for the year 1878-9 of \$768,904. There are 1,700 post-towns—but four States in the Union have a greater number. These are all offices of registration, where letters and parcels can be registered for transmission through the mails to all parts of this and foreign countries.

### MONEY ORDERS—DEPARTMENT BUSINESS.

In 200 of these post-offices money-orders may be purchased, payable at all similar offices in the United States, and a portion of them issue orders drawn on Great Britain, France, Germany, Italy, Switzerland, etc.

There were issued by the various offices in this State in the year closing June 30, 1879, money-orders in number 261,173, and in amount \$3,584,907, and pay-

ment was made in number 373,711, and to the amount of \$6,320,799.

The total postal receipts from this State were, for 1860, \$253,824; 1870, \$642,616; 1879, \$1,124,555.

### GENERAL FACTS.

St. Louis, from its acknowledged position as the metropolis of the Mississippi Valley, has become an important center of postal administration, and its influence from that cause must necessarily greatly increase. This fact has a material bearing upon the service throughout the State, insuring direct supervision and immediate correction of irregularities.

Leading into St. Louis are twenty lines of railway, all of which are post-roads. This city is located about 1,000 miles west from New York, and between these points are four daily railway post-office services each way, which not only carry the through mails from the North Atlantic seaboard cities, but the way-mail also. In addition to the mail routes over the railroads centering here are the river routes on the Mississippi to the north, and as far south as New Orleans, and the routes served by coaches and messengers on horseback.

There are in the State 562 telegraph stations whence messages can be sent all over the telegraph world; 2,423 miles of line and 6,000 miles of wire.

## Trade with the Southwest and Mexico.

Missouri stands, geographically, at the north-eastern corner of the Southwestern States. This section embraces a part of Nebraska, nearly all of Colorado, and the larger parts of Utah, Nevada, and California, and all of Kansas, New Mexico, Arizona, the Indian Territory, a small part of Mississippi, and the entire States of Arkansas, Louisiana and Texas.

The general physical peculiarities of this section are: A temperate climate; an immense extent of navigable rivers, with wide alluvial margins, the waters running in one general direction; great plains, with and without timber, and ranges of mountains traversing the central parts from north to south.

Its natural products embrace almost every variety, including the fruits of the tropics, the rice, sugar and cotton of the South, the domestic animals, and cereals of the temperate zone, and minerals of nearly all the principal kinds employed in the arts and trade of mankind.

Nature has endowed this section with more varied and abundant resources for the necessities and luxuries of the human family than any other equal area. In relation to it all, Missouri occupies a commanding position. Her citizens were the pioneers

in the exploration and trade of the greater part of it. Her frontier towns have been the entrepôts and seaports, so to speak, of the great western plains. Her fur traders, trappers and voyageurs early traced its river courses, traversed its forests and plains, and penetrated its mountains. Her men of enterprise first directed the barge, the keel-boat and the steamer upon its navigable streams; first introduced the railroad upon its plains, and first brought to the notice of the world its fertility of soil, and its varied and extensive mineral resources.

The fur trade and the

### TRADE WITH THE INDIANS

for a long time led settlers into the State and into the regions beyond. Then came men in pursuit of the precious metals, and then the tillers of the soil. The fur traders were, in fact, the pioneers of commerce and civilization, and St. Louis and other Missouri towns owe their foundations to them. Afterward the trade with Santa Fe assumed considerable proportions, and the wagon trains, guarded by armed men, to resist the attacks of Indians and other marauders, were for many years traversing the great plains like vessels upon the ocean.

It was not until 1817 that the steamboat appeared upon the rivers and became an active and potent factor in the development of commerce. It penetrated every stream which contained water enough to float it. For many years the settlements of the people were principally upon the banks or in the valleys of these navigable streams. But the railways coming, opened the interior by extending, as it were, iron rivers into regions hitherto difficult of access. The railways not only ran along the river valleys, but they crossed them and penetrated the hills; and it is a peculiar and notable fact that, while the rivers of all this section east of the Rocky Mountains tend to the southeast, the railways generally tend to the southwest, crossing most of the streams at right angles. These two factors give to Missouri a remarkable advantage in respect to her commercial relations with all the great Southwest.

#### IMPORTANCE OF THE TRADE.

Although river rates for transportation are lower than railway rates, and although a single downstream cargo, drawn in barges by a steamer on the Mississippi, sometimes exceeds the capacity of thirty-five ordinary railway trains to haul, yet the number of tons of freight brought to St. Louis last year by a single railroad (the Iron Mountain), was 536,318 tons, while the total amount of freight shipped from St. Louis down the Mississippi was 499,040 tons.

In 1836 Texas was a part of Mexico. Now she has a population one-fourth as large as that of Old Mexico, and her cotton crop alone is worth more than the whole foreign trade of Mexico, exclusive of the precious metals. The value of the cotton of Texas brought to St. Louis over only two lines of railway connecting us with that State, saying nothing of cattle and other products, was over fifteen million dollars last year, an amount which exceeded all the exports of Mexico to the United States, England and France, exclusive of bullion. And, although only an approximate estimate can be made of the value of goods carried from Missouri into Texas, there is no doubt that they exceed the value of the products brought out. The best estimate is that the value of the goods embraced in this trade last year exceeded thirty-five million dollars.

#### RAPID DEVELOPMENT.

In 1848 and 1853 the United States acquired from Mexico a considerable territory, which, added to that of Texas, made 967,451 square miles. This combined area has a population of ten or twelve millions, and, since the beginning of the present century, has annually produced more than half the silver mined during the same time in the world. But what is very remarkable, as showing the superior enterprise and power of Americans, the territory ceded by Mexico to the United States has yielded since 1842 twice as much silver and gold as the territory of Mexico retained, and the product of silver and gold of Mexico from 1843 to 1876 was \$702,000,000. This rapid settlement and development show what results might be expected if the same sort of people and energy were to take possession of the remaining territory of Mexico. Benton pointed to the Pacific Railway as the road to India, whose trade had enriched nations. Missourians can point to their own

railways, reaching out into the marvelous richness of the Southwest, as bringing to their doors something greater and more valuable than the trade of India.

The experience of the last thirty years proves that Missouri is a good State in which to establish commercial agencies bearing upon the trade of the Southwest. The climate of Missouri is, on the whole, favorable to health and to labor, and the products of its manufactures and the goods gathered here by mercantile enterprise and capital, have found remunerative markets and exchangeable commodities in the contiguous territory. Hence, it has happened, in the natural course of exchange, that the cotton, sugar, cattle and tropical fruits of the Southwest have found their best market in St. Louis. Especially does Missouri feel the benefits of contiguity and of easy intercourse with a State which, like Arkansas, has the climate of Italy, and gives her the best of cotton and the earliest of fruits in exchange for a large portion of her surplus commodities. Missouri may well extend her congratulations to her neighbor, Arkansas, upon her present growing prosperity. The trade of Arkansas carried over the Iron Mountain Railroad alone is worth \$25,000,000 per annum.

#### RELATIONS WITH LOUISIANA.

The commercial relations of Missouri with the State of Louisiana are of an intimate and friendly character. The iron rail connects St. Louis and this State with her capital city and her principal commercial town on the upper part of Red River, and St. Louis steamers reach her interior by that river and the Onachita, and ply up and down her river coast, where the Mississippi is, in truth, an inland sea. An enterprising company of Missourians, aided by the Government, have, by confining the water to one of the principal passes, presented to the world this inland sea with an open mouth, long obstructed, free of toll and with sufficient depth of water to float the heaviest ships which seek the docks of New Orleans. It is difficult to determine the extent of the commerce carried on between Missouri and Louisiana proper, as a large part of Missouri merchandise arriving at New Orleans comes from or goes to distant States or foreign countries. Missourians supply the people of Louisiana largely with pork and beef and bread-stuffs, and bring back in return her fruits and her rice and sugar. Some of the excellent cotton of Louisiana is brought here by rail from Shreveport, and preparations are being made to penetrate the heart of the State from the north to make the commercial relations between the two States still more intimate and important.

#### TRIBUTE FROM MEXICO.

Hitherto the commercial relations of the United States with Mexico have been unimportant. The Monroe doctrine does not seem to apply to trade and commerce, since the foreign trade of that country has been mostly in the hands of the English and the French. But of late a considerable change has taken place, partly in consequence of the facility with which its western coast may be approached from the ocean by California traders, and its gulf States by American coasters. Not a line of American

railway has yet touched Mexico. Railways, are, however, now approaching the borders. Two or three lines are now entering the valley of the Rio Grande, and another, starting from the town of Atchison, on the Missouri River, has already reached Albuquerque, beyond Santa Fe, and will very soon pass on to the southwest, crossing the Mexican State of Sonora and reaching the Gulf of California, at Guaymas. Missourians are already exploring Mexico and becoming interested in her mines and plantations. They do not find that repugnance to the introduction of American settlers which formerly existed, and the people are becoming willing to encourage the building of railways without being fully aware of their revolutionary effect upon their civilization. Busy scenes of development will follow the American locomotive into Mexico. When

the ancient halls of Montezuma become an American railway station—if the unromantic and sacrilegious thought may be pardoned—and the harbors of Acapulco, San Blas, Mazatlan and Guaymas are awakened by the whistle of the locomotive, then the valleys and the mountains and the plains will begin to resound with the activities of the new civilization. And, as Cortez obtained more valuable tribute from Montezuma, probably, than Solomon received from the queen of Sheba, so, in far greater measure, will the developments, which will surely follow the American railway into Mexico, fill up the wealth, glory and grandeur of the great Southwest.

To a large part of these riches and greatness Missouri holds the key. Here is the point of departure, the store-house of outfit and the home of return.

### Financial Condition of the State and Counties.

Missouri is the great central State of the American Union. At one time it was a border State; but as the center of commerce and civilization in the United States has shifted from the Atlantic coast to the Valley of the Mississippi, it can now be said that Missouri is the central State, both geographically and commercially. Its territory comprises more than 65,000 square miles, or about 41,000,000 acres of land; and it has within its borders about 800 miles of navigable streams, besides having the Mississippi River for its eastern and the Missouri River for half of its western boundary. The Missouri River also bisects the State, thus furnishing, together with its tributaries, the advantages of water communication to a very large portion of the people. There are 3,700 miles of completed railway in the State, and about 1,300 miles, in addition, in process of construction.

The State is divided into 114 counties and one city, the latter being a separate municipality, combining all the governmental functions of both city and county. The counties vary in size, but contain on an average about 570 square miles. Missouri is, probably, the most diversified in soil, timber and natural resources of all kinds, of any State in the Union. There are no arid plains in the State, but in all localities there is an abundance of both water and timber for all practical purposes.

#### COMPARISON OF RESOURCES AND LIABILITIES.

The emigrant who prefers prairie can always find sufficient timber, at low rates, to fence his land until his hedges have matured. Every county in the State has been occupied and settled by a population sufficiently numerous to construct its public buildings and other necessary improvements, and to put into active operation the machinery of government and civilization. These improvements, in most localities, have been long since paid for, so that the new-comer, while finding an abundance of unoccupied land, purchasable at a low price, escapes the hardships of the pioneer; and the heavy

taxes and annoying inconveniences incident to the first settling of a new country. The financial condition of a State must be ascertained and determined by a comparison of its resources with its liabilities, and in determining the former, it is allowable to estimate, not only such elements of wealth as are the basis of its present prosperity, but also such other advantages as the inevitable progress of events will certainly and speedily confer upon its citizens. The resources of any country consist of its soil, timber, minerals, water and water-power, and taxable property, the energy, industry and intelligence of its inhabitants, the value of the productions of its farms, its mining and manufacturing industries, its completed railroads and those in process of construction, and the volume of its commercial transactions. The natural advantages of Missouri, so far as it is pertinent to mention them within the scope of this paper, are the fertility of its soil, the abundance and variety of its valuable timber, the richness and inexhaustible quantity of its minerals, the length of the navigable water-courses adjacent to and within its borders, the extent of its water-power for manufacturing purposes, and the adaptability of its geographical situation to the commercial convenience of the whole country. There are more than 41,000,000 acres of land in the State, and of this quantity there is comparatively little not susceptible of cultivation, and that is mostly rich in mineral deposits. Of this immense area of land there is not more than one-fifth in actual cultivation, so that the possibilities of increase by immigration without subdividing any of the farms already improved are very great.

The taxable wealth of the State for 1873, which is the last year for which a full report has been made, was \$589,538,985, and it may now be safely asserted that the taxable property is more than \$600,000,000, which increase has occurred during a period of extreme financial depression, and shows very favorably for the industry and energy of the people.

The productions and exports for the last ten

years conclusively demonstrate that Missouri is fast approaching the front rank amongst the grain and stock-growing States.

#### STATE DEBT AND TAXATION.

The State debt, according to the State Auditor's last report, is \$16,753,000. This mostly grew out of the various issues of bonds given in aid of railroads, and bears interest at the rate of six per cent. per annum. To liquidate this debt the Constitution provides for the annual levy of taxes, now fixed by law at twenty cents on the \$100 of the valuation. With the sum thus raised the interest of the debt is first to be paid, and of the remainder not less than \$250,000 is to be set apart as a sinking fund for the purchase and retirement of the bonds themselves. Hence, in a few years, with the vast increase in the taxable wealth, which is sure to come, the whole of the debt will be extinguished. There is an additional State tax of twenty cents on the \$100 for current expenditures, a large share of which is devoted to the support of the common schools. This tax is ample for the purposes for which it is intended, and there is a constitutional provision that it shall be reduced to fifteen cents on the \$100 as soon as the taxable property of the State shall aggregate a total valuation of \$900,000,000. The levies for State indebtedness and expenditures, it will be noticed, are determinedly fixed by the organic law, and in the nature of things must gradually decrease until a mere nominal levy of fifteen cents on the \$100 will be all that the State can require from the citizen. The State, and all its municipal subdivisions, whether counties, cities or towns, are forbidden by the Constitution to loan their credit to any corporation, so that there is no method by which the public indebtedness can be increased in the usual way. Owing to the great zeal of the people to forward public improvements of all kinds, a municipal indebtedness, aggregating, according to the Auditor's last report, \$35,727,566.49, has been contracted. Of this amount the debt of the city of St. Louis is shown to constitute \$22,712,000, leaving for the agricultural portion of the State and the other cities, towns, townships and school districts only a little over \$13,000,000. A large amount of this local indebtedness has been, and much more is, in the course of being compromised by the various municipalities at from fifteen to eighty cents on the dollar. The present organic law prevents any municipality from contracting liabilities in any one fiscal year beyond the amount of the levy made for that year, and in no county can the rate of taxation for local purposes, aside from the school tax, exceed fifty cents on the \$100 of valuation, unless two-thirds of the voters shall assent to the levy of a larger sum. Neither can the school tax in country districts exceed forty cents on the \$100 without the consent of the tax-payers, to be obtained by a vote of the majority of the residents.

These provisions render it absolutely certain that the emigrant who may come to Missouri can escape the burdensome local taxation which exists in some of the States.

The average tax levy for all purposes in Missouri is about \$1.30 on the \$100; adding to this 70 cents on the \$100 for the payment of bonded indebtedness, where it exists, there is an average of \$2 on the

\$100, as the rate, and a certainty of its steady decrease. This is given as an average, and, while in a few counties the tax rate is higher, in the majority it is much lower. To ascertain whether or not this is a low rate of taxation it may be compared with the rates in some of the neighboring States, and comparative examination of their financial condition also may be briefly made: By the report of the State Auditor of Kansas for the year ending June 30, 1878, the tax levy for State purposes is shown to be 55 cents on the \$100, and the average levy for local debts and expenses \$3.82 on the \$100, making a total average tax of \$4.37 on the \$100. This is certainly very onerous and embarrassing when compared with the rate of taxation for this State. The taxable property of Kansas in 1878 aggregated the sum of \$138,698,810.98, and the local indebtedness was reported by the State Auditor at \$13,473,197.51, which enormous amount, as proportioned to the total taxable wealth of the State, is the manifest cause of such burdensome local taxation. In Nebraska the tax levy for State purposes alone is 62½ cents on the \$100, exclusive of taxes to pay local debts and expenses.

#### COMPARATIVE TAXATION STATISTICS:

In Iowa, the average rate of taxation for the year 1878 was \$2.67 cents on the \$100. In Illinois the tax levy for the year 1877, the last given in the auditor's report, was \$3.24 on the \$100, and the local indebtedness of that State was then the sum of \$51,811,691.

Thus, it is clear that Missouri has a lower rate of taxation than any of the neighboring States above mentioned, and in this respect particularly, to say nothing of her other countless advantages, offers superior inducements to the home-seeking emigrant. It must be remembered, too, as has been heretofore stated, that the rate of taxation in Missouri must continually decrease every year until only a sufficient amount of taxes to liquidate current expenses will be collected. Most of the local improvements in this State are completed and paid for, so that the new settler finds the school-house built and the school in successful operation, the county roads laid out and constructed, the bridges built and the churches erected in every county.

There are twenty counties that have no indebtedness whatever, and forty more the debt of which is merely nominal; so that it is easy for those who choose, to locate themselves in counties where the burden of taxation will be lighter than in any other portion of the United States.

#### HOW THE STATE WILL LIQUIDATE.

Then, what has Missouri to rely upon to liquidate a State indebtedness of sixteen million dollars, and a local indebtedness of thirty-five million dollars, and to develop, build up and sustain her in her struggle to reach and maintain the first place among the States of the American Union in educational facilities, in the agricultural, manufacturing and mining industries of the country, to which position many of her most enterprising and far-seeing citizens claim she is justly entitled? The proposition is easily answered:

1. A mild and salubrious climate, without the extreme cold of high northern latitudes, and without the long continued heat to which States further

south are subject, and entirely free from those malignant and contagious diseases by which the citizens of some portions of the country have been scourged in past years.

2. An active, industrious, energetic, and thrifty population, blessed with mental and physical health, now numbering at least two and a half millions of free citizens, and increasing more rapidly in population and wealth than at any previous period of the history of the State.

3. More than forty-one million acres of land, consisting of agricultural, grazing and mineral lands, divided into broad, smooth, alluvial bottoms, covered with timber, and high, undulating prairie, with a rich and diversified soil, adapted to produce in unlimited quantities all the grains, grasses, fruits and vegetables found in this latitude.

4. No section of the country is better suited to the rearing of live stock; and the horses, mules, cattle, sheep and hogs, now in the State, number more than seven millions, and are annually increasing rapidly.

5. The very best educational advantages, consisting of a State University, munificently endowed;

three normal schools for the instruction of white, and one for the instruction of colored teachers: a school of mines; a magnificent system of graded common schools in active operation, there being nearly 9,000 school districts in the State, and an equal number of school-houses, valued at about \$9,000,000.

6. Manufacturing industries of various kinds, the annual products amounting to nearly \$400,000,000.

7. Thirty-seven hundred miles of completed railroad, now in active and successful operation, which, together with that in process of construction, will give the people of the State at least 5,000 miles of railroad by the first day of January, 1882.

#### SUMMARY.

Considering the resources and advantages just enumerated, there can be little doubt that, in a comparatively short time, Missouri will be entirely free from all kinds of indebtedness, both State and local, and that the future greatness of the State is as well assured as its present prosperity. There is ample room and a cordial welcome for all who may desire to aid in the development of its extraordinary natural resources.

### Homestead, Exemption, Dower and Taxation Laws:

The laws of Missouri reserve from execution, in the hands of every head of a family living in the country, a homestead, consisting of one hundred and sixty (160) acres of land, not exceeding \$1,500 in value; to every head of a family, in cities of over 40,000 inhabitants, a homestead, consisting of not more than eighteen square rods of ground, and of a valuation not exceeding \$3,000; and, in cities and towns of less than 40,000 inhabitants, a homestead, consisting of not more than thirty square rods of ground, and of the value of not more than \$1,500. Thus, it is seen that a farmer's homestead, in Missouri, consists of one hundred and sixty acres of land, and the improvements thereon, not exceeding, in value, \$1,500; the homestead of the residents of the smaller towns is of the same value; while that allowed to the inhabitants of St. Louis, St. Joseph and Kansas City, where land is more valuable, and the cost of living greater, is fixed at \$3,000.

The law endeavors to strike a just balance between the policy, which prevails in some of the States, allowing no homestead reservation to the debtor, and the extravagant policy which has just been considered. In Missouri, the homestead is in the nature of a lien or charge, in favor of the wife and children, upon certain property of the husband, defined in extent, and limited in value. A declaration of what this property is, may be recorded in the office of the Recorder of Deeds, and notice is thus imparted to all persons having dealings with the owner, that this particular property is not subject to execution, and that they ought not to give credit on the faith of it. The State, under this head, provides that: "Any married woman may file her claim to the tract

or lot of land occupied or claimed by her and her husband, or by her, if abandoned by her husband, as a homestead. Said claim shall set forth the tract or lot claimed, that she is the wife of the person in whose name the said tract or lot appears of record, and said claim shall be acknowledged by her before some officer authorized to take proof or acknowledgment of instruments of writing affecting real estate, and be filed in the Recorder's office, and it shall be the duty of the Recorder to receive and record the same. After the filing of such claims, duly acknowledged, the husband shall be debarred from, and incapable of, selling, mortgaging and alienating the homestead in any manner whatever, and such sale, mortgage or alienation is hereby declared null and void; and the filing of any such claims, as aforesaid, with the Recorder, shall impart notice to all persons of the contents thereof, and all subsequent purchasers, and mortgagors, shall be deemed, in law and equity, to purchase with notice; provided, however, that nothing herein contained shall be so construed as to prevent the husband and wife from jointly conveying, mortgaging, alienating, and, in any other manner, disposing of such homestead, or any part thereof."

Such a law, while securing the benefits of a homestead to the debtor, works no injustice to the creditor. He sees that the debtor has certain property recorded as his homestead. He never gives credit on the faith that this property will be subject to his execution; but he looks simply to the other property of the debtor, or to the state of his business and his character for honesty.

It may be added that the Supreme Court of this State has construed the homestead laws liberally,

with the view of carrying out the benevolent purposes of the Legislature. If the debtor is ignorant or timid, when the sheriff comes with an execution to levy, and fails to claim his right of homestead, his family are not, therefore, to be turned out of doors. The Sheriff must summon appraisers and set the homestead apart, whether the debtor claims it or not; and if he does not do this his sale will pass no title to the purchaser so far as the debtor's homestead is concerned. If the debtor makes a conveyance of property embracing his family homestead, for the purpose of hindering or defrauding his creditors, this does not work a forfeiture of his homestead right; his wrongful act is not thus to be appealed to in prejudice of his wife and children. If the cruelty of the husband drives the wife from the homestead, this does not put an end to her interest in the homestead. She may return and claim it after his death, and his administrator must set it apart for her.

#### EXEMPTIONS OF PERSONAL PROPERTY.

Pursuing the same wise and benevolent policy the statutes provide that the following personal property shall be exempt from attachment and execution when owned by the head of a family. "1. Ten head of choice hogs, ten head of choice sheep, and the product thereof in wool, yarn or cloth; two cows and calves, two plows, one axe, one hoe, and one set of plow gears, and all the necessary farm implements for the use of one man. 2. Two work animals, of the value of one hundred and fifty dollars. 3. The spinning-wheel and cards, one loom and apparatus, necessary for manufacturing cloth in a private family. 4. All the spun yarn, thread and cloth manufactured for family use. 5. Any quantity of hemp, flax and wool, not exceeding twenty-five pounds each. 6. All wearing apparel of the family, four beds, with usual bedding, and such other household and kitchen furniture, not exceeding the value of one hundred dollars, as may be necessary for the family, agreeably to an inventory thereof, to be returned, on oath, with the execution, by the officer whose duty it may be to levy the same. 7. The necessary tools and implements of trade of any mechanic, while carrying on his trade. 8. Any and all arms and military equipments required by law to be kept. 9. All such provisions as may be on hand for family use, not exceeding one hundred dollars in value. 10. The bibles and other books used in a family, lettered gravestones, and one pew in a house of worship. 11. All lawyers, physicians, ministers of the gospel and teachers, in the actual prosecution of their calling, shall have the privilege of selecting such books as shall be necessary to their profession, in the place of other property herein allowed, at their option; and doctors of medicine, in lieu of other property exempt from execution, may be allowed to select their medicines."

In lieu of this property each head of a family may, at his election, select and hold exempt from execution any other property, real, personal or mixed, or debts or wages not exceeding in value the amount of three hundred dollars. The Legislature of the State has wisely considered that the debtor ought not to be permitted to plead poverty as against the claims of creditors equally necessitous. It is accordingly provided

that the foregoing exemption cannot be claimed when the debt is for wages due to a house servant or common laborer to the extent of \$90, and when the action to recover the same is brought within six months after the last services were rendered. Nor can the purchaser of goods make this law an instrument of fraud by claiming goods which he has purchased on credit against an execution for the purchase money.

#### RIGHTS OF MARRIED WOMEN.

State legislation is extremely careful of the rights of married women. If a wife is unjustly abandoned by her husband, the Circuit Court will sequester his property for the purpose of maintaining her and the children of the marriage. If he abandons her, or from worthlessness or drunkenness fails to support her, the court will not only allow her to sell her own real estate without his joining in the deed, but will require any person holding money or property to which he may be entitled in her right, to pay the money over to her. 1—Under such circumstances, she is entitled to the proceeds of her own earnings and those of her minor children. 2—If her real estate is damaged for railroads, or other public works, the damages accrue exclusively to her. If her husband gets into the penitentiary, she becomes to all intents and purposes a femme sole. 4—And if he, by ill usage, compels her to live separate and apart from him, she may claim the sole and exclusive enjoyment of her property as if she were unmarried. Rents, issues and profits of her real estate cannot be taken in execution for his debts, except when contracted for family necessities. Moreover, by a very broad statute lately enacted, a wife may hold all her personal property free from her husband's control and exempt from liability for his debts. If he becomes incompetent to lead in the marital partnership, she may take the reins in her hands, engage in trade, buy and sell goods, accumulate property, and no act of his will create a charge upon it. Finally, at his death, the family homestead descends to her and the children, if any there be, to be held by her for life; if there be any children, in common with them; if not, by herself alone. She also takes dower in one-third of all the real estate of which her husband may have been seized at any time during marriage, in which she has not conveyed her right of dower, diminished, however, by the homestead which is set apart to her? She takes also a child's share of his personal estate; and, in addition to all this, she is allowed to retain as her absolute property a large amount of personality.

#### TAXATION.

The constitution places it beyond the power of reckless or dishonest public agents to burden the people with excessive taxation. Taxes for State purposes, exclusive of the taxes necessary to pay the bonded debt of the State, cannot exceed twenty cents on the hundred dollars valuation; and whenever the taxable property of the State shall amount to \$900,000,000 the rate shall not exceed fifteen cents. The rate of taxation for county, city, town and school purposes is likewise strictly limited. Counties, cities, towns, townships and school districts cannot become indebted beyond the revenue provided for each year, without a two-thirds vote of all voters therein, nor, in any event, to an amount exceeding five per cent. on the value of the taxable property.



## Universities, Colleges and Academies of Missouri.

The educational institutions of Missouri are divided into two groups, the private schools and the State schools. The idea of universal education is in this State passing into realization along these two lines of movement. For the sake of discrimination, under private schools are included all those educational institutions and enterprises not under the direct control and patronage of the State.

Nearly all the leading varieties of religious sentiment in Christendom are actively engaged in the work of education in Missouri. In the history of the country, as well as in the history of civilization,

### THE CHURCH AND THE SCHOOL

have always gone together. They stand together in Missouri, and greatly diversify and strengthen the attractions for drawing hither the population of all the civilized countries of the world.

Contrary to current impressions, and somewhat consequent on the state of fact just indicated, there is throughout Missouri a pervasive intelligence, tolerance of differences of opinion and of faith and liberality of spirit. The population of the State, so quiet, well-to-do, and unpretentious, is, in large part, made up of the growth from the choice seed grain of the older and more eastern States, north and south. To a large extent families of character and fortune have come hither in former days, that several homes might be provided for the young out of the proceeds of the old homestead in the older settlements. But the days of pioneer life have gone by, and the educational enterprises liberally projected by a former generation are actively engaging the best energies and the best thought of the present.

A good feeling prevails amongst these different schools. Each attends to its own work in its own way in caring for the patronage of its own people and the community at large, as a good neighbor of every other worker. A most liberal and impartial legislative policy is pursued by dealing with all alike before the law, whether in the maintenance of vested rights or in the matter of taxation. By constitutional provision all property actually used for school and religious purposes may be exempted from taxes, and the same constitution most explicitly interdicts all discrimination, and also all favor or partiality.

Throughout her history Missouri has exemplified the argus-eyed care with which the genius of American institutions has ever guarded religious

freedom, and also the great intimacy of its association from the beginning with the work of education in all its phases. In the Missouri Territorial Act of 1812 it is enunciated, in clear and unmistakable language, as a public policy, that schools and the means of education shall be encouraged and provided for.

The second leading part of the educational work is in the hands of the State. In the original organization and admission of Missouri, provision was explicitly made in the fundamental law for both

### THE LOWER AND THE HIGHER EDUCATION.

The entire sixth article of the first constitution is devoted to providing for common schools, of which there are now about ten thousand in the State, "and a university for the promotion of literature, and the arts and sciences." It should be said, therefore, to the honor of the founders of the commonwealth of Missouri, that provision for the higher education as well as for the lower, was no after-thought. It is not something that has been thrust upon the State by any recent or reconstruction measures; but the idea of the distinct schools and of the university was incorporated into the very life of the State at its birth, and now vitalizes its best hopes of the future. The university contemplated in the formation of the State, has been in active operation for about forty years, and has attained a position with its faculty of thirty professors, six hundred students and three quarters of a million of property, which, at the present, places it in favorable comparison with the leading institutions of the country. When its work and the work of the private schools, academies and colleges are taken into consideration, the opinion may be intelligently and fairly uttered that the people of Missouri have no longer any occasion to send their sons and their daughters out of the State, for the purposes of higher education. Their children can obtain within the State as good an education as they can find without, and will have the additional advantage of growing up with those with whom they will be associated in after life, and of strengthening the institutions whose interests they themselves may be expected to share in administering, not to speak of the economy and financial advantages consequent upon patronizing home institutions.

As to the colored people, the State has made a most liberal separate provision for their common schools, and in Lincoln Institute, for their normal and higher education.

## Free Schools of the State (Outside of St. Louis).

It has been asserted by some and assumed by others, who do not know the facts, that a public spirit of opposition to free schools dominates legislation in Missouri. On the other hand, Missourians claim that no policy of government is more firmly rooted in the affections of the people or more

securely established than the purpose to extend the advantages of a liberal education to all classes.

It is difficult to conceive of a greater misrepresentation than that which exhibits this State as either indifferent to the cause of public education or comparatively backward in its development.

No State in the American Union has ever manifested more zeal in the cause of popular education than Missouri; nor is her present attitude the manifestation of a new impulse. When she began her existence as a State she began an earnest effort in behalf of education, and there has been no abatement of that effort, unless the unavoidable interruption of the course of events during the civil war be so regarded; and he who charges that the State is opposed to free schools, or ever has been, is challenged to name that State which fills his ideal, educationally, and invited to a comparison of the temper of the two States on the subject.

No lengthy comparisons will be instituted, but an exhibit will be made of the work done in Missouri.

Massachusetts is taken almost universally as the standard of measurement for other States. The State reports of

#### MASSACHUSETTS AND MISSOURI,

for 1879, show that in the former there was applied to the education of every child of school age the sum of \$13.71—in the latter, \$4.37.

But it must be remembered that school age in Massachusetts is between five and fifteen years; in Missouri between six and twenty, a difference of four years in school.

The difference is not, therefore, so great as at first appeared, and the amount expended, is, of itself, no criterion of popular interest in education. City schools necessarily cost vastly more than country schools, and in a State with a denser population and a large preponderance of town or city schools the per capita is largely increased, and this amount will be affected by the cost of living and other causes.

Massachusetts has one school for every one and twenty-two hundredths square miles of area, while Missouri has one for every six and twenty-five hundredths. But this fact has no value, by itself, in determining the relative zeal of the two people in the same cause. Density of population determines the necessity for a given number of schools. Massachusetts, with little more than one-ninth of the area of Missouri, had, in 1870, nearly six-sevenths as much population.

But, in support of the proposition that no State has given better evidence of devotion to the cause of public education than Missouri, one comparison with the admittedly model State of Massachusetts, is sufficient.

The report of the Secretary of the Massachusetts Board of Education, for 1879, states the "percentage of valuation appropriated for public schools" as two and seventy-two one hundredth mills. In Missouri it was over five mills. That is, every tax-paying Missourian paid nearly twice as much for the maintenance of public schools on the same amount (or value) of property as the tax-payer of Massachusetts.

Taking the present number of schools in Massachusetts, and the number in Missouri in 1870, and comparing them with the population of the two States in 1870—thus giving the former State the advantage of ten years of growth—it is demonstrated that Massachusetts' present number of schools is equal to one for every 232 of population, while Missouri's ten years ago, was one for every 245. The yearly average increase in the number of schools

in Massachusetts (on the basis of increase between 76 and 79) was five and one-third. In Missouri the average for ten years was 300.

Neither Massachusetts, nor any other State, can point to any schools which surpass the schools of St. Louis, Kansas City, St. Joseph, and other Missouri cities, in systematic management, thorough drill and effective work. Again, no State in the Union has laid broader, deeper, and more securely, the foundation of a liberal, universal and efficient system of public schools than Missouri.

To show how thoroughly Missouri is committed to the cause of free schools, it is only necessary to learn what she has done toward their maintenance.

The third proposition of the Act of Congress of March 6th, 1820, permitting Missouri Territory to form a State government, declared that five per cent. of the net proceeds of the sales of public lands within the territory should be reserved, after January, 1821, for making roads and canals—three-fifths to be used in the State, and two-fifths in constructing a road or roads to the State.

#### CONSTITUTIONAL PROVISIONS.

The convention which assembled in July, 1820, in pursuance of this Act of Congress, requested such a modification of this proposition as would permit the whole of the five per cent. to be used in the State for the purposes named "and the promotion of education within the State." Thus, the people of Missouri manifested a solicitude for the education of their children in the outset of the State Government. And when it is remembered that Congress had offered, and they had accepted, the magnificent gifts of the sixteenth section of every township of land for schools of those townships, and thirty-six sections of land for the use of a seminary of learning (the State University), the request for further aid in this direction shows that they regarded the question of education as one of transcendent importance.

The article on education in the Constitution of 1820 (Art. VI.), contained only two sections. The first section provided that "schools and the means of education shall forever be encouraged in this State," and directed the Legislature to preserve the school lands from waste, and to apply the proceeds of any sales which should be made "in strict conformity to the object of the grant." It also directed that one or more schools should be established in every township as soon as practicable (that is, as soon as there were sufficient funds on hand), and necessary. The second section provided for the care of the seminary or university lands.

The article on education in the Constitution, adopted in 1865 (Art. IX.), has nine sections. The first reads, "A general diffusion of knowledge and intelligence being essential to the preservation of the rights and liberties of the people, the General Assembly shall establish and maintain free schools for the gratuitous instruction of all persons in this State between the ages of five and twenty-one years."

Section 2 provides that separate schools for children of African descent may be established.

Section 3 creates a Board of Education, to consist of the State Superintendent, Secretary of State and Attorney-General.

Section 4 provides for maintenance of the University, with departments in teaching in agriculture and in natural science.

Section 5 describes and perpetuates the public school fund, and directs the application of its income.

Section 6 requires the State fund to be invested only in United States bonds (amended in 1870 so as to permit investment in Missouri State bonds), and the county funds to be loaned.

Section 7 requires the maintenance of schools for at least three months in the year as the condition of receiving any part of the income of the public school fund, and permitted the Legislature to provide for compulsory education.

Section 8 provided for local taxation for schools.

Section 9 provides for the reduction of lands, money or other property held for school purposes into the public school fund.

The article on education in the Constitution adopted in 1875 (Art. XI.) contains eleven sections. The first is an exact reproduction of the same section of the Constitution of 1865, except a change of school age from between five and twenty-one, to between six and twenty.

Section 4 adds the Governor to the State Board of Education.

Section 7 requires the annual appropriation of 25 per cent. of the State's revenues, exclusive of the interest and sinking funds for the maintenance of schools. [This is the first appearance in the organic law of a provision for the application of the ordinary revenue to education.]

Section 11 forbids the appropriation of any public money in aid of "any religious creed, church or sectarian purpose," or to sustain any school controlled by any religious creed, church or sectarian denomination.

These, with a few minor and immaterial changes, and with better provisions for the State University, are the only additions to the same article of the Constitution of 1865.

But section 43, of article IV, of the present Constitution fixes the order in which the General Assembly shall make appropriations of money, and prohibits any appropriation until that which has precedence in this order has been made. Now the third item in the list is "for free public school purposes." The seventh, and last, is "for the pay of the General Assembly," etc.

In so far, therefore, as the will of the people is expressed in the organic law, the sentiment of Missouri has always been clearly and forcibly stated in behalf of public schools.

There are three other means of testing public sentiment: The attitude of representative citizens, the provisions of the Statutes and the character of the schools. Only a few references can here be made—a sufficient number to leave no doubt in any mind that, universal education has always been a cardinal principle with our statesmen and political leaders.

#### GOVERNORS' MESSAGES.

In 1826, Governor Miller's message to the Legislature recommended that "education and the diffusion of useful knowledge \* \* \* \* should receive the greatest attention." \* \* \* \* "Education is the corner-stone of free and republican governments.

Monarchies are supported and defended by standing armies, while republics repose upon the intelligence and virtue of the people. Hence, it is the peculiar duty of the latter to promote and diffuse the blessings of education throughout the whole body of its citizens.

In the message of Governor Dunklin, in 1834, there is an earnest plea for the establishment of a university and the encouragement of free schools. He argues: "In no country is it so pre-eminently important as it is in this to promote a general diffusion of knowledge."

In 1836, Governor Boggs declared: "Education is a subject of abiding interest to the people, and demands the fostering care of the Legislature."

In his inaugural address, in 1844, Governor Edwards said: "But, of all subjects, that of education is the most important." \* \* \* "It should be in advance of all other subjects of legislation."

In 1849, Governor King said of the common school system: "It is emphatically the cause of the people; " and "advises its elevation to the foremost place in the care and councils of the representatives of the people."

In 1853, Governor Stewart declared: "The chief corner-stone and crowning glory of our educational facilities is the State."

Such expressions as these may be found in the messages and public addresses of the other Governors of Missouri. They cover, as will be seen, the period of the State's history ante-dating the war; and, taken in connection with constitutional provisions, demonstrate the zeal of our people in behalf of popular education.

The attitude of Missouri Governors since 1860 has been earnest and consistent in advocacy and aid of public schools. The first Governor, after a change of the political administration, since the war, said: "I do not believe that any party ought to be in control of the destinies of Missouri which is opposed to public schools." (Inaugural of Governor Woodson.) And Missouri's present Governor, in all of his long public life, has manifested his zeal for the cause by numerous public speeches and State papers, and by an active personal participation in the work of establishing and building up our schools.

#### STATUTORY PROVISIONS.

Up to the year 1839, legislation was confined to local acts, the incorporation of school-boards, seminaries and academies, and to the preservation and disposition of school funds and lands. But this legislation is stamped with the evident determination of the law-making body to foster and encourage the education of the people.

In 1839, a general system for the State, with a State Superintendent, was established. It was subjected to various modifications and changes, as the circumstances of increasing population and experience seemed to demand; but it never ceased to exist as a general and uniform system, controlled by the State.

In 1853, there was a general revision of the school law. A majority of the best and most important provisions of the present law were then adopted. Twenty-five per cent. of the State's ordinary revenues was set apart for schools, annually.

## PRESENT CHARACTER AND SYSTEM.

In reference to the present law, and system, two facts may be stated: The "Department of Superintendence" of the National Educational Association unanimously adopted the report of a committee appointed to outline "the best system of schools for a State." A comparison of the Missouri system, with the suggestions of this report, and its accompanying analysis of all the State systems, shows that ours possesses as many, if not more, of the features approved and recommended in that report as the system of any other State.

There are district schools (elementary and ungraded); city schools (graded, with high school courses); normal schools, and a State university, sustained by the State, and free public schools for white and colored persons, between the ages of six and twenty years, are required by law for every district\* in the State.

The State sustains four normal schools—one for colored persons—and a normal department in the State University.

The State funds for education (permanent) amount to \$7,542,225, and are constantly increasing. The increase last year was \$141,721.

The amount expended in 1879 for public schools was \$3,202,273, derived from interest on the permanent funds, one-fourth of the State's ordinary revenue and local taxation. In addition to this, the Legislature made special appropriations for the university, the normals, the schools for the deaf and dumb and the blind, amounting to \$140,140.

This, in brief outline, is a partial view of education in Missouri, its origin, continuous progress, and present excellent condition. In this State the emigrant is assured as substantial guarantees for the education of his children as can be offered anywhere.

## The Common Schools of St. Louis.

Through its system of common schools St. Louis furnishes a free education to all its inhabitants between the ages of five and twenty-one years. This education for children and youth is not all. There is also provided free education, in evening schools, for all persons over twelve years of age, not able to attend the day schools, by reason of the fact that they are engaged in some useful employment.

The branches taught are:

1. Kindergarten; instruction for children five or six years of age, in the use of the hand and eye, in counting, adding, subtracting, and other operations of arithmetic, building with geometrical blocks, sewing, weaving, plaiting, embroidery, modeling in clay, and such training of the hand and eye as is best given to the child at an early age, in order to render him skillful at any manual employment he may ever pursue.

2. After the kindergarten, the child attends the primary school and learns reading and writing while he continues his study of arithmetic, and learns to write numbers. He also commences geography and learns one lesson a week in natural science, and one lesson a week in history.

The St. Louis primary schools have used, since 1867, the famous phonetic system of learning to read, invented by Dr. Leigh, which save half the time required under the old system to learn to read and spell the English language.

After the child has become thoroughly acquainted with arithmetic, grammar, history of the United States and industrial drawing, he has completed his studies in the so-called "district schools," and enters the high school, at the age of thirteen or fourteen years. In the high school the course of study is such as to fit a boy or girl for college. The course lasts for four years, and includes, in mathematics, algebra, geometry, trigonometry, astronomy; in natural science, geology, meteorology,

botany, physiology, natural philosophy, and chemistry; English composition and letter-writing, English literature, rhetoric; languages, Latin and Greek, French, and German; book-keeping, history of art, history of the world. Of course, it is understood that within the four years of the high school course only the elements of these studies are completed.

The average age of graduates of the high school is eighteen and one-half years. It is expected that the majority of pupils who complete the high school course have obtained a knowledge of the use of books sufficient to enable them to pursue any branch of study, intelligently, by means of the library.

4. In order that the means of education may be complete for all classes of citizens,

## A PUBLIC LIBRARY

is provided, in which there are now nearly fifty thousand volumes. To it is attached a fine reading room, where newspapers, magazines, and the books of the library may be read, free of charge. A small fee of three dollars per year is charged if the books of the library are taken home. Thus, the St. Louis public schools teach not only the how to read, but they furnish the what to read; and the graduate of the common school may continue his education, by means of books, throughout life.

The Mercantile Library, with a still larger collection of books, is accessible to the public at nearly as cheap rates as the Public School Library.

5. St. Louis supports its own normal school, for the preparation and training of its teachers, the greater number of whom are graduates of this normal school. The course of study is two and one-half years, and instruction is given in the method of teaching the branches of study taught in the common schools, as well as Latin and algebra, geometry and natural science, and in theory and history of education. Practice is afforded the pupils

\* As already explained, the average area of the district is two and one-half miles square.

of the normal school by assigning them to fill temporary vacancies in the primary schools, occasioned by the absence of the regular teachers.

Vocal music is taught in all the schools, and every pupil may learn to read music at sight.

#### THE GROWTH OF THE SYSTEM.

The system of management of the St. Louis public schools is such as to make them very popular. There is no parental coercion necessary; the child loves to go to school, and cannot be kept away. The discipline is very mild, though firm. Corporal punishment is rarely administered (the average for the entire city being less than one case per week for each four hundred pupils). The lessons are made interesting to the children. It is not surprising, therefore, that the schools are liked by the people, where they are so attractive to the children.

The total number of teachers employed is over one thousand, counting both the teachers of the day schools and those of the evening schools.

From the continuous increase of attendance on these schools much may be inferred as to the growth of the city of St. Louis, as well as to the prevalence of education among all classes, rich and poor. Here is a table covering a period of fourteen years, and indicating the day schools and evening schools separately, and showing increase of number of pupils:

Year Ending	No. Pupils in Day Schools.	Increase Over Pre- vious Year.	No. Pupils in Evening Schools.
August 1, 1864...	12,340	.....	1,021
" 1865...	13,926	1,586	1,471
" 1866...	14,556	630	1,672
" 1867...	15,257	735	1,553
" 1868...	18,460	3,169	2,134
" 1869...	21,186	2,726	2,528
" 1870...	24,347	3,161	2,464
" 1871...	27,578	3,231	3,609
" 1872...	30,294	2,716	4,137
" 1873...	33,928	3,634*	4,015
" 1874...	34,273	345†	5,577
" 1875...	35,941	1,668	5,751
" 1876...	38,390	2,449	5,273
" 1877...	42,436	4,046	5,240
" 1878...	49,578	7,142	6,417

\*13th Ward came in. †13th Ward went out.

The source and amount of revenue of the public schools was, August 1, 1878:

Received from city tax.....	\$891,599
Amount received for each mill of tax assessed .....	178,319
Received from rents.....	47,427
Received from State school fund.....	85,117

By the balance sheet for the year ending August 1, 1878, it will be seen that the amount of real estate held for revenue, is, at its present

Estimated value.....	\$1,276,633.50
For school purposes.....	2,821,596.72

Total, real estate.....\$4,098,230.22

The debt of the schools has been reduced to about \$200,000, and will be entirely extinguished by the sinking fund tax of five cents on each one hundred dollars of assessed property in St. Louis, within three years. The new State Constitution does not permit school boards or other public corporations to incur debts beyond the capacity of the annual income to liquidate.

#### SCHOOL BUILDINGS.

Nearly all of the school buildings have been constructed since 1858, and upon new and improved plans, securing plenty of light and ventilation for the pupils. The furniture is of a pattern well adapted to the comfort of the child, and each school is well provided with apparatus for illustration of school work. The school yards are of sufficient size, and furnished with all the requisite accommodations. The schools are centrally located, so as to be easy of access from all parts of the district. The primary and grammar schools being for the most part situated in the same buildings, are found convenient where parents desire to have the younger children attend school with the elder children for the sake of personal care and supervision.

This evidence of the liberal spirit prevailing among the citizens and tax-payers of St. Louis is convincing, and ought to be borne in mind by the foreigner who seeks a new home in America. In St. Louis he may give his children that greatest of blessings, a good education in its free schools.

#### Religious Statistics.

The facts and figures here presented have been obtained from leading ministers of the different Christian denominations of the State or from the latest statistics officially published.

It will be observed that the Catholic bishop reports a membership in that church of "nearly" 200,000. This number, it is understood, includes those baptised by regular ministers of that church, whether the persons thus baptised be regular com-

municants or not, and the same is the case with the Protestant Episcopal Church. The bishop expressly stated the number of communicants to be 6,000 and the membership 25,000. In other denominations "church members" include only communicants.

In the report of the number of churches a distinction is to be made. It is understood that the Baptists and the Christians or Disciples report the

number of church organizations, giving the number at 1,335, not claiming to have that number of church-houses or houses set apart for the purpose of divine worship; while other denominations report church-houses and not organizations; and, although there is a church organization for every house so reported, there are also a large number of small organizations without regular houses of wor-

ship, occupying school or such other houses as may be temporarily at their disposal.

There are one or two denominations in the State—the Unitarians, for instance—of whom no satisfactory information could be collected on the points designated. They have three or four church-houses in the State; but no estimate can be given of the number of churches or members.

DENOMINATIONS.	No. of Churches.	No. of Ministers.	No. Church Members & Ministers.
Catholic.....	216	264	200,000
Protestant Episcopal.....	65	50	25,000
Lutheran Independent Evangelical.....	25	20	1,000
“ English Evangelical.....	6	6	1,000
“ German “.....	76	68	3,633
Presbyterian, U. S. North.....	210	151	11,143
“ “ South.....	135	73	7,662
“ Cumberland.....	361	169	15,823
“ United.....	10	12	700
“ Reformed.....	3	4	165
Congregational.....	71	47	3,747
Baptist.....	1,335	823	88,999
Christian, about.....	500	500	70,000
Methodist Episcopal, South.....	559	648	53,382
“ “ North.....	359	420	42,888
“ “ African.....	58	59	4,954
African Methodist Episcopal, Zion.....	about.. 116	118	9,908
Colored “ “.....			
Methodist, Protestant and Free Methodist Episcopal Church.....			
Total.....	4,155	3,432	539,004

NOTE.—Church members of the Catholic and Protestant Churches include all persons baptised into the church.

### Society in Missouri.

The condition of society in a State to which the attention of the emigrant is directed is of the greatest importance. Thomas C. Fletcher, a former Republican governor of the State, spoke of society in Missouri, in his address to the Convention, as follows:

“The class of men who would be indifferent to the condition of society in our State we do not wish to invite to come among us. This is a subject upon which you all have information, and what I shall here utter goes to the world with the indorsement of this most truly representative body of men ever assembled in our State.

“I assert that nowhere beneath the flag of the Republic is there greater personal liberty or broader political privileges than here in Missouri; that nowhere is the personal liberty or the political

privileges of the citizen better assured by constitutional provision and legislative enactment; that nowhere on earth are the political rights of the citizen held more inviolate or more uninterruptedly enjoyed by every class, condition or color of citizens than here in Missouri. I here boldly assert that not only are the political rights of the citizen guarded and protected, but that, in addition, the security of the citizen in his life, liberty and property is assured by as strong enactment of laws and as faithful enforcement of them as under any government on the face of the earth; that our people are courageous, law-abiding men, who uphold the power of the laws and aid in their enforcement.

“Our educational facilities are equal to those of the most favored people of our country. Our system of free education being modeled upon the most

approved systems the world has ever known, and our free schools are munificently endowed by the State. Our churches and facilities for free and unrestrained religious worship and religious teaching, afford all the opportunity to men to worship God according to the dictates of their own consciences and for religious instruction, enjoyed by the most Christian communities of the Republic.

"We are a free people, with a free press, freedom of thought, of speech, of action, with every political right guaranteed and protected, with life, liberty, and property guarded by just laws and strong arms to enforce them, with education free, and everywhere attainable; with religious opinions respected and freedom and opportunity of worship; with room for profitable and happy homes for five

million more people, we are warranted in inviting them to come."

The speaker then spoke of the characteristics of the early settlers of the State and of their posterity, and of the general character of the more recent settlers; the nationalities and habits and manners of the people, their social qualities, saying, in conclusion, that "their hospitality was not bounded by the area of their acquaintance, but every cabin door is open to the stranger, and strong arms and true hearts are around and about the new-comer who desires to make his home among them." He favored the coming of races by which there would be formed a homogeneous people in Missouri who would take the highest rank among peoples of the earth, and produce the noblest type of the man of America.

## Game and Fish.

Missouri has been the feeding ground for vast herds of the choicest of the large game animals up to the present generation. Old hunters and trappers, still living, tell marvelous, but true, stories of their exploits with the gun. As civilization and population advanced westward their numbers decreased, yet Missouri is still furnishing a very large proportion of the game for the markets of all the large cities of the United States. Even London receives large shipments, every winter, from St. Louis. From October 1st to February 1st, of every year, there is not an express car arriving in St. Louis which does not bring large consignments of game. The quantity is enormous, and far beyond the knowledge of every one except those engaged in the trade, or whose duties bring them in contact with the facts.

### GAME LAWS.

The wise game laws of Missouri, now being understood by her people, and enforced by the proper State officers, have put a check on this wholesale depletion, by confining shipments to legitimate periods, and forbidding the transportation and sale of game during the close season.

### ELK, BUFFALO AND ANTELOPE\*

These animals, once so numerous on Missouri soil, like the Indian, have emigrated westward, perhaps never to return.

### RED DEER.

This is the largest and finest of the game animals. They are found in every portion of the State, and are especially numerous in the thinly settled, hilly and mountainous districts. They are also numerous in the swampy districts. These two districts, perhaps, embrace one-half of the area of the State. In fact, the Ozark Mountains and the swampy lands of Southeast Missouri constitute a great deer park and game preserve, and will continue to do so until immigration crowds out the game. It is a notorious fact, that venison sells as cheaply as good beef, in St. Louis markets, during the winter season.

### WILD TURKEY.

This is the most royal of all the game birds of this or any other continent. They are so numerous and common, in most parts of the State, as not to be appreciated at their proper value. They vary in weight, from the small hen of five pounds to the royal male bird of twenty-five pounds.

In season, wild turkeys sell in the St. Louis market at from seventy-five cents to one and a half dollars each, according to size. Wild turkeys feed in flocks of from ten to forty. They are most numerous in the swampy and mountainous districts, but are found in all parts of the State.

### PRAIRIE CHICKENS OR PINNATED GROUSE.

These fine birds are found exclusively in the prairie portions of Missouri, which embrace from one-third to one-half the State. Prairie chickens or pinnated grouse are natives of all the western prairies, and have been exceedingly numerous, but of course have been somewhat thinned out by advancing civilization; yet the markets are bountifully supplied with this large and delicious bird at an average of seventy-five cents per pair. Prairie chickens are shipped from Missouri to Eastern and other markets in vast numbers, probably hundreds of barrels. Under the operation of the State game laws, these birds will rapidly increase in numbers.

### QUAIL OR VIRGINIA PARTRIDGE.

Every portion of Missouri abounds with this game of game birds. Their favorite haunts being in and around the farms, the numbers are increasing as the number of farms multiply. The snow in this State rarely falls so heavy or remains so long on the ground as to destroy quails, as it does in the States north of this. This bird is a general favorite with farmers, sportsmen and epicures, and gives more pleasure than any other game among us. Quails are shipped from Missouri by the thousand barrels each season. The average price in the St. Louis market at retail is about one dollar and a half per dozen.

## RABBITS AND SQUIRRELS.

The rabbit, as it is popularly called here, is a species of hare, and is about the average size of the domestic cat. They are so numerous in Missouri as to be considered a pest; are found in every field and forest in the State, and during the winter season afford a vast supply of good food to the people. In consequence of the great supply they are not appreciated. Rabbits sell for ten cents apiece in the market.

Squirrels are also very numerous, especially in the swampy and hilly regions. The two principal varieties are the greysquirrel and the red fox squirrel. One of these varieties is to be found in every clump of timbered land in the State. They are highly appreciated as game and food.

## MIGRATORY BIRDS.

Wild ducks, wild geese, snipe, plover and several species of the rail frequent Missouri during their annual migrations north and south. During March, April and May the migratory birds pass through Missouri, going north to their nesting and brooding places, probably near the Arctic circle. In October, November and December they return on their journey southward to spend the winter. There is no State in the great Mississippi basin more frequented by these migratory game birds than Missouri. Their principal flights are over the bottom lands of the rivers and over the marshy and wet portions of the prairies. Perhaps there is no county in the State which does not possess suitable feeding grounds for these birds. They are killed in such quantities that the home markets in proper season are always stocked with a full variety and at very low prices. The swampy districts of Missouri, embracing several million acres of land, and lying chiefly in Southeast Missouri, are famous throughout the Mississippi Valley for wild fowl shooting. There are many smaller lakes lying in the river bottoms and also small lakes or ponds in the prairie regions affording fine sport.

## FISH IN MISSOURI.

This State is magnificently supplied with rivers. The Mississippi is the eastern boundary of the State. Without counting its meanderings, Missouri has a border of more than five hundred miles on this great river. The Missouri River is the largest tributary of the Mississippi, and is navigable for three thousand miles above St. Louis. It crosses through the State from east to west, dividing it into two nearly equal parts; thence it goes northwest, constituting a portion of the western boundary of the State, traversing it for more than six hundred miles. The tributaries of these great rivers in Missouri are too numerous even to mention, in this limited space.

A number of these tributaries are navigable, viz.: The Osage, Gasconade, St. Francois, Black and Current Rivers. In Southwest Missouri are large tributaries of White and Arkansas Rivers, having their sources in the Ozark Mountains of Missouri, at an altitude of one thousand to fifteen hundred feet above the ocean. The Ozark Mountains, with the hilly country adjacent, constitute nearly one-half of the State, and are watered by clean and beautiful streams. North, Northeast and Northwest

Missouri are watered by a great number of fine streams, flowing directly into the Mississippi and Missouri Rivers.

The early settlers found the rivers and lakes teeming with many fine varieties of game and food fish. There is still a bountiful supply, but, of course, not as great as when the State was more thinly settled.

Black bass, perch, catfish, buffalo fish, suckers and pike constitute the leading varieties of native fish.

Black bass of several varieties inhabit every stream of considerable size in the State, and every lake contains them. It is the best game fish in the State.

The perch family is represented by several dozen species; and perch of several kinds are found in every body of water in the State, which does not actually dry up in the summer time.

The catfish of Missouri are not only numerous, but famous the world over. There are at least a dozen species in the waters of this State. They vary in size from one pound to two hundred pounds. The catfish is a good food fish, but so common that it is not appreciated. It will thrive in all waters, and under proper protection it multiplies with great rapidity. The parent fish protect its young like a hen protects her chickens, until they are able to take care of themselves. This fact added to the defensive powers of the catfish, through the horny, sharp spurs on their body, accounts for their great numbers in all the waters of the State.

## BUFFALO FISH AND SUCKERS.

The buffalo fish is the largest of the numerous sucker family in the State. They often attain a weight of twenty pounds and upwards. It is a good food fish, and is found in every portion of the State. It is especially fond of sluggish waters; its habits are very similar to the European carp, which is also a sucker. There are many species of suckers, all of which are good food fish, but possess no game properties, as they rarely take a hook.

Pike, of several species are found throughout Missouri, and rank with black bass as game fish. They are found in the clearer and rapid streams.

The above list constitute the leading fish of the State, but by no means all, as there are many minor species.

## FISH LAWS AND FISH COMMISSION.

Missouri has now good laws for the protection and propagation of fish. Under these laws there is an efficient fish commission, which is accomplishing much toward protecting the native fish, and restocking the streams with new varieties. The people are alive to the necessity of enforcing all such laws, and the fish commission think that within a comparatively few years, the rivers and lakes of Missouri will teem again with this most desirable and necessary food. There is no part of Missouri in which good fish and fishing cannot be had. In many portions of the State the fishing is very superior.

## FISH CULTURE IN MISSOURI.

This new industry is yet in its infancy in the whole Mississippi valley; but under the fostering care of the fish commission, and the growing importance of it in the older States, there is little doubt that



Missouri will soon take hold of the important subject and give it rapid development. There is such a great variety of waters that every valuable inland fish can be cultivated and propagated. In the Ozark Mountains and hills are to be found numerous great springs, many of them so large as to turn mills and other machinery. These springs and the brooks flowing from them, furnish splendid opportunities for trout culture. The fish commission has already stocked many of the springs and brooks with speckled trout, and has no doubt that they will prosper. The commission are also importing from California the red-sided trout, which will thrive in warmer waters than the eastern varieties.

#### GERMAN CARP.

This valuable food fish has been successfully imported from Germany into the United States, and the fish commissions are propagating them in Missouri. Those now in this country have grown so rapidly that there is little doubt of the success of the experiment. All the waters of Missouri are adapted to this fish, more especially the lakes and sluggish streams. The carp can be as easily cultivated as pigs or turkeys, and it is hoped that in a few years all the streams of the State will be stocked with them.

### Why the Emigrant Should Come to Missouri.

In reply to the inquiry why he came to Missouri, the Hon. L. J. Farwell, a former governor of Wisconsin, but now a citizen of Missouri, said, among other things:

"I came to Missouri to secure, as far as possible, the benefits of an equable climate, a field of diversified industries, and of certain mental, moral and material advancement, which, from the very nature of things, could know no pause. I sought a location where the cold or winter season was of three, and not of six months' duration, and where from the contour of the surface, needful altitude could be selected to overcome any imaginary danger to health from change of latitude—indeed, where North and South could meet on common equality.

"Where the earth teems with plenty, there is little cause for consuming anxiety. Neither wintry blizzard nor summer cyclone are here to molest or make us afraid.

"The State of Missouri occupies

#### AN EXCEPTIONAL POSITION

in certain respects, even when compared with others in the same zone. Generally it may be considered in itself as a valley, the channel of its great river marking the center line of its greatest depression. The soil of its bottom lands is the product of all the Territories east of the Rocky Mountains, and this is largely true of its uplands. Northern snows seldom penetrate below the central line of division. It lies south of the snow line, and north of the dry, hot-air regions that reach to the Gulf of Mexico; a zone of precipitation generally quite stable when years are compared together. Crops are neither winter-killed, nor do they perish of drouth or of excess of moisture; all forms of agriculture thrive, and a growing diversity is annually visible. Fruit culture scarce has limit to its range of varieties. The grasses insure successful stock-raising to an unlimited extent. Winters are short, usually without great extremes of temperature. Summers being without excessive heats; in which respect the climate widely differs from regions further north. Nor is the climate of Missouri enervating, but agrees with new-comers, whether from the North or South.

#### WEALTH OF MINERALS.

"In minerals Missouri is the equal of any State in the Union, and the most favored portions of Europe. The time is near at hand, when its manufactures, in extent and variety, will be equal to those of the Eastern States. Generally, every condition for diversified industries is completely developed. In a commercial sense it is the gateway of the plains and mountains, as it is the midway of the continent; a local point toward which all great public enterprises tend, and from which they radiate. That it is to become and continue the very seat and center of intellectual activity and refinement is manifest from surrounding conditions.

#### A SERIOUS MISTAKE.

"For years I have seen scores of thousands of people induced to locate on the cold, naked and treeless plains of the North, where winter temperature often reaches 50° below zero, and which scarce enjoys four months of yearly warmth, all because no organized effort is or has been made to direct them to a country in every sense more inviting. Think once of Manitoba and Dakota as a winter home compared with the mild climate of Missouri. It is as the iceberg to the summer sunshine.

#### NO FAMINE.

"The people of Missouri have been wonderfully blessed. Never imperiled or distressed by famine; capital and labor always in demand; a country underlaid with coal, iron, lead, and other minerals and metals, sufficient to support the country's demand for all time to come.

#### CHEAP LANDS.

"In the very nature of things, Missouri offers good and cheap lands, employment, full shelter and food to all within her borders, also railroad and water transportation upon a basis that is beyond competition in any part of the United States, if not in any other portion of the world.

## BROAD TRUTHS.

"Missouri did not begin its government by inviting immigration. It has never made a genuine effort until now to point out its superior advantages, or to compare them with other sections. As a consequence, great errors exist in the public imagination, and the wildest absurdities abound, having the effect of a living force. That this is a free State, as much so as any other, is a truth as yet but little appreciated even in this country, much less abroad. The old prejudice and credulity still lingers, and is artfully used by adverse interests. That we enjoy the benefits of a comprehensive and universally diffused common school system, in all its gradations, with academies, colleges, and a university, and churches representing every state of religious belief; a government of law and order; property safe, life secure, taxation light, and prosperity universal, are facts by no means sufficiently impressed on the outside world.

## PECULIARLY ADAPTED TO STOCK-RAISING.

"The peculiar soil of Missouri renders it the most available State in the Union for stock-raising. As the native grass is consumed, blue grass comes in spontaneously, and all cultivated grass seeds, such as timothy, peel top, clover, and orchard grass, are a success, even when sown upon the sod, and a luxuriant growth is thus insured, owing to the absence of drouths, and a certain average rainfall the year round.

"The

## MISSOURI CLIMATE IS STEADY

and reliable for varied and diversified crops, and this insures a large extra percentage of profit to her citizens. I can refer to farmers here who have never lost a crop in forty years, and to others in States where there has been a partial or total failure every few years, and no certainty at any time.

## POPULATIVE CAPACITY.

"Other States are classified as first, second, third and fourth, in population, which have reached nearly a full development. Yet Missouri, while she stands as the fifth, is capable, and will have at some future

time, three or four times her present population and wealth. Her agricultural and mineral resources are beyond calculation. It is destined, at no distant day, to be the richest State in the Union; as yet, development is in its infancy.

## MISSOURI FARMS.

"In Illinois, improved farms are held at from fifty to eighty dollars per acre, and the lands have been under cultivation for many years. Wild lands are often held at forty dollars per acre. Immigrants can buy as good farms in this State of virgin soil for one-third, and often for one-fourth the above figures, fully the equal of the Illinois farms, and better; because the latter are often wet, level plains, requiring artificial drainage, while those here have a natural drainage. The same difference is found in the price of raw lands in the two States.

"No better evidence can be given of the great

## ADVANTAGE OF SETTLEMENT HERE

than that a large portion of the present population have once resided west of the Missouri River, sold out, and returned to a State which they had at first merely passed through. Our present population is largely made up of settlers from Eastern and Northern States. In some counties, eighty-five per cent. hail from the old free States. They are exerting a powerful influence, and uniting their efforts in securing a better civilization, higher culture, greater activity and continuous progress in all the great reforms of the day.

## SPEAKING FROM EXPERIENCE.

"This is the substance of my experience. If, of the multitudes of personal acquaintances elsewhere, it shall induce some of them to follow, I think they will agree that Missouri embodies within itself more advantages of kinds, in whatever light the subject is considered, than any other Western State. I have repeatedly visited nearly all, and balanced advantages and disadvantages against each other. My conclusions are the sum of careful study and comparison."



# THE THREE GREAT CITIES OF MISSOURI.

## St. Louis.

All the natural features and conditions necessary to fix the site and encourage the growth of a great metropolis were happily combined in the selection of the location of St. Louis, and there is no fear of the criticism of enthusiasm or exaggeration in making this statement, for the facts of nature are as apparent now as on the day that Laclède fixed his camp. A superb river flowing unobstructed to the sea, and affording access northward and westward to the interior of the continent; a fertile, undulating country stretching away on all sides for hundreds of miles, with forest and prairie in such happy juxtaposition that the hand of the husbandman was only lacking to gather the best fruits of the earth; a mild and salubrious climate, materials for building, whether in brick, stone or wood, in abundance, and incalculable riches in iron and coal. These were the inducements of Nature for the founding of a city, and it is these fortunate facts that support the fabric of the municipal greatness and influence of St. Louis.

St. Louis is essentially the result—the creature of the limitless and fertile regions that surround it. It is the outgrowth of the development and settlement of the country—of the natural laws incident to human progress. Its prosperity is not dependent on any special trade or industry, but on the constant united productions and wants of a wonderful country, traversed by navigable rivers in all directions, and continually increasing in wealth and population. Without indulging in any wild speculations respecting the destiny of St. Louis, it seems quite within the bounds of sober reason to anticipate that the same causes which have made it the city it is to-day, must greatly enlarge and enrich it in the future. It is a fact that this magnificent valley of the Mississippi possesses at present only a fraction of the population it is capable of sustaining, and that, as its settlement advances, as its agricultural, mineral and manufacturing possibilities are developed, the central capital must expand and grow contemporaneously with its tributary territory. It is rational, then, to expect, that unless political convulsions interfere to retard progress, this city must become the controlling inland city of the continent—situated, as it is, about the middle of the greatest food-producing country in the world, with a free water-way to the sea, and a system of rivers penetrating to the interior north, south and west, it is rapidly becoming the distributing point and emporium of the great West, and drawing to itself incalculable elements of wealth.

The substantial and practical causes underlying the city's growth, have been reflected in the spirit and character of its citizens. The ruling characteristic of the business men has been thrift and prudence.

The disposition of St. Louis merchants is, to extend business only by regular and legitimate methods, and to establish it on a solid and reliable basis; to advance equally with the development of the country, and not ahead of it. It certainly can be truthfully said of St. Louis, that there is less rash and reckless speculation among its people, and less indebtedness, and more solid wealth and private ownership of property, in proportion to population, than in any other city of the country. It is this wise and steady spirit that has laid the foundation of nearly all of its industrial and commercial enterprises, and given strength and permanence to the city's prosperity. Progress inspired in this way is more safe and more certain than any other, and more promising of future results.

### HISTORY AND GROWTH OF THE CITY.

A detailed review of the history and growth of St. Louis is not to be expected here. It is sufficient to present such facts as convey a clear view of the city's history and progress.

The city was founded in the month of February, 1764, by an expedition headed by Laclède, and which was organized in New Orleans for the purpose of establishing a trading post and promoting the exploration and settlement of the vast regions stretching northward and traversed by the Mississippi. The fur trade with the Indians was probably the practical object of the proposed enterprise, but doubtless that love of adventure which has always exercised so large an influence in the development of new and unknown lands was the feeling that inspired most of the members of the party. There had been some exploration of the interior of the continent by La Salle, Hennepin, Marquette and others, and a few military posts had been established; but there was no general knowledge respecting it, and it was still invested with the romance of the unknown. The very ownership of the immense territory was vague and undefined, so far as European powers were concerned; and it appears that Laclède, when he established his camp on the present site of St. Louis, named the embryo town after a French monarch, when the territory west of the Mississippi had been really ceded to Spain. The voyage up the Mississippi in the rude boats of that day required nearly three months, and, although the party left New Orleans early in August, they did not arrive at Ste. Genevieve until October. A brief delay took place at this settlement, and then Laclède proceeded to Fort de Chartres, and thence as far north as the junction of the Missouri and Mississippi Rivers; and on his return the selection of the present site of St. Louis was made as a place for a permanent post. The first settlers were few in number, but

they were men of energy and industry, and rapid progress was made in establishing a regular and well-protected post.

When the Fort de Chartres was surrendered to the English, in accordance with the provisions of the treaty of Paris, the garrison commanded by Louis St. Ange de Bellerive, was transferred to St. Louis, and the post acquired new influence and importance. Between the years 1766 and 1770 decided steps were taken by the Spanish government to assert its control over the vast provinces of Upper and Lower Louisiana. In 1771 St. Louis was taken possession of by Don Pedro Píernas, who brought to the post a small body of Spanish troops. At that time there were small settlements at Carondelet, then called Vide Poche, and afterward Carondelet, in honor of a French nobleman of that name, and also at St. Charles and some other points within a radius of fifty or a hundred miles. Cruzat succeeded Píernas as governor, and he was followed, in 1778, by Fernando de Leyba. During the administration of the latter the young city was attacked by Indians, May 25th, 1780, the festival of Corpus Christi. The war of the revolution was then in progress, and the attack is supposed to have been instigated by English influence. The governor was suspected of complicity in the affair, and his barbarous conduct toward the inhabitants during the attack, affords ground for the suspicion. About thirty of the citizens were killed, but the Indians were beaten off and did not renew the attack. Leyba was soon after removed and Cruzat again placed in command. He strengthened the fortifications of the post by constructing a stockade, connecting stone forts, but the place was not again subjected to hostile operations. A period of twenty years followed unmarked by any notable events. The Spanish governors in charge, who succeeded Cruzat, were Manuel Perez, Zenon Trudeau and Charles Dehault Delassus. In the latter part of 1803, the territory of Louisiana was transferred back to France, in accordance with a treaty between that power and Spain; but there was no general assertion of French control, owing to the war with Great Britain. The celebrated Louisiana purchase, by which the province became the property of the United States, was consummated the same year, and in the ensuing year Captain Stoddard, acting for the French government, formally transferred it to the United States.

The spirit of the Spanish government was mild and liberal, but the progress of the young settlement was necessarily slow, as it was surrounded by a vast wilderness and a greater body of population was necessary to open the country to the influences of civilization. True prosperity and advancement were the fruit of American institutions and the restless spirit of progress that sprung from the independence and organization of the American Union. Captain Stoddard was appointed chief officer of the provisional government organized by Congress, and proved a judicious and gifted governor, and it is from his official proceedings and a treatise published by him on Louisiana, that the most authentic historical information of the period is derived. St. Louis and the adjacent district then had an aggregate population of 2,280, and the total population of Upper Louisiana was about 9,000, including 1,300 blacks. There were not more than two hundred substantial dwellings, strung along the two most important

streets, which ran parallel to the river, and the land west of Fourth street was still in a state of nature. There were no public buildings worthy of the name; mails were rare and infrequent. Many of the features now considered essential to civilized life were wholly wanting, and the fur trade continued to be the principal business. Such was St. Louis in the early years of the present century; and it is only when viewed in its infancy, and contrasted with the metropolis of to-day, that an adequate idea is gained of the colossal growth accomplished within sixty or seventy years.

During the following twenty years, various events occurred which indicated the commencement of a vigorous growth, commercially and socially. A post-office was created, the "Missouri Gazette," the first newspaper, was established in 1808, by Joseph Charles, and subsequently merged in the present "Missouri Republican." The town was incorporated in 1809, and a board of trustees elected to conduct the municipal government. In 1812 the Territory of Missouri was designated, and a legislative assembly authorized. The Missouri Fur Company was organized; energetic measures were adopted to explore the country north and west, for the purpose of settlement, and the extension of trade with the Indians; the judicial and educational systems were adjusted on a permanent basis, and the trading post began to adapt itself to the forms of civilization. The Missouri Bank was incorporated in 1817. The first steamboat arrived at the foot of Market street in the year 1815, to be followed soon by others. In 1819 the first steamer ascended the Missouri, and the first through boat from New Orleans arrived, having occupied twenty-seven days in the trip. From about this period there is no lack of historical details respecting St. Louis, for newspapers had begun to multiply, and in 1821 a city directory was issued. The facts stated in this volume show that the town was then an important and thriving one. There were a number of substantial brick buildings; the Catholic cathedral, commenced in 1818, was one of the finest church edifices in the country, and there were several other church buildings. There were ten common schools, three newspapers, a Masonic hall, a substantial stone jail, and the site had already been selected for a court house. Two steam ferries were operated between the Illinois and Missouri shores, and two fire companies, with engines and other apparatus, were in existence. The principal articles of trade were furs, peltries and lead, and quite a long list of agricultural productions, showing that the cultivation of the soil was rapidly progressing. The annual imports were estimated to reach a sum of \$2,000,000, and the steamboat business had assumed important proportions. The population of the city, as given in this publication, was 5,500, and of the town and county, 9,732. At this time, however, the assessed value of taxable property was less than \$1,000,000, and the total corporation tax less than \$4,000. The town limits, as established by act of incorporation in 1809, were from Mill Creek (near site of gas works), thence westwardly to about Seventh street, thence northwardly on Seventh street to Green street, thence eastwardly to the Mississippi River.

There had been some progress made in paving the streets, but it was not extensive, and the streets were narrow, and the city was still confined to the

streets in the vicinity of the river. During the succeeding ten years, a not rapid, but steady growth characterized the young city, which was becoming gradually known as a place with a promising future before it. Lafayette visited St. Louis in 1825, and was accorded an impressive public reception. A brick court house was erected, which was destined to be succeeded by the present imposing structure. Several handsome Protestant churches were erected, the United States Arsenal was established, and Jefferson Barracks built. The names of the streets were revised, and the old system of designating them by letters abandoned, and measures were taken to construct water works. As illustrating how slowly the population changed, it may be mentioned that, in 1827, there were hardly more than a dozen German families in St. Louis.

In 1830, the population had advanced to 6,694, and of the whole State to 140,455. The ensuing decade witnessed a remarkable increase in both. Immigration was greater than at any previous period, and business enterprises of all kinds rapidly multiplied. In 1835, a convention was held to consider the question which, of all others, has exercised the most important influence in St. Louis, viz., that of railroads. This convention undoubtedly originated and stimulated the movement which afterward gave to St. Louis the Iron Mountain and Pacific lines. In 1836, a handsome theater was erected, and the following year the Bank of the State of Missouri was incorporated, with a capital of \$5,000,000; the first gas company was incorporated, and the building of the Planters' House was commenced. The population then was 16,187, and the river business had so increased that there were 184 steamboats engaged in it. The decade between 1840 and 1850 saw increased advancement in all kinds of industry, and in architectural growth. We find that in 1840 there were manufactured 19,075 barrels of flour, 18,656 barrels of whisky, and 1,075 barrels of beef inspected, and other branches of business had correspondingly increased. The St. Louis University and Kemper College were now in full operation, and mills, breweries, foundries and other manufacturing establishments had multiplied; capital had been attracted by the growing commerce, and the metropolis of the future was foreshadowed. In 1846, the now extensive Mercantile Library was founded. The close of the decade, 1849, brought upon the city the double misfortune of fire and pestilence. On May 19th, the principal business section was swept away by a conflagration originating on a steamboat at the levee; and, during the summer of the same year, the population was scourged by cholera. In 1851, the first railroad enterprise—the building of the Missouri Pacific—was inaugurated, and quickly followed by others. From this period to the present time, needs no special review.

The development of industries and trade in all branches, the growth in building and population, the establishment of parks, public schools and in-

stitutions, the extension of railroads, the erection of hotels and theatres, the building of the great bridge, of the Merchants' Exchange, and the establishment of the Union Depot, require no detailed statement, no illustration.

### INCREASE OF POPULATION.

The growth of the city in population was as follows:

1799.....	925
1810.....	1,400
1820.....	4,928
1828.....	5,000
1830.....	5,862
1833.....	6,397
1835.....	8,316
1837.....	12,040
1840.....	16,469
1844.....	34,140
1850.....	74,439
1852.....	94,000
1856.....	125,200
1860.....	160,773
1866.....	204,327
1870—United States Census.....	310,864
1880 (estimated).....	450,000

There are several contiguous towns and villages that are really part and parcel of the city of St. Louis, and might correctly be embraced in a statement of the population.

### COMMERCE AND INDUSTRIES.

The commerce and industries of St. Louis embrace a wide range of commodities and productions. The natural advantages of the situation of the city—the diversified productions of the immense territory of which it is the legitimate center and capital, have given to its trade and manufactures a truly cosmopolitan character. It is at once a distributing and supply point for a vast region, and its trade necessarily represents the wants and the productions of the population of that region, both in imports, exports and manufactures. An examination of the official report on the trade and commerce of the city for the year just closed affords satisfactory evidence not only of the comprehensive character of the business done, but of the rapid growth in all the more important branches of trade. This is particularly observable in the receipts of wheat and other grain. Thus, in 1877, the total receipts of wheat amounted to 8,274,151 bushels, and in 1879 to 17,093,363 bushels, showing an increase of over one hundred per cent. in two years. In many articles a nearly similar increase occurred, and the receipts of cotton more than doubled within the same period. The following table exhibits a condensed view of the aggregate business of the city in leading articles for the years stated. Several important branches of business and manufacture are omitted, as comparative figures were not obtainable:

## BUSINESS IN LEADING ARTICLES FOR THREE YEARS.

ARTICLES.	1877.	1878.	1879.
Flour—Amount manufactured.....bbls.	\$1,517,921	\$1,916,290	\$2,142,949
“ “ handled..... “	2,938,328	3,633,872	4,154,754
Wheat—Total receipts.....bush.	8,274,151	14,325,431	17,093,362
Corn— “ “ .....	11,847,771	9,009,723	13,360,636
Oats— “ “ .....	3,124,721	3,882,276	5,002,165
Rye— “ “ .....	472,909	845,932	713,728
Barley— “ “ .....	1,326,490	1,517,292	1,831,517
All grain (including flour reduced to wheat)..... “	30,835,700	36,107,334	46,037,578
Cotton—Receipts.....bales.	217,734	338,340	472,436
Hemp— “ .....	7,930	5,087	4,072
Bagging—Manufactured.....yards.	7,000,000	7,500,000	8,000,000
Hay—Receipts, bales of 400 lbs.....bales.	322,344	330,981	461,979
Tobacco—Receipts.....hhds.	28,064	25,870	20,278
Lead—Receipts in pigs 80 lbs. average.....pigs.	790,023	764,357	817,594
Hog Product—Total exports.....lbs.	176,434,708	188,529,593	220,891,273
Cattle—Receipts.....head.	411,969	406,235	420,654
Sheep— “ .....	200,502	168,095	182,648
Hogs— “ .....	896,319	1,451,634	1,762,224
Horses and Mules—Receipts..... “	22,652	27,878	33,953
Lumber—Receipts.....feet.	163,304,150	189,238,333	280,986,361
Shingles— “ .....	64,919,000	88,059,000	77,811,500
Lath— “ .....	15,973,200	33,993,000	27,713,700
Wool—Total receipts.....lbs.	15,521,975	16,469,816	20,788,743
Hides— “ “ .....	20,001,031	17,129,895	20,042,734
Sugar—Received..... “	93,642,572	106,836,225	107,176,052
Melasses—Shipped.....galls.	1,638,608	1,844,260	1,684,960
Coffee—Received.....bags.	197,099	201,080	267,533
Rice—Receipts.....bbls.	22,368	25,600	34,213
Coal— “ .....	35,856,850	33,087,300	36,978,150
Nails— “ .....	510,590	522,399	575,538
Potatoes—Receipts.....bush.	753,907	602,675	963,047
Salt “ .....	202,377	271,521	244,966
“ “ .....	104,406	78,781	78,545
“ “ .....	.....	.....	439,788
Butter.....lbs.	.....	8,627,056	8,961,965

## FOREIGN SHIPMENTS.

The foreign shipments on through bills of lading during the years 1878 and 1879 were as follows for the articles stated:

	Flour. Bbls.	Cotton. Bales.	Wheat. Bush.	Tobacco. Hhds.	Can. Beef. Lbs.	Meats. Lbs.	Hams. Lbs.
Totals for 1879.....	619,103	214,350	325,012	1,982	11,267,355	7,535,947	1,431,841
Totals for 1878.....	265,968	129,821	16,188	7,349	163,700	8,613,706	.....

## TONNAGE RECEIPTS.

These figures embrace only a few of the principal articles, and are presented simply to illustrate the extension of this department of trade. The growth of trade is also forcibly illustrated by the following table, taken from the last official report, showing tonnage receipts by river and rail:

	1879.	1878.	1877.	1876.	1875.
Received by rail .....	4,663,078	3,785,307	3,464,388	3,431,220	3,232,770
Received by river.....	688,970	714,700	644,485	688,755	663,525
Total tons.....	5,352,048	*4,500,007	4,108,873	4,119,975	3,896,295
Shipped by rail.....	2,285,716	1,880,559	1,652,850	1,659,950	1,301,450
Shipped by river.....	677,145	614,575	597,670	600,225	639,095
Total tons.....	2,962,861	2,495,234	2,250,520	2,260,175	1,940,545

Of the increase of receipts, the largest proportion was from the West and South, and the same is true of the increase of shipments. The secretary of the Exchange states that "in all the leading commodities, with scarcely an exception, the result of the last year's business shows a gratifying increase."

#### IMPORTS.

The foreign value of commodities imported into St. Louis during 1879 was \$1,751,840, and the duties paid \$323,852.98. The amounts of the annual custom-house collections, during a period of nearly twenty years, were as follows:

Year.	Total collections.
1861.....	\$18,609.78
1862.....	31,019.64
1863.....	49,910.33
1864.....	94,759.92
1865.....	654,583.21
1866.....	834,935.78
1867.....	1,297,255.88
1868.....	1,457,985.66
1869.....	1,764,112.31
1870.....	2,037,484.15
1871.....	1,905,309.55
1872.....	1,730,050.21
1873.....	1,406,646.30
1874.....	1,703,591.78
1875.....	1,186,202.87
1876.....	1,777,369.05
1877.....	1,304,731.59
1878.....	1,619,375.10
1879.....	850,407.28

The tables given above are only partial illustrations of the business of St. Louis. There are numerous commodities belonging to trade not embraced therein; they do not include any showing of manufactures, nor of the business in iron, groceries, dry goods, boots and shoes, saddlery, brewing, glass works, furniture making, carriage and wagon factories, and miscellaneous industries, nor the immense aggregate transactions of retail dealers. In the last United States census, the value of the product of the city's manufactures was given at \$158,761,013, and the invested capital, \$60,357,001; and it is fair to presume that the increase, during the decade just closed, has been in correspondence with the general growth of the city in population and wealth. In reference to miscellaneous branches of city business and commerce, not included in the tabular exhibit given, a like increase may be predicted. It is in connection, however, with the great staple articles of human food and human use, that the trade and commerce of St. Louis is best exemplified.

#### THE BANKING BUSINESS.

At the close of the year 1879 there were five National Banks, and twenty State Banks doing business in the city. The aggregate assets, as officially returned, amounted to \$41,321,911. The clearings for the year were \$1,119,368,256, against \$957,268,852 for the year 1878, showing an increase of transactions of \$162,099,374, which is at the rate of 17 per cent. Balances for the year 1879 aggregated \$97,112,269, against \$85,875,231 in 1878. The policy of the banks is at once prudent and liberal; money rarely rules at high rates in St. Louis, and the supply is

seldom restricted. The enormous increase in the grain and cotton trade, and other important staples, is rapidly extending banking operations, and the bankers and business men fully understand the situation; new facilities, and increased capital are always ready to meet the demands of an expanding commerce.

#### VALUES OF REAL AND PERSONAL PROPERTY.

There is no official data for estimating the municipal wealth, except the assessment for taxes. This basis is not more satisfactory in St. Louis than in other large cities, because the real estate values are necessarily only approximations, and a large portion of the personal property either evades or is not subject to taxation. The aggregate assessment has been reduced the last few years, owing to the exemption of church property and that held for charitable uses, under the new constitution, and to other causes. It was over \$180,000,000, in 1877, and is stated at \$163,813,920, for the year 1879. This, to a stranger, would indicate a falling off in wealth, when, of course, the reverse is the case. Adding to the present assessment of real and personal property a rough estimate of the values not included therein, owing to exemption and otherwise, and the aggregate is over \$300,000,000. The official assessments, commencing with 1864, were as follows:

YEAR.	City of St. Louis Real Estate.	City of St. Louis Real and Personal.
1864.....	\$53,205,820	\$63,059 78
1865.....	73,960,700	87,625,534
1866.....	81,961,610	105,245,210
1867.....	88,625,600	112,907,660
1868.....	94,362,370	116,582,140
1869.....	113,626,410	138,523,480
1870.....	119,080,800	147,969,660
1871.....	123,833,950	158,272,430
1872.....	129,235,180	162,689,570
1873.....	149,144,400	180,278,950
1874.....	141,041,480	172,109,270
1875.....	131,141,020	166,999,660
1876.....	132,785,450	166,441,110
1877.....	148,012,750	181,345,560
1878.....	140,976,540	172,829,980
1879.....	136,071,670	163,813,920

The total tax rate on city property, last year, was two dollars and sixty cents on the one hundred dollars, which included State, city, and school taxes.

#### THE GRAIN TRADE.

The vast extent of fertile agricultural territory tributary to St. Louis made it a fixed fact, even at an early period in its history, that the city was destined to control a large grain trade. As the settlement and development of this and adjoining States progressed, the possibilities of the grain trade became more apparent; but it is only within the last two or three years that the merchants have begun to realize the true proportions of this business. The removal of obstructions at the mouth of the Mississippi, by the completion of the jetties, has had an immense effect in stimulating the trade.



The markets of Europe demand the surplus grain products of the great West, and now that St. Louis possesses, via New Orleans, a free, unobstructed water-way to the sea, it is rapidly becoming the central receiving and shipping point of these products. The transfer of grain from St. Louis to New Orleans, in barges, and thence to Europe and other countries, is at present only in its incipency. That the growth of the trade during the next few years will assume an astonishing magnitude is certain, and as the superior facilities of this route, not only in greater safety but reduced cost and reduced loss in handling, are generally understood and appreciated, the receipts of grain at this city will immensely increase. The statistics given in the last official report of the secretary of the Merchants' Exchange show how important the annual increase is at present.

#### THE ST. LOUIS BREWERIES.

The beer made in St. Louis is among the best, if not the best, manufactured in America, and large shipments are now annually made to many points in the old and new world. The expansion of the business during late years has been steady and rapid, and upon the most permanent basis. The production for the past three years was as follows:

1877....	471,232 barrels	or	14,608,192 gallons.
1878....	521,684	"	16,172,204
1879....	613,667	"	19,023,677

#### FLOUR.

The manufacture of flour has for many years been an important branch of St. Louis industry, and is steadily increasing. The product of the twenty-four mills operated last year, was 2,142,949 barrels, against 1,916,290 barrels for 1878, and 1,517,921 in 1877. Adding to this amount received and handled by jobbers, viz., 2,011,805 barrels, the total amount, handled by millers and jobbers during the year, of 4,154,754 barrels is had, against 3,633,872 barrels in 1878, and 2,988,328 barrels in 1877. The shipments aggregated 3,045,035 barrels, of which equal to 619,103 were shipped to Europe, principally in sacks, 1,049,504 barrels to the south, and shipments east, 1,308,887 barrels. The growth of the flour business is plainly illustrated by these figures, and it is almost quite certain that the same causes that are so rapidly extending the grain trade of St. Louis, will operate to increase manufacture in the future.

#### COTTON.

The fact that St. Louis is situated north of the cotton-producing region and further from the sea seemed, some years ago, as a natural obstacle to its becoming a great cotton market. The results achieved during the last few years, however, have shown that it is destined to become in the immediate future the largest market and controlling inland cotton center of the continent. The progress has been so rapid and so great as to constitute one of the most emphatic triumphs in commercial history, as the whole development has been effected in a period of less than ten years. The receipts during the cotton season of 1869-70 were less than for the year 1866-67, and the true growth only commenced in the

season of 1870-71. From that date up to the present the receipts, as given by authentic sources, were:

1870-71.....	bales,	20,270
1871-72.....	"	36,421
1872-73.....	"	59,700
1873-74.....	"	103,741
1874-75.....	"	133,966
1875-76.....	"	245,209
1876-77.....	"	217,734
1877-78.....	"	246,814
1878-79.....	"	335,799

The cotton year commences September 1st. Receipts from September 1, 1879, to February 27, 1880, were 430,753 bales, or about 100,000 more than for the whole last cotton year. Gross receipts this year are estimated at 500,000 bales. This, at \$55 per bale, represents \$32,500,000. The value of 20,000 bales, which came to the city ten years ago, was about \$1,300,000. This splendid progress has been largely caused by the extensive and complete facilities provided in this city for the handling and shipping of cotton, and also to the wise and liberal spirit of the railroads connecting St. Louis with the cotton States west of the Mississippi River. The cotton compress of the St. Louis Compress Company is the largest ever constructed, having a capacity for compressing between 3,000 and 4,000 bales a day, with covered storage-room for 150,000 bales. This is undoubtedly a magnificent branch of trade, and contributes largely to the commercial wealth and enterprise. The shipments for the last two years were as follows:

	1877-78.	1878-79.
To the East.....	226,129	317,269
" South.....	10,194	7,208
" North.....	3,923	1,072
" West.....	358	217
Total bales.....	240,604	325,766

Large as the cotton business of St. Louis now is, there is every prospect of an extensive increase within the next three or four years, as cotton culture is extended in the South and Southwest.

#### THE IRON TRADE.

That the inexhaustible deposits of iron ore in the State of Missouri and the abundance of the coal supply should have led to extensive furnaces, rolling mills, foundries, iron and steel works, of all kinds, in the city of St. Louis, is not surprising. An immense industry has been developed within a period of ten or fifteen years, and notwithstanding the general depression of the iron trade during the last few years, it is to-day one of the most important departments of manufacture. The iron business includes so many branches, viz.: The manufacture of pig iron and its conversion into bar iron, to steel, to castings, and the making of articles of iron, such as engines, machinery, stoves, etc., all made from the original pig iron or bars, that it is difficult, in the absence of official statistics, to calculate the amount invested in the industry. The result of inquiries seems to show that the amount of capital at present invested in the business in this city is nearly \$3,700,000, and the value of production, in view of the recent advance in prices, about \$11,745,000. This includes boiler making, furnaces, rolling mills, machine shops, mill machinery, nuts and bolts, wire and wire goods, etc., and there is no doubt the

aggregate stated is below the real volume of the trade. The present revival in iron manufacture and profitable prices will soon greatly increase the business in this city, owing to its favorable situation for supplying all parts of the city and the boundless supplies of ore and coal. This one industry in itself possesses wonderful possibilities of development and of increasing the municipal wealth, because it is one that must expand with the increasing population and settlement of the country. It is a business that rests upon the basis of a great staple article of human use, one that is absolutely necessary in every step of commercial progress, and this unquestioned truth renders its extension in this city a matter of certainty. Within a distance of less than one hundred miles, and connected by railroads, exists abundance of the best kind of ore; on all sides, and within a radius of thirty miles, are immeasurable coal deposits, and these facts, in connection with the capital and the manufacturing and shipping facilities by river and rail available here, make it evident that the future extension of the trade must be felt most immediately and powerfully at St. Louis.

#### DRY GOODS.

In the wholesale and retail branches of the dry goods trade, St. Louis does a large and increasing business. According to a careful estimate made by one of the large merchants, the amount of capital employed by the dry goods houses will reach \$10,000,000, and the amount of business annually \$35,000,000. During the last ten years the trade has doubled in the aggregate. The jobbers report that the greatest increase in their business is from southwest Texas and Arkansas. Within the past five years many new houses have been added to the trade, and several beautiful and substantial buildings have been erected for both the wholesale and retail business. During the present spring and the ensuing summer, it is expected that the operations of the trade will be larger than in any previous season.

#### PROVISIONS AND GROCERIES.

The results of the packing seasons in St. Louis for 1878-9 show 629,261 hogs, against 509,540 for preceding season, and the receipts of product 107,821,156 pounds, against 76,070,805 pounds for 1878. The exports last season were 220,891,273 pounds, against 188,529,593 in 1878. The shipments direct to Europe were 7,535,947 pounds of meats, 1,431,841 pounds of hams, and 648,877 pounds of lard. The balance of the shipments were to the South, for consumption, and to Eastern markets. There is only one other point in the United States that exceeds St. Louis in the packing business, and that is Chicago, and this excess will probably be only temporary.

The aggregate amount of sales by the wholesale grocery trade of St. Louis, during 1879, is estimated at \$22,000,000, embracing orders from nearly all important points in the South and West. The year's operations were considerably in excess of the previous years, and generally satisfactory in character. The receipts of coffee in St. Louis are rapidly increasing, and this coffee market is now one of the largest in the world. In 1879 there were received here 267,583 bags, of 130 pounds each, and about one-eighth of the entire last Rio crop.

The sugar trade of St. Louis has for many years been of great importance, not only from the amount of the capital employed in it, but on account of the extent of the refining operations. The receipts of refined sugar from the East in 1879, were 89,993 barrels, 300 pounds each, and the product of the Belcher Refinery, for ten months, 193,000 barrels; total trade in refined sugars, 283,000 barrels. Amount of raw sugar received for the year, was 65,225 hogsheads, 1,100 pounds each, and 1,224 boxes and 595 bags of West India sugar, the greater portion of which was used by the Belcher Refinery.

In the numerous other branches of the provision and grocery trade, St. Louis has an extensive and increasing trade,

#### LIVE STOCK, LUMBER, TOBACCO, SPIRITS.

In live stock, the receipts for three years were as follows:

	Cattle.	Sheep.	Hogs.	Horses and Mules.
1879.....	420,654	182,648	1,762,724	32,289
1878.....	406,235	168,095	1,451,634	27,878
1877.....	411,969	200,502	896,319	22,652

The business done in lumber, during 1879, is indicated by the following figures:

	Lumber, feet.	Shingles, pieces.	Lath, pieces.
Shipments (river and rail).....	161,953,000	37,450,000	16,300,000
Local Consumption.....	130,857,551	42,509,500	9,229,830
Total.....	301,810,551	79,959,500	25,529,830

The total receipts of tobacco, for 1879, were 20,278 hogsheads, including 3,850 hogsheads received by manufacturers from other markets, and balance of previous year's crop. The following statement shows the manufacturing operations in St. Louis, for three years:

	1877.	1878.	1879.
Tobacco, lbs.....	5,448,522	5,954,747	8,642,088
Cigars, M.....	33,920	36,560	35,042
Snuff, lbs.....	35,595	36,180	41,180

The trade in highwines and whiskies is illustrated by the following figures:

Bushels of grain mashed and distilled.....	614,514.59
Spirits produced, gallons.....	2,228,088.00
Spirits rectified or compounded in 1st Dist. Mo., 1879, gallons..	2,946,871.20
Total No. gallons gauged in this Dist. by U. S. gaugers in 1879..	10,650,084.36

In lead, wood and hides, hemp and bagging, all kinds of feed, and many other articles, a large and profitable business was transacted.

#### THE RAILROAD FACILITIES.

The establishment of a grand railroad center at the Union Depot was made a possibility by the building of the magnificent bridge over the Mississippi River, at the foot of Washington avenue. This structure, and the tunnel connecting it with the depot, forms one of the most remarkable engineering achievements in the world, and has given to the city unequaled facilities for the management of railroad traffic. It consolidates railroad business near the business center of the city, and the transfer of passengers and freight is more convenient

and expeditions and attended with less cost than in any other city of the country. All the roads enter the Union Depot through the tunnel, except three or four, so that the great feature of a common railroad center is obtained without any sacrifice of other interests. The railroad lines centering at the depot are as follows: West roads—Missouri Pacific, St. Louis & San Francisco, Wabash, St. Louis & Pacific, Chicago, Alton & St. Louis, Missouri, Kansas & Texas, also a number of other roads, the starting point of which is west of St. Louis, but which may be said to connect with the Union Depot. South roads—St. Louis, Iron Mountain & Southern, Missouri, Kansas & Texas, Belleville & Southern Illinois, Nashville, Chattanooga & St. Louis (St. Louis Division), Cairo & St. Louis. East roads—Ohio & Mississippi, St. Louis, Alton & Chicago, Indianapolis & St. Louis, St. Louis, Vandalia, Terre Haute & Indianapolis, Wabash, St. Louis & Pacific, Illinois & St. Louis. North roads—Wabash, St. Louis & Pacific (Iowa Division), Chicago, Burlington & Quincy (St. Louis Division), St. Louis, Keokuk & Northwestern.

During the past two years the railroad system has been considerably extended, and to this fact must to a large extent be attributed the increased volume of business. The tonnage received by river and rail has been stated above. St. Louis is now one of the greatest inland railroad centers in the world, and this fact, taken in connection with the pouring of population into Texas and the territory west of the city, and the immense increase that may be expected in the agricultural and mineral production of this region, makes it certain that all branches of trade must be greatly enlarged in the immediate future.

#### THE CITY AND ITS GOVERNMENT.

A summary of the growth, trade and wealth of St. Louis would be incomplete without some particulars respecting the plan of the municipal government, the institutions established under it, and the improvements carried out for the purpose of increasing the attractions of the city as a place of residence, and the securing of social order and the best sanitary conditions.

From the date of the first incorporation of the town of St. Louis, in 1809, up to three years ago, there had been many changes in character, provisions, and frequent extensions of the city limits. In 1822, the limits, as extended and defined, might be said to be embraced between Rutger and Biddle streets, and Seventh street and the river, an area of less than one square mile, having a length north and south of not much more than a mile and a half, and a width of about half a mile. The last extension of the limits was made at the time of the adoption of the present charter, and the city now embraces a territory of over sixty-two square miles in extent, or nearly forty thousand acres, with a length of seventeen miles from north to south, and six and five-eighths miles from east to west. The river front is eighteen miles and a half, and the length of paved wharf three and one-third miles. Length of improved streets three hundred and fifteen miles, and of alleys forty-nine miles. It has nearly one hundred and twenty miles of street railways in operation. There are one hundred and ninety-five miles of substantial sewers, forming an admirable sewer system,

and one that is constantly being extended. The cost of the sewers has been \$6,093,302, of which \$1,209,634 has been expended for a single sewer, Mill Creek sewer, which runs through the old Mill Creek valley, in the center of the city. Incidental to the construction of the sewers, it may be remarked that the death-rate has been greatly reduced as the system was extended. The last official mortality statistics are elsewhere presented.

The present plan of the municipal government presents some new and interesting features. The existing charter was prepared under authority granted by the State Constitution in a special provision relating to St. Louis. Formerly the city was embraced in the county of St. Louis, and a county and a city government were both administered within the municipal limits. The new Constitution authorized a separation of the municipal governments, which had been congenitally united, and the work of preparing the scheme of separation and a charter for the city was intrusted to a board of thirteen freeholders, elected by the people for that purpose. The scheme and charter, when completed, were submitted to the people at a special election, held in 1876, and were adopted and went into operation the ensuing year. The separation of the governments was effected without serious trouble, and a re-organization took place under the new law. The city became wholly independent of county control, and is not included in any county of the State. It levies and collects its own revenue, and the State revenue within its limits, and manages and conducts its own affairs, free from all outside interference and control except so far as the Constitution admits of action by the Legislature. The constant changes in the charter in past years exercised a detrimental effect on the welfare of the city, and it was to prevent this evil that the new plan was devised. The present charter can be amended at intervals of two years by proposals therefor submitted by the law-making authorities of the city to the qualified voters at a general or special election. The Legislature may amend the charter, but only under the restrictions respecting special legislation, so that it is evident the municipal government rests upon a firm and permanent basis highly favorable to true prosperity.

The legislative power of the city is vested in a council and house of delegates, styled the Municipal Assembly. The council is composed of thirteen members, chosen on a general ticket by the voters of the city, and the house of delegates consists of one member from each of the twenty-eight wards, elected by the voters in said ward. The mayor and heads of departments, including the president of the Board of Public Improvements, are elected by the people for a term of four years, and the balance of the more important officers are appointed by the mayor, with the approval of the council. The charter generally, though not free from mistakes, is much the best one the city has had, and under its operation a better execution of public work and a more economical system of expenditures have undoubtedly been secured.

#### THE POLICE FORCE.

The police force of the city numbers five hundred men, and requires for its maintenance about \$550,000 per annum. The police force is well drilled and is

in a high state of efficiency, but is hardly adequate for the patrol of the immense territory embraced in the city limits. However, the protection of life and property in this city, as indicated by the official statistics of crime, is in every respect excellent. The city is divided into six police districts, containing eleven station houses. The arrests for the last fiscal year were as follows: State cases (these cases embrace all serious crimes), 1,460; city cases (violation of ordinance), 12,576. Value of stolen and lost money and other property returned to owners, through the instrumentality of the police force, during the year, \$151,442.15.

There are also one regiment and one battalion of militia ready to respond to a call from the authorities in an emergency.

#### HEALTH.

The official mortality lists of St. Louis, when compared with other important cities of the United States, forcibly illustrate the salubrity of the climate and the excellent sanitary condition of the city. Of the fourteen largest cities St. Louis ranks lowest, the death-rate being twelve per 1,000 of inhabitants.

#### ARCHITECTURAL GROWTH AND CHARACTERISTICS.

The growth of St. Louis in building, during the last five or ten years, has been more steady and substantial than any city in the country. Even during the late period of commercial uncertainty and depression there was no pause in building operations, investments in real estate continuing to be made on the basis of confidence in the future of the city. A large number of important buildings for business purposes have been erected recently, and the residence districts have grown more beautiful and extended each year. The leading characteristics of the architectural growth of the city is the solid and permanent nature of improvements. The city may truly be said to be one of brick, stone and iron, reflecting, in the substantial character of its buildings, the prudent spirit and strong foundations of the commercial enterprise of the citizens. It is a city built to last, and to fitly represent the wealth and industries of the Great West. The Merchants' Exchange is undoubtedly the finest edifice of the kind in the United States, and the business buildings on Third, Fourth, Fifth and Sixth streets, and on Washington avenue and other intersecting thoroughfares, will compare favorably with the business architecture to be seen anywhere. The Court House, the Four Courts and Jail, the Insurance building (Sixth and Locust), and the Lindell Hotel, are structures of which any city might be justly proud. The Southern Hotel is rapidly arising from the ashes of the conflagration that swept away the original edifice, and in a short time will add its completed beauty to the architectural attractions of the city. The new Custom House and Post-Office is approaching completion, and will be a splendid municipal feature. The tunnel, connecting the bridge with the Union Depot, runs in front of the eastern basement wall of the great building, affording new and peculiar facilities for the delivery of the mails to and from passing rains. Many of the most costly business houses and

public buildings have been erected within the past decade, and various additional architectural enterprises are in progress of execution—among them the St. Louis Art Museum and the Academy and Training School, in connection with the Washington University.

The botanical garden, at Tower Grove Park, is also one of the features of the city, and during the past decade a number of handsome and costly stone churches have been erected in various parts of the city.

#### EDUCATIONAL AND RELIGIOUS.

The universities and public and private schools of St. Louis create an educational system unsurpassed in any city in the world, and equaled by few. It embraces every element necessary to meet the wants of all classes of population, whatever may be their peculiar views, religious or social; while our magnificent system of public schools afford a sound educational course free of all expense. It has been often remarked that this is a city of churches, and it certainly possesses very excellent accommodations in that line. Religious opinions of every shade are represented.

#### PARKS.

St. Louis possesses eighteen fine parks, costing \$3,477,543.01 since their establishment. They are so distributed throughout the city as to exercise the most direct influence for the benefit of the citizens. Besides the parks within the municipal limits, there are four large driving parks open to the public.

#### MUNICIPAL IMPROVEMENTS.

The charitable and correctional institutions of the city, which are in charge of a most efficient commissioner and board, are the City Hospital, costing to date \$150,000; the Female Hospital, \$90,000; Insane Asylum, \$1,000,000; Poor-House, \$400,000; Quarantine Hospital, \$70,000; House of Refuge, \$50,000; the jail (one of the largest and best arranged in the country); the Four-Courts, Court-House, and City Hall. The last named public edifices cost, approximately, \$5,000,000.

#### THE FIRE DEPARTMENT.

The city has organized a most complete fire department for the protection of property. The twenty engine houses represent a cost of \$168,000; the twenty steam fire engines, hose carriages, etc., \$137,000, and the value of 128 horses, harness, furniture, wagons, etc., is \$34,000—total, \$339,000. All the engines and apparatus are of the best modern pattern, and the force of men is efficient and well disciplined, and commanded by a chief of experience and ability. There is no city in the country, of approximate size, with a better equipped fire department. The best system of fire alarm telegraph is in operation, by which immediate notice of fire can be sent to the engine houses from the most distant residence districts. The cost of supporting the department is about \$270,000 per annum, including the alarm system.

#### THE WATER WORKS.

The water supply of a great and growing city is always a matter of pressing and paramount importance. In St. Louis, an elaborate and costly system

of water works has been constructed, by which a plentiful supply of wholesome water has been secured in all quarters of the city. The water is taken from the Mississippi River, some distance from the shore, and pumped into settling basins, at Bissell's Point. It is allowed to stand in these basins until the sediment has settled, and it is then pumped into the main pipes leading to the city, and the surplus to Compton Hill Reservoir, in the southwestern portion of the city. The distributing system of pipes is supplied from the stand-pipe on Grand Avenue and from the Compton Hill Reservoir.

According to the last official report, the quantity of water pumped into the city averaged 24,350,000 United States gallons daily, and the cost of pumping one million gallons (both services) was \$15.20, of which \$4.59 was for pumping at low service into settling basins, and \$10.61 for pumping at high service into the city. The cost of these works was in the neighborhood of \$6,000,000, and the operating expenses, as per last report, aggregated nearly \$200,000 for the year. At the time the works were constructed, it was supposed their capacity of supply would be equal to the wants of the city for a long term of years; but, so rapid has been the municipal growth, that already the necessity of extending them is becoming apparent. The water of the Mississippi is agreeable to drink, free from impurities, and under the conditions which it is distributed by the present system, entirely healthful in character. Careful analyses, by competent chemists, have demonstrated this fact, and it is further corroborated by the remarkable salubrity of the city, as shown by the mortality reports presented above. During the prevalence of cholera, in 1866, the most severely afflicted localities were those where water taken from wells was used. It has also been frequently proved that Mississippi water, when confined in casks, will preserve its freshness and purity longer than any other known in the country, and, owing to this fact, is particularly desirable for ship use.

#### THE ST. LOUIS FAIR ASSOCIATION.

The St. Louis Fair Association is not only one of the most attractive institutions of the city, but it has also been one of the most important factors in the development of the agricultural and various other resources of the State. During the twenty-five years of its existence it has enlarged beyond the most sanguine expectations of its founders, and at the present time enjoys a national reputation. The Fair Association now possesses eighty-three and fifty-six one hundredth acres of land, costing over \$100,000; it is eligibly located within the city limits, and easy of access from all quarters. The money spent on improvements since 1856 amounts to

\$1,000,000. The new amphitheatre, erected in 1870, has a seating capacity of 60,000, and is unequalled in construction and proportions.

The capital stock of the association is \$82,000, and is divided among 1,037 individual holders, so that it cannot be classed as a close corporation, and the wise policy of investing the large annual income in new attractions is thus assured, and the likelihood of the "Great Fair" becoming a mere money-making scheme reduced to a minimum. This plan has resulted in the construction of the most commodious and admirably arranged permanent buildings to be found in any park or fair grounds in the United States, every class of exhibition being located in a separate and distinct hall or enclosure, especially adapted to the purpose for which it is intended. In addition, there has been added a Zoological Garden, which is constantly increasing in size and attractiveness, each passing year witnessing the erection of new and expensive buildings to accommodate immigrants of the animal kingdom. The grounds are kept in admirable condition during the entire year, and the spacious drives make it one of the popular resorts of the city, even when not occupied by the annual fair which occurs in October, lasting six days. The premium list of the Fair Association has always been generous, and is constantly increasing, and the lively competition thus created, has raised the standard of stock and productions of all kinds, not only in the State of Missouri, but throughout the entire Mississippi Valley, and has excited the ambition to excel among all classes of the industrial and commercial world. The importance of State fairs in educating the farmer, stock-raiser, and manufacturer cannot be over-estimated, and the State of Missouri owes much to the energy and enterprise of the managers of this Association.

The attendance at the Fair Grounds during fair week averages 40,000 daily, and \$50,000 are distributed in premiums.

#### FUTURE PROSPECTS OF ST. LOUIS.

In all important elements of wealth, in population and in volume of business and commercial enterprises of all kinds, the city is rapidly and constantly increasing. This civic growth, as shown, does not spring from local or sectional causes—it is part of the great movement of the State, of the West and South, in the path of progress. The city is advancing, together with the boundless country of which it is the representative, and the future of both involves, at no distant day, not only a commercial and political supremacy within the limits of the Union, but one whose influence must be felt throughout the world.

## Kansas City.

When, in the year 1821, Francois, son of Pierre Chouteau, of St. Louis, accompanied by thirty French colonists, pitched his tent in the great angle of the Missouri River at the Kaw's mouth, he placed the keystone in the arch that was to open the grandest vista ever yet presented to the American people—the gateway at the center of the continent through which, ere half a century should elapse, the grand tide of commerce from East to West must pass—the open sesame to homes elysian and of untold wealth, not only in mineral and agricultural resources, but in industries and enterprises sufficient to engage the ambition of millions of people. And a few years later, when Thomas H. Benton stood upon the chalky cliffs, of what is now known as Randolph Station, pointing with prophetic finger to the little French nestling at the foot of the hills beyond, now West Kansas City, exclaiming, "There lies the greatest commercial center west of the city of St. Louis!" he uttered one of those unerring and foreshadowing truths for which, as a gifted statesman, he was justly celebrated.

### ERAS OF PROGRESS.

Kansas City is not a place of mushroom growth. It has not sprung up, as it were, in a night, nor has it come into existence as if by magic. It has had distant eras, and each era has been strongly marked by a progress and advancement almost without parallel in the history of the land. Thus, the pioneer settlement is found in 1826, already wonderful in its development as an Indian trading post, commanding a traffic that was attracting the covetous eyes of many Americans, who doubted their ability to compete with the experienced tactics of the French in dealing with the red man. Nor were they in their arcadian mode of life free from the vicissitudes of fortune—for, in this year, there came a flood that completely washed out every vestige of the trading village, which, in the end, proved providential, for then commenced the hegira to the hills adjacent, and, with a better class of citizens, began to dawn the era of better dwellings and greater increase of trade. In 1828 the first land office was opened—a land office in the midst of a dense wilderness, whose undergrowth was the secure covert of the deer, the wild cat, and the wolf; the log cabins and the little clearings were few and far between, and the midnight howlings were as dreary as the stealthy tread of the uncivilized Indian, who, even in his friendliness, is not always the most agreeable or cheerful of companions. But, in the first year of the second decade, 1830, the great American Fur Company was organized by two brothers, William and Milton Sublett, and Robert Campbell, of St. Louis, a gentleman who understood well, from experience and practical observation, the commanding and promising position of this bend in the river, which had been seemingly for ages the rendezvous and favorite haunt of many of the most noted tribes of Western Indians. Other settlements soon sprung into existence, one, twelve miles east, Independence; another, four miles south, on the county line, and named West-

port, as being the extreme trading and outfitting point within the pale of civilization—a place whose increase in trade became so vigorous, for several years, as to outstrip its neighbor at the bank of the river—the infant city humbly thriving under the title of Westport Landing. In 1834, Messrs. Bent and St. Vrain landed a cargo of goods at Chouteau's trading-house for Santa Fe, New Mexico, which marks not only the era of the great Santa Fe trade, but points the second important event toward the development of the gate city to the New West.

This constantly

### INCREASING TRADE

constituted for many years the chief resource to prosperity, and thus history states that "in the year 1837, six hundred Santa Fe wagons took their departure for the plains." In 1849 Kansas City was found to be the best landing place for California immigration, which not only increased the impetus of trade, but was a means of extensively advertising the rapidly growing village, which had not yet become ambitious enough to organize a town corporation. The first charter was procured in the winter of 1852-3, and in the spring of 1853 was organized the first municipal government. The first established newspaper made its appearance in 1854, with the title of the "Kansas City Enterprise," now known as the "Kansas City Journal." During the years 1855-6-7, the border troubles very visibly affected the prosperity of the city, so that business in the above named years did not exceed, all told, the sum of \$2,000,000; but at the close of the struggle, in 1857, business began to revive, and it was then stated, in the files of the St. Louis "Intelligencer," that she had the largest trade of any city of her size in the world. This may be distinguished as the great steamboat era. It was estimated that, in the year 1857, some one hundred and twenty-five boats discharged at the Kansas City levee over twenty-five million pounds of merchandise. In May of this year, also, the steamboats were employed to carry the United States mail, and in 1858 the first telegraph pole in Jackson County was erected.

The matter of

### IMPROVED STREETS AND ROADS

has always been, and still is, a great unsolved problem; though much labor and large amounts of money have been expended, there is still much to do that will puzzle the brain of the civil engineer, and to gladden the heart of the ambitious contractor. As to roads, Kansas City had formidable competitors in the neighboring cities of Leavenworth, Lawrence, Atchison, St. Joseph, Independence, Westport, and even so far away as the city of Boonville.

Eighteen hundred and fifty-seven was an important period in the history of the city. At that time all there was of it were a few warehouses, overlooking the river; a few outfitting stores, a court house, one or two public hostleries, a printing office, wagon shops and smithys, and dwellings perched about on the sides and summit of the surrounding hills; one

serpentine highway, ending at the river, in places scarce wide enough for a single wagon and team, and winding through the forest and broken country, until it came into view of the town of Westport, and lost itself in the waving grasses of the high prairies beyond. Here and there excavations had been made into, and business houses erected. In a grove on a western hill, the Reverend Father Bernard Donnelly had erected a sylvan church, made of logs, in which God was worshiped according to the rites of the Catholic Church.

But, at this time, a change had come over the vigorous little city—in modern phraseology, it was passing through its first boom.

#### BUSINESS OF 1857.

Houses were being built in every direction, renting before completion in many instances for more per annum than their original cost. Mechanics were in great demand, and several new additions laid out and sold for building lots. In August of this year, 1857, the "Journal" published a statement of the progress, from May 1 to August 23, as follows:

##### VALUE OF REAL ESTATE:

	May 1.	Aug. 23.
Levee lots each.....	\$250	\$ 400
Other city lots.....	500	1,100
Addition on the avenue.....	500	900
Addition on other streets. .	250	500

##### WAGONS LOADED FOR THE PLAINS, FROM

May 1 to August 23.....	13,440
Men employed in loading, etc.....	20,160
Animals employed.....	36,960
Pounds of freight.....	40,976,000

##### RECEIVED FROM THE PLAINS:

Buffalo robes.....	27,000
Hides, pounds.....	131,000
Pelts, pounds.....	19,000
Wool and furs, pounds (value, \$19,000).....	40,000

##### MERCANTILE BUSINESS FOR CITY PROPERTY:

For that time.....	\$1,075,000
Addition.....	50,000

##### POPULATION AND TAXABLE WEALTH:

	Population.	Assessment.
1855.....	478	54,000
1857.....	2,224	1,200,000

The first bank established in Kansas City was a branch of the Mechanics' Bank, of St. Louis, organized May 1, 1839, and the second was a branch of the Union Bank, organized in July of the same year. The first jobbing dry goods house opened in July, 1837. The first city loan for local improvements was made in 1855, amounting to \$10,000, all taken at home, and expended in improving and widening the levee; and, in 1858, another loan of \$100,000 for street improvements. Only in the matter of railroads was Kansas City seriously affected by the panic of 1857; Government moneys, immigration over the border, and the New Mexican trade tiding her safely over the sea of financial excitement and prostration. She had also become, even as early as the year 1854, a noted mart for the purchase and sale of live stock,

the immense freighting across the plains inviting trade in this direction, and in the annual reviews of the papers it is said that, in 1857, the receipts for that year, in mules and cattle, were estimated at \$200,000, and also that, in 1858, about 20,000 head of stock cattle were driven here from Texas and the Indian Territory; but Kansas City was not then a market for that kind of stock, and in the absence of railroads could not be for some time to come—hence, they were driven across the river, on, in the direction of Chicago; and it was estimated that near 70,000 head crossed over by Randolph Ferry, and in the month of June near 4,000 head going the other way, from Iowa to California. These facts, more than any other, pointed the great and growing need for railroads, and made itself more than ever manifest. Meetings were held,

#### THE SUBJECT OF RAILROADS AGITATED,

and the feasibility of constructing, or making an effort to construct, one or more that were most needed. True, as early as 1855, a bill had passed the Legislature incorporating the Kansas City, Hannibal and St. Joseph Railroad Company, and the discussion of this project started the agitation in all the towns of Western Missouri, and the first Legislature of Kansas chartered the Kansas Valley Road, from Kansas City to Fort Riley. Then, there were the Kansas City and St. Joseph Railroad, the St. Joseph and Burlington, the Kansas City and Cameron, a road to Galveston Bay, one to Napoleon, another to Fort Smith, Arkansas, etc.; people went wild with railroad fevers, and, like the fires of liberty, they burnt in the veins of all classes alike.

But the growth and interests of the stalwart young city, its aspirations and energies, its ambitions and prosperity, were doomed to receive

#### A SEVERE CHECK,

in the breaking out of an internecine war, and commerce and traffic and progress succumbed to war's alarms and war's demands—although faith in her brilliant future remained unshaken in the hearts of her people, although she could not retrograde, save in temporary loss of population. The winter of 1860-1, therefore, found the city in the midst of a phenomenal prosperity, with the largest local trade on the Western border, and commanding the lion's share of trade with Colorado, and the whole of that with New Mexico—the great Northwest, tributary to this section, was unfolding its riches and treasures, like the splendor of a western sun through rifted clouds, tributary yet subject; for, in fact, from her very infancy, the test of her strength has been the ease and facility, from natural causes, with which she obtains and retains monopolies in commerce and trade.

At this time, also, two railroads had approached completion, the Missouri Pacific and the Cameron branch from Hannibal & St. Joe, and, in 1862, Congress passed the Union Pacific Railroad bill, providing for one main line from Kansas City, with a branch to St. Joe, by way of Atchison; one to Omaha, one to Sioux City, and authorized the Leavenworth, Pawnee & Western Railway Company to construct a line from that city to intersect the main



line, and thus began that network of railways, crossing and re-crossing each other, at what is now known as West Kansas City.

Passing over the most eventful years of the war, the most

#### INTERESTING AND IMPORTANT

era of the city's history is reached. With the re-opening of the Chamber of Commerce and the completion of railroads already in course of construction, together with the combined efforts of many of her leading citizens in self-supporting enterprises, and in regarding strictly the laws of political economy, and in her natural facilities that could not be hidden from the world, Kansas City had at last attracted the attention of Eastern capitalists, and then began in her history the great and crowning era of progress, of the building of the first bridge that spans the Missouri River, of the building of railroads, of a grand system of public education, of banks and banking institutions, of printing offices and publishing houses, of street railways, of gas works, of substantial and elegant public and private buildings, of the grading and improving streets and roads, of civil engineering, leveling hills and filling hollows, of water works, of libraries, of the Board of Trade, of the markets and packing-houses, of the grain and cattle trade and elevators; to enumerate the history of all these and to tell how, from natural causes, she has outstripped her rivals, would be to fill a volume. A concise statement as may be of what she is to-day will complete satisfactorily what, of necessity, must be an imperfect report.

#### COMPARATIVE STATISTICS.

The population of Kansas City in 1865 numbered from five to six thousand; in 1880, from fifty-five to sixty thousand. This may be considered a very moderate statement, the estimate by the Secretary of the Board of Trade being that in July, 1879, the population stood 60,372, an increase of twenty per cent. over the previous year.

#### IN FINANCE.

The clearings for 1878 were.. . \$41,000,317 56  
Clearings for 1879..... 68,280,251 55

#### BONDED AND FLOATING DEBT.

1872.....\$1,430,217 52  
1880, April 1..... 1,394,049 29

#### ASSESSED VALUATION OF REAL AND PERSONAL PROPERTY.

For 1879.....\$10,606,660 00  
For 1880, April 1..... 13,500,000 00

#### TRANSFERS OF REAL ESTATE.

1878.....\$1,660,722 00  
1879..... 5,447,900 00

The transfers in real estate since January 1, 1880, have increased at least fifty per cent. over the past year, one corner lot on Main street of 100 feet having sold for \$75,000 cash in hand.

#### INTERNAL REVENUE PAID TO THE GOVERNMENT.

For 1878.....\$60,115 65  
For 1879..... 80,680 56

#### POST-OFFICE RECEIPTS FROM GENERAL BUSINESS.

Sales of stamps, box rent, etc.,	
1878.....	\$ 77,241 53
Sales of stamps, box rent, etc.,	
1879.....	98,948 04
Net profits of the office, 1878.....	51,178 63
Net profits of the office, 1879.....	69,425 82
Number of money orders issued,	
1878.....	12,317 00
Number of money orders issued,	
1879.....	14,532 00
Amount received for the same,	
1878.....	183,406 00
Amount received for the same,	
1879.....	208,029 59
Number of money orders paid,	
1878.....	35,167 00

As to the city finances, her bonds sell readily at 11-2 per cent. premium, for twenty years, at 6 per cent., the interest upon the bonded debt being amply provided for by annual taxation, and at all times regularly and promptly paid.

#### THE GRAIN TRADE.

The elevator capacity of Kansas City for storage and transfer, with names, is as follows:

	Storage.	D. T. Cap.
Union.....	bushels 500,000	100,000
Arkansas Valley, bushels	400,000	125,000
Kansas City.....	bushels 250,000	25,000
" A".....	bushels 125,000	30,000
Advance.....	bushels 45,000	15,000
Alton.....	bushels 175,000	250,000
Total.....	1,495,000	545,000

#### TOTAL RECEIPTS OF WHEAT.

1877.....	bushels 2,259,572
1878.....	bushels 9,014,291
1879.....	bushels 6,417,952

#### TOTAL RECEIPTS OF CORN.

1877.....	bushels 5,881,703
1878.....	bushels 4,911,529
1879.....	bushels 4,121,904

#### BEEF AND PORK PACKING.

Number of cattle and hogs packed in Kansas City:

	Cattle.	Hogs.
1878.....	18,756	349,097
1879.....	29,141	366,880

The average amount of slaughter per diem, at the largest packing-house now in operation in this section, aggregates: Hogs, 5,000; cattle, 1,500.

#### MINERALS.

The transactions in this department, for the year 1879, were as follows:

Tons of coal received .....	212,288
Pounds of zinc received.....	16,480,780
Pounds of pig lead received.....	16,390,026
Pounds of ore.....	53,688,880

The shipments in this department were:

Tons of coal.....	129,091
Pounds of zinc.....	15,931,793
Pounds of pig lead.....	32,371,059
Pounds of ore.....	55,709,497

## WHOLESALE TRADE.

The wholesale trade in Kansas City, for the year 1879, in the following departments, aggregate, as follows:

Groceries.....	\$10,000,000
Agricultural implements.....	5,000,000
Dry goods.....	4,000,000
Drugs.....	1,000,000
Tobacco.....	900,000

In the wholesale grocery business Kansas City can boast of having several houses that would do credit to any city of thrice her wealth and population.

## PASSENGER TRAVEL.

The number of people who pass through the city over her railroads, daily and monthly, is surprising even to her own citizens. In the month of March, 1880, not less than 60,000 persons having landed at, or passed through the city. In that month alone 30,000 pieces of baggage were handled at the Union Depot, not including grip sacks and hand trunks, constituting the chief baggage of many passengers.

## WAGES.

The following are about the prices paid to employes in Kansas City:

Book-keepers.....	per month	\$40 to \$150
Barkeepers.....	do	40 to 75
Teamsters.....	per day	\$1 to \$1 50
Laborers.....	"	1 50
Plasterers.....	"	\$2 00 to \$2 50
Painters.....	"	2 00 to 2 25
Carpenters.....	"	2 00 to 2 50
Bricklayers.....	"	2 50 to 3 00
Stone masons.....	"	2 50 to 3 50
Dry goods clerks.....	per week	\$10 00 to 12 00
Clothing house clerks...	"	10 00 to 12 00
Grocery clerks.....	"	10 00 to 12 00
Drug clerks.....	per month	\$40 to \$75

## TAXATION.

In this city, the State, county, city and school tax, all together, is raised by a total levy of about \$4.10 on the hundred dollars. This year the levy is estimated as follows:

City.....	2 1-4 c
School.....	4 mills
School special.....	2 mills
County levy.....	3 1-2 mills
State.....	3 mills

This would make the total levy 3.483 1-3 cents on the dollar.

## MANUFACTURES.

Of the standard industries of Kansas City, that of the agricultural implement and vehicle trade stands at the head of the list. This great industry of itself is a test of what Kansas City is, and is yet to be. At every annual Industrial Exposition for the past eleven years, the magnitude of this great and still increasing business, is a subject of vast interest to thousands of visitors. Acres of the latest and most approved inventions may there be seen, and it is claimed that no other city in America can approximate the display given in this one branch of trade and manufacture alone.

Of the other manufactures and industries, there are the rolling mills, the foundries, the oil mills, the

planing mills, the furniture factories, the white lead factory, the wagon and carriage factory, and many more that time and space forbid to enumerate. These industries are all being successfully carried on, giving employment to large numbers of skilled laborers, and requiring the expenditure of vast sums of money in the erection of suitable buildings and in the purchase of machinery, and all modern appliances for economic and skillful work in the several departments of business.

The manufacturing interests of Kansas City should not be considered so much with reference to enterprises already established, as to the capabilities and probabilities of the future. To illustrate this may be cited the milling interest, now in its infancy. The Kansas City market commands the best winter wheat grown in the world, at a cost of from ten to fifteen cents per bushel less than it can be purchased in any other market. The supply is unlimited, and there is a demand for the product in the South and West, and it can be shipped from Kansas City to the marts of sale as cheap as from St. Louis or any other manufacturing city. She has both fuel and water in abundance, and at rates as cheap as any other city in the West. These facts are applicable to all other kindred industries.

Kansas City will be in the future second to no other city in the Union for the magnitude and profit in its manufacture of iron. Iron ore of the best quality—the red hematite—in inexhaustible quantities, is found within one hundred miles of Kansas City, and can be profitably manufactured here. The same may be said of sheet lead and lead pipes, as well as the manufacture of white lead.

## RAILROADS AND TRANSPORTATION.

The transportation facilities of Kansas City, and the magnificent array of railroads terminating there, and tributary thereto, are worthy of detailed mention:

The Hannibal & St. Joseph Railroad, the Kansas Pacific Railroad, the Kansas City, Lawrence & Southern Railroad, the Kansas City, Fort Scott & Gulf Railroad, the Chicago & Alton Railroad, the Atchison & Nebraska Railroad, the Kansas City, St. Joseph & Council Bluffs Railroad, the Missouri Pacific Railway, the Missouri, Kansas & Texas Railway, the Wabash, St. Louis & Pacific Railway, the Atchison, Topeka & Santa Fe Railroad, the Kansas City & Eastern Railroad (narrow gauge). Kansas City is also interested in the construction of the following new lines, and branches of roads, some of which are now in process of completion, and, when constructed, will add new and increased facilities to her growing commerce and trade:

These are the Kansas City, Burlington & Santa Fe Railroad, to be extended from Burlington to Wichita, in Kansas.

An extension of the Kansas City, Lawrence & Southern Railroad, from Independence, Kansas, westward through the southern counties of the State, seventy-five miles of which have been already constructed.

The Kansas City & Southern Railroad (the old Memphis road) has been recently purchased by Boston capitalists, and is being built from Kansas City to Osceola, with a branch to the coal fields of Bates County. Sixty miles of steel rails for this road have already been purchased.

There is also a line of railroad soon to be constructed from Pleasant Hill, Cass County, Missouri, by way of Rich Hill, in Bates County, via Nevada, in Vernon County, Jay Gould furnishing the money for this enterprise; his object being to obtain a permanent supply of coal for his other railroads in the West.

The Fort Scott & Gulf Railroad will soon construct a branch from some point on its line, south of Kansas City, to the coal fields of Bates County. The Atchison, Topeka & Santa Fe Railroad has, within the past few days, extended its road to Albuquerque, New Mexico, and thence will construct three branches—one to Guyamas, on the Pacific coast; one to San Francisco, and one to the City of Mexico.

The freights that these completed roads carry, the following comparative statement will show:

Freights received in Kansas City, 1878.....	2,425,904,917 lbs.
Freights received in Kansas City, 1879.....	3,789,471,508 lbs.
Shipments from Kansas City, 1878.....	2,038,866,446 lbs.
Shipments from Kansas City, 1879.....	7,903,562,344 lbs.

This statement includes the freight of the Kansas City, Lawrence & Southern, and Missouri, Kansas & Texas, to Olathe and Fort Scott.

#### NEWSPAPERS AND PERIODICALS.

There are two daily morning newspapers of eight pages, six columns each, with constantly increasing circulation, issuing numbers every Sunday morning, of twelve and sixteen pages. These are: The Kansas City Journal (daily and weekly); the Kansas City Times (daily and weekly); the Kansas City Mail (evening daily and weekly); the Post and Tribune (German daily); the Westliche Volkszeitung (German weekly); the Herald des Westens (German); the Kansas City Price Current, the Daily Live Stock Report, the Merchants' Exchange Daily Indicator, the Commercial Indicator, the Daily Pioneer, the Western Sentinel, the Kansas Pilot, the Western Review of Science and Industry, the Catholic Tribune, the Catholic Banner, the Saturday Evening Herald, Continent Presbyterian, and Stock Farm Home Weekly.

These institutions exhibit every indication of great prosperity and success, many of them being conducted with as much ability and talent as any publications in the land.

#### EDUCATIONAL FACILITIES.

The valuation of public school property in Kansas City approximates.....	\$ 175,000.00
Number of children between school ages.....	15,275.00
Showing an increase in 1879 of....	4,000.00
Number of teachers employed in 1879.....	75
Number of teachers required another term.....	85
Teachers' salaries from \$40 to \$140 per month.	

Spalding's Commercial College, College of Physicians and Surgeons, Kansas City Academy of Science, Kansas City Medical Society, St. Teresa's Academy.

#### THE OTHER PROMINENT INSTITUTIONS

of Kansas City are her Board of Trade, with a membership of 201; a Fire Department, a Waterworks Company, a Board of Health, a Board of Police Commissioners, a Board of Education; hospitals, 3; cemeteries, 3; express companies, 3; churches, 34; telephone companies, 2; banks, 5; telegraph companies, 3; street railways, 4; public schools, 10; academies and colleges, 5; libraries, 2; secret societies, 5; benevolent societies, 12; building associations, 4; incorporated companies and miscellaneous societies, 25.

The courts of Kansas City are: The Circuit Court, Special Law and Equity Court, Criminal Court, Probate Court, United States Circuit Court, and Recorder's Court.

#### PUBLIC BUILDINGS.

The wonderful growth of Kansas City can in no way be more truthfully exemplified than in noting the number and character of her buildings, both public and private, erected during the year 1879. There have been completed not less than sixteen hundred within that time, at an aggregate cost of one million five hundred thousand dollars; and it is confidently believed that the year 1880 will witness a growth far in excess of any yet known in her past history.

The most important public structure now in process of building, is the United States post-office and custom-house, an appropriation of \$200,000 having been made by the General Government to be expended in its erection.

The stock yards of Kansas City may be mentioned as ranking with the largest and most perfect in the country, possessing a stock exchange building, which, for convenience and beauty of structure, is without a rival. The traveling public need not be told of the magnificent Union Depot building, costing not less than \$300,000, which, in style of architecture and unique arrangements, is not surpassed by any building of its kind either east or west.

#### BANKING MATTERS.

The banking capital of Kansas City, while not as large as the business interests of the city warrant, is still sufficient to meet the present demands of trade, there being invested at this time about one million dollars in banks commanding the confidence of the capitalists and small depositors.

The daily deposits of one of the largest banks at the present time is about \$175,000.

From an examination of a statement of the percentage of increase of clearings for the year 1879, in all the clearing houses of the cities east of the Rocky Mountains, it will be seen that, while the values of business have been increased generally, the increase has been the largest and most significant at Kansas City, it being sixty-eight and eight tenths.

The building contemplated during the year 1880 will require the manufacture of at least 40,000,000 bricks, and it is believed that the yards now in operation will meet this demand.

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**KANSAS CITY OF TO-DAY.**

An idea of what Kansas City is to-day may be seen from the above statements. The climate is pure, and good, and high, and healthy. The educational corps will bear comparison with that of any other city of our land. Society numbers hundreds and thousands of the best and most thoroughly educated

of this country and Europe. No stranger may feel at loss for association. Through proper and legitimate channels, there are society and friendship and hospitality for all. There is land enough and room enough. Each day develops new enterprises and new industries, thus furnishing business enough for all who have the energy, capacity and ability to seek for it.

## St. Joseph.

St. Joseph is situated on the east bank of the Missouri, 520 miles from its mouth, 2,000 miles from the great falls, nearly 1,300 miles below the mouth of the Yellowstone, 250 miles west of St. Louis, with which it is connected by three different lines of railroad, and 180 miles on an air line from the Mississippi River. The latitude of St. Joseph is 39° 47' north, and the same parallel passes through Indianapolis, and within less than four miles of Denver, Colorado, Springfield, Illinois, and the famous Mason and Dixon's line, separating Maryland and Pennsylvania, reaching the Atlantic coast half way from Cape May to New York City, and the Pacific, two degrees north of San Francisco, near Cape Mendocino. It runs about seven miles south of Columbus, Ohio; eleven south of Philadelphia, and from forty to fifty miles north of Cincinnati, Washington and Baltimore.

St. Joseph is in longitude 94° 55' west, and is the most

### WESTERN CITY OF MISSOURI.

Its meridian passes through Galveston on the south, and Lake Starka on the north. Situated mid-way and on an air line between the Lake of the Woods and Galveston Bay, Cape Cod and Los Angeles, the mouth of the Yellowstone and Mobile Bay, and on a straight line from St. Louis to Cheyenne, from Chicago to Santa Fe, and from St. Paul and Duluth to San Antonio, in Texas, it is more centrally and advantageously situated than any other important city in the country. It is a half-way point between the two oceans, on the great highway between the Occident and the Orient, the natural distributing point for half the continent, and the most eligible location for the great city which it is rapidly becoming, of any place between the Mississippi River and the Pacific coast.

### BIRD'S-EYE VIEW.

St. Joseph has an altitude of about 1,030 feet above the sea, which is 200 feet higher than St. Paul, 400 feet higher than Chicago, and nearly 600 feet higher than St. Louis. The city is romantically and beautifully situated, the business portion lying in a huge basin on a great bend in the Missouri River, while the residence part of the city clambers up the mound-shaped hills, which rise on all sides like a vast amphitheatre. Magnificent building sites on these hills have been secured, and elegant mansions crown the summits in all directions. It will be readily perceived that the founder of this city, Joseph Robidoux, a man of great sagacity, chose this location with reference to its future. He already knew that it was the great gateway to the northwest, if he did not realize that it was in the direct highway of inter-oceanic and international commerce. From four to five thousand miles of navigable waters concentrate in the Missouri, above this city, and southward its water communication is open to the sea.

### HISTORY AND POPULATION.

It is three quarters of a century since Joseph Robidoux built the first cabin, at the foot of Black-snake Hills, and making it an Indian trading post, laid the foundation for a great city. It was forty years after this, however, before any town was laid out, and the trading post became dignified by a name; seventeen years before Missouri was a State, and twice that number of years before the Platte Purchase was made part of it and the Indian title extinguished. Since that time St. Joseph has grown steadily, step by step, until to-day she is a city numbering 40,000 inhabitants, with all the appliances and surroundings that make a great center of wealth and population.

In 1846 she had a population of 800, and in that year, so eventful in American history, she became the

### COUNTY SEAT OF BUCHANAN COUNTY.

Since then she has had an average increase in her population, each year of more than a thousand, and her wealth and importance have grown in proportion. At no period in her history has there been any spasmodic growth, and neither has there been any sign of a retrograde movement. Like all the cities of this country, she has felt seriously the effects of the financial depression of the past six or seven years; but 1879 marked a new era in her history, and her growth the past year has been something marvelous. Not only has there been a large increase of population, but a wonderful impetus has been felt in every branch of trade and industry. Over two thousand new houses have been erected, among them several magnificent business blocks, and the present indications are that building will continue during the whole of 1880.

### TRADE AND COMMERCE.

It is safe to say that no city of its size in the United States surpasses St. Joseph in the magnitude of its commercial operations. Situated in the heart of one of the finest agricultural districts on the continent, it is not strange that this should be pre-eminently a commercial city. During the year 1879 the trade of St. Joseph aggregated fifty millions, and for 1880 it will be almost a third larger. Her wholesale trade extends all over Northwest Missouri into Southwest and Western Iowa; into Dakota, Montana, Wyoming, Utah, Colorado, New Mexico, Texas and California, and throughout Kansas and Nebraska. She has about fifty exclusively jobbing houses, which keep over three hundred commercial travelers constantly in the field. Last year one traveling man for one of the largest dry goods houses sold \$100,900 worth of goods on the road, and a representative of one of the millinery houses sold more goods on the line of the Atchison, Topeka & Santa Fe road than were sold in his line by the combined houses of any other

city, including Chicago, St. Louis and New York. Most of the jobbing houses of this city have very large capitals, seven of them being quoted at A "1" (first class), and having branches in Kansas City, Omaha and other towns. There is plenty of room for additional jobbing houses, and several branches of business would pay well. A paper house, a furniture house, and several others that might be named, would undoubtedly succeed admirably.

#### JOBGING TRADE.

The following carefully compiled figures represent the jobbing trade of St. Joseph for 1879 in the leading lines:

	Increase per cent. over 1878.	1879.
Groceries.....	20	\$ 9,500,000
Dry goods.....	40	10,000,000
Boots and shoes.....	25	2,125,000
Wines and liquors.....	25	2,000,000
Drugs and paints.....	33½	3,600,000
Iron, hardware, etc.....	40	3,000,000
Hats and caps.....	60	1,987,500
Clothing.....	25	1,875,000
Lumber.....	—	2,312,500
Saddlery, etc.....	—	980,000
Total.....		\$36,460,000

#### CONCERNING THE COMMERCIAL PROSPERITY

of this city it may be truthfully said that St. Joseph, which twenty-five years ago was a mere frontier trading post, now contains a thriving, active, pushing population of upward of thirty thousand people. Every department of commerce and industry is represented. Over a million dollars have been expended in the last twelve months in the erection of new buildings. The wholesale and retail trade is figured above \$40,000,000 annually, whilst it is said that there are no fewer than eight commercial houses which have a cash capital of \$1,000,000 each. The business of the city has increased nearly one-third within the past year. There are fifteen miles of improved streets, and twenty miles of water mains have been laid or are under contract.

#### THE GRAIN TRADE.

The grain trade of the city has increased very notably during the past two years. It is stated, on reliable authority, that there is handled at this point 15,000,000 bushels of corn, 5,000,000 of wheat, 250,000 rye, and 500,000 barley, per annum.

#### STOCK-YARDS AND PACKING-HOUSES.

The stock-yards cover seven acres, and belong to a stock company. There are received at the yards 120,000 to 150,000 hogs per annum, and 10,000 to 12,000 cattle. The figures do not include direct shipments to several large packing-houses, which will increase the number of hogs to 300,000.

There are four packing-houses in this city—one having a capacity of 15,000 hogs per day; and, at Winthrop, in this county, is located the largest establishment of the kind in the West. It will be

noted, from the large receipts of corn reported, that this section would naturally be a great hog country, and is, perhaps, the best district of that kind in the entire West.

#### MANUFACTURES.

St. Joseph is rapidly becoming an important manufacturing city, and every year witnesses a large addition to her facilities in this direction. The following is a partial list of her manufacturing enterprises: Extensive stone works, two ax handle manufactories, one baking powder manufactory, two basket makers, two boiler makers, five boot and shoe manufactories, two box manufactories, five breweries, one broom manufactory, four candy manufactories, five carriage manufactories, eighteen cigar manufactories, eight cooperages, one copper and sheet iron worker, two cracker manufactories, one dyeing establishment, three foundries and machine shops, four flour mills, three furniture manufactories (one, the largest in the West, employing 200 men), one hosiery manufactory, five pork and beef packing-houses, four manufactories of patent medicines, four planing mills, three potteries, four book binderies, six saddle and harness makers, two soap manufactories, one fruit and vegetable canning establishment (employing 500 men), three soda water manufactories, ten manufactories of tin work, one Terra Cotta establishment, two manufactories of trunks and valises, four vinegar manufactories, eight wagon manufactories, one whip manufactory, one woolen mill, one stove manufactory, one large clothing manufactory, besides numerous smaller establishments, making a grand total of 131 manufacturing establishments, employing over 3,000 men, and manufacturing products to the amount of many million dollars.

#### PUBLIC BUILDINGS.

The public buildings of St. Joseph are among the finest in the State, not even excepting St. Louis. The court house, reaching from one street to the other, with large wings, commodious halls and roomy corridors, the city hall and market house, Tootle's Opera House, the finest and most convenient west of Cincinnati, the Female College building, the Convent of the Sacred Heart, State Lunatic Asylum No. 2, and other buildings would adorn any city in the Union. In addition to these, a \$200,000 Union Depot, of the best kind, has been contracted for, and will be erected this season, and a bill is now before Congress for the erection of a custom-house and post-office building here. In addition to these, are

#### NUMEROUS SCHOOL HOUSES,

churches, wholesale and retail store buildings, that stand as enduring evidences of the enterprise and wealth of the city. The city has begun the construction of an extensive and efficient system of water works, which will be completed by the first of July next, and capable of supplying a city of 100,000 people with the best of water. There are numerous churches, and as good a system of public schools as there is in the entire country. The educational interests will be treated elsewhere.

## RAILROADS.

No city of its size in the Union possesses superior railroad facilities to St. Joseph. Ten railroad lines converge there, making it pre-eminently the railroad center of the great Northwest. These roads are the Hannibal & St. Joseph, the pioneer road of the State, extending east across the entire State to Hannibal and Quincy on the Mississippi River, where connection is made with all Eastern lines; the Wabash, St. Louis & Pacific, forming a direct line to St. Louis; the St. Joseph & Western, extending across the great iron bridge, through Kansas and Nebraska; and making direct connection at Grand Island with the Union Pacific, of which it is really a part; the Missouri Pacific, another connecting line with St. Louis; the Kansas City, St. Joseph & Council Bluffs, extending south to Kansas City and north to Omaha, with its Nodaway Valley Branch, extending through the rich Nodaway Valley, and its Chicago Branch, making direct connection with the Chicago, Burling-

ton & Quincy, and the Atchison, Topeka & Santa Fe; the St. Joseph & Des Moines, now owned and operated by the Chicago, Burlington & Quincy; the Chicago, Rock Island & Pacific, and the Atchison & Nebraska. The Chicago & Alton, and the Atchison, Topeka & Santa Fe will also shortly run lines into St. Joseph, making a grand concentration of eleven railroads into this important city.

## CONCLUSION.

To all classes of business men, tradesmen and mechanics, "St. Joe" offers inducements second to none. A healthy, mild and salubrious climate, a first-class location, free-hearted, social intercourse, and upright business connections are among them. There is plenty of room, and, although the above description is brief, the advantages offered should be carefully taken into consideration before a choice of location is made.



THE MISSOURI IMMIGRATION SOCIETY was organized for the purpose of promoting immigration and inviting capital to the State by reliable publications which will make known its advantages and attractions.

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It will have no connection with any land agency nor become pecuniarily interested in the sale of lands ; but will be prepared to furnish the names of responsible parties in all parts of the State to whom inquiries concerning such matters may be addressed.

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Advance agents of colonies, and others seeking a location, will be assisted in making an examination of the State, or any part of it, also in securing special rates of transportation, by railroad or rivers.

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For special information of any character, address

MISSOURI IMMIGRATION SOCIETY,

St. Louis, Missouri,

U. S. A.

# ADAIR COUNTY.

Adair County is most favorably located in the second tier of counties south of the Iowa State Line, and on the third tier west of the Mississippi River, and has a population of 15,176.

## RAILROAD FACILITIES.

It is easy of access from all directions, as the Wabash, St. Louis & Pacific Railway, with its many connections, intersects the county from north to south, and Kirksville is the present terminus of the Quincy, Missouri & Pacific Railway. A glance at the map will show the facilities afforded by these lines for the direct shipment of grain and produce of all kinds to the prominent markets of the country, as well as the importation of merchandise, a lively competition for freight preventing the high tariffs which frequently absorb the hard earnings of the farmer in counties where one line of railroad has full sway to dictate rates.

## LAND, SURFACE, SCENERY AND TIMBER.

The general surface of the county is undulating, agreeably interspersed with hill and dale. Something over one-half of the county consists of rolling prairie land and the remainder is covered with a luxuriant growth of timber of the best varieties, among which may be mentioned oak, walnut, hickory, linden, or bass-wood, and hard and soft maple.

## IRRIGATION AND WATER-POWER.

The county is plentifully and abundantly supplied with water. The Chariton River, a fine, swiftly-running stream, with innumerable good water-power sites, divides the county from north to south through its western part, while Salt River, a smaller stream, takes the same course in the eastern half of the county.

## CHARACTER OF LAND AND PRODUCTIONS.

The lands are rich and fertile, producing large yields of wheat, corn, rye and oats, all the varieties

of fruits usually to be found in this latitude, and are especially adapted to the growth of clover, timothy and genuine blue grass, the richness, abundance and variety of its pasturage particularly recommending it as one of the best grazing districts in the State.

## MINERALS.

Large and seemingly inexhaustible beds of good coal abound, and those mines which have been developed are producing satisfactorily, both as regards quantity and quality. Limestone and sandstone suitable for building purposes also abound in various sections.

## EDUCATIONAL FACILITIES.

It is a fact universally conceded that the best interests of County or State are promoted by a proper attention to the education of youth. The school system of Adair County is well organized and in effective working order. More than one hundred and twenty commodious public schools are now in use, and at Kirksville is located the State Normal School, which has an average attendance of about four hundred students. This institution, one of the best, is supported by the State, and possesses a corps of able and energetic teachers.

## TOWNS AND VILLAGES.

Kirksville, the county seat, is an attractive, thriving town of 3,000 inhabitants, situated in the center of the county, and its location is unsurpassed as to climate and healthfulness. As the distributing point of the county, its business is in a flourishing condition. Excellent water can be obtained at a depth of from fifteen to twenty feet, and the supply is never exhausted. There are eight religious edifices in the town: the Methodists have two handsome churches, the Presbyterians two, the Baptists two, the Episcopalians one, and the Christians one. The Sabbath schools of all have a good attendance.

# ANDREW COUNTY.

Andrew County is bounded on the north by Nodaway County, on the east by Gentry and De Kalb Counties, on the south by Buchanan County, on the southwest, for about twelve miles, by the Missouri River, and on the west by Holt County, the Nodaway River being the line between the two counties for the greater portion of the mutual boundary. It is almost square, being about twenty miles from one boundary line to its parallel, and its area comprises about 273,025 acres.

## POPULATION.

Its population, in 1870, footed up 15,137, and the increase since that period has not been very great. A census was taken in 1876 which did not vary materially from that taken in 1870.

## PROPERTY VALUATION AND FINANCE.

The valuation of property in the county, as returned for taxation for the last year, totals \$4,617,773. The taxation is very low. The county does not owe a dollar, is perfectly free from debt and has learned the lesson of economy from experience, having paid nearly a quarter of a million of railroad bonds, and a debt is not likely to again occur in the history of the county until the old generation has passed away and the constitutional provision prohibiting counties from going into debt shall be removed.

## SOIL, WATER AND PRODUCTS.

Andrew County is exceedingly well watered, every portion of the county abounding in running

streams, and fine springs being exceedingly abundant. The section of land in this county, without either a spring or running stream upon its boundary, or within its limits, is the exception; while almost every quarter section is blessed with plenty of stock water. The timbered portion of this county is usually a dark brown calcareous soil, overlaid by vegetable mold, with a clay subsoil. This subsoil is open and readily permits the surface moisture to pass through. The timber soil is light, friable, and is by no means difficult to cultivate. Blue or June grass takes kindly to the timber soil, and grows with that rank luxuriance which characterizes the Blue Grass region of Kentucky. The rock which underlies this timber land is most frequently limestone. No better wheat soil can be found in the northwest, while it is well adapted to the whole circle of small grains. The timber is usually oak, walnut, elm, hickory, sugar, maple and hackberry. The hackberry land is what is known here as "hemp land," and in the decade preceding the rebellion no higher compliment could be paid to any locality by a Missourian than to say, "that's hemp land." Corn is here, as elsewhere throughout the country, the staple crop, and on no upland soil in the West does it succeed better. Tame grasses find here a congenial soil, and yield well, while the entire list of garden vegetables yield enormously. The area of the timber land is about three-fifths of the area of the entire county, and is uniformly good. There are very few acres of upland in the county which are not susceptible of cultivation. Occasionally on a hill-side there may be an outcropping rock, but these outcroppings are confined to limited localities, and even these are well adapted to fruit culture. There are no timbered "barren lands," as are frequently found East. Even the brows and steep sides of the bluffs are capable of producing crops of cereals.

About two-fifths of the surface area is upland, rolling prairie. Its soil is the usual black vegetable mold, consisting of the accumulated debris of decayed vegetation, which for centuries has been piled, layer upon layer, until it has reached a depth of from two to four feet. The subsoil is silicious clay, open, light and fertile. This soil is of unsurpassable fertility, capable of producing immense crops of all the cereals, and every vegetable known to this latitude. The soil dries out remarkably quick after rains. One day the country will be muddy, mud everywhere and almost unfathomable; the next day the warm sun and drying winds come, and by noon plows are running, and the roads, as if by magic, become firm and solid. Winter wheat, in the timbered portions of the county, is considered a certain crop. It is the opinion of those best qualified to judge that the average yield of winter wheat is about fifteen bushels per acre, one year with another. Oats, barley, rye and buckwheat yield large crops. Potatoes are exceedingly fine and yield well, bringing uniformly good prices. Sorghum grows thriftily and is considerably cultivated.

From proximity to St. Joseph, market gardening is found to pay, and as that city increases in population there will be an increasing demand for the product of market gardens and "truck patches."

## FRUIT CULTURE.

The soil is peculiarly adapted to the growing of apples, pears, plums and grapes, while nowhere in the West do small fruits succeed better. Jackson, Lincoln, Jefferson, and a portion of Nodaway townships, have that peculiar soil, which is the finest fruit soil ever seen. Its peculiarity consists in its deep impregnation with salts and oxides of iron and chalk, or some form of marl. There is no need of drainage where this soil predominates. The plow will sufficiently prepare the soil for any variety of fruit, hence vineyards and orchards can be planted here with but very little expense or trouble. The climate is mild, the mean average temperature being about 52 deg., Fahrenheit, while in the townships mentioned, enough of the primitive forest has been left to furnish to almost every orchard a protecting timber belt. Apple orchards are numerous, while almost every farmer is planting trees by the hundred, and in many cases by the thousand. In Lincoln township, near the village of Amazonia, as well as elsewhere in the county, considerable vineyards have been for some years in cultivation, and the success that has attended grape-growing especially in that locality has induced many others to embark in it. The older vineyards belong mostly to Switzers, who were familiar with grape-growing in Switzerland. North, northwest and west, lies an immense, fertile and populous country, that, from its lack of protecting timber belts, and low average temperature, can never supply its own demand for any but a few of the most hardy fruits. That country depends upon Missouri for much of the larger portion of its supply, and the counties of the Platte Purchase are the first fruit-producing counties they will strike when coming to Missouri for their fruit. The magnitude of this fruit trade is already very great, and is year by year increasing. Hundreds of wagons from Iowa, Kansas and Nebraska, each autumn visit the county, and are loaded down with Andrew County apples, pears, peaches and grapes, while by rail, buyers come from Omaha and the plains, who buy the product of whole orchards, taking the fruit, at high prices, from the trees, for shipment west. The orchardist has no trouble with his crop. He plants his orchard and cares for it until it comes to bearing, and then he sells, if so desiring, the product on the trees. There is no gathering, no unsalable fruit, no bills to collect; it is cash in hand, at highly remunerative prices. Here apples are a tolerably sure crop, and are of a very superior quality, too. It has been frequently remarked by Eastern men that varieties with which they have been entirely familiar East, are here so much superior in size and flavor and general appearance, that they are no longer able to recognize them as the fruit they knew at home. The citizens are fully aware of the adaptability of the soil and climate for the production of the standard fruits, and are planting orchards at a rate that astonishes Eastern visitors.

Peaches are not a sure crop, although there have been enormous crops, while there will be a few crops in favored locations almost every year. Peaches here are exceedingly fine when they do flourish, as fine as we have ever seen in any portion of the United States, of the same varieties. In short, there

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preventing miasmatic conditions, and a temperature of an even nature: these are factors, which, in their combination, cannot but render a country healthy. and such is Andrew County. Some years ago along the river and creek bottoms, there prevailed considerable malaria, such as is incident to the settlement of all new countries, but this has passed away, yielding to the sanitary influence of the plow and drainage. Epidemics of cholera, small-pox and diseases similarly dreaded, are unknown.

#### LOW PRICES OF LAND.

Unimproved and improved lands in Andrew County can be purchased at exceedingly low prices. Unimproved land, in a good neighborhood, convenient to churches and school houses, and of as

rich soil as can be found anywhere, can be bought as low as ten dollars and ranges from that to twenty-five dollars. Improved lands range from ten dollars to seventy-five dollars an acre, according to location and improvements. It is conceded everywhere that the "bottom" has been reached in financial matters.

Andrew County upon a whole, has reason to be, and is proud of what she is able to offer new-comers. Rich soil, convenient markets, congenial people, good educational laws and schools, health and happiness, with bright prospects ahead, in improvements and all railroad conveniences, Andrew claims to be the banner county of the famous and world-renowned Platte Purchase.

## ATCHISON COUNTY.

Atchison County, the extreme northwest portion of Missouri, includes an area of 329,752 acres in that proverbially rich and fertile section of the State, known as the Platte Purchase. It is bounded on the north by Iowa, on the east by Nodaway County, on the south by Holt, and on the west by the Missouri River, which separates it from Nebraska.

#### THE TOPOGRAPHY

of this county includes three distinct classes of territory, familiarly known as the bottoms, the bluffs, and the rolling prairies. The bottoms, a peculiar feature of this section of the State, extend along the center western boundary of the county, in a belt varying from two and a half to eight miles in width, and are nearly all in cultivation, or fenced in in large tracts of pasture lands. The bluffs, which afford a pleasing relief to the otherwise monotonous aspect of a vast plain laden with exuberant crops of corn, constitute the narrow dividing line between the inexhaustible fields of this bottom land and the high rolling prairies, which extend eastward to the heavily timbered bottoms of the Nodaway River in the adjoining county of Nodaway.

#### TIMBER.

Atchison is essentially a prairie county, and timber is by no means a prominent feature of its general aspect. The supply, however, is ample for the necessary local demands of fencing, fuel, etc., the banks of the Nishnabotna, the Big Tarkio, and numerous other streams of minor import which vein the area of this fertile section, are all clothed, more or less, with cottonwood, walnut, box elder, water maple and other timber of corresponding value.

#### WATER.

Besides the ample system of inexhaustible streams which afford ample stock water for the vast herds of cattle that roam over her plains, for it is a rare thing to find in Atchison County a quarter section of land absolutely without such water, the supply for domestic purposes is readily obtained by boring at a depth of from twelve to forty feet.

#### SOIL.

The general character of the prairie, which includes an area of largely over two hundred thousand acres, is a black vegetable mould, rarely less than two and often over four feet in depth, yielding with the exceedingly slight cultivation it generally receives, crops of corn not inferior to the yields of the celebrated Miami and Sciota valleys of Ohio. The subsoil of the uplands is a rich lacustrine deposit peculiar to the rich slopes of the Missouri River. The bottoms nearly all constitute what is called in this country "made lands," and not a native formation. Hundreds of years of tillage will be insufficient to exhaust the incomparable richness of these lands.

#### AGRICULTURAL RESOURCES.

Timothy, clover, red top, blue grass, and all kinds of tame grasses flourish when planted in this soil. The native prairie grasses, of which there are numerous varieties, however, affords a quality of hay upon which stock thrive admirably and vast quantities are cut every year and stacked for winter's use. It is a noticeable fact that of late years the celebrated blue grass, the finest pasturage in the world, is gradually encroaching, and in the neighborhood of much pastured lands, eating out the native grasses.

Northwest Missouri is probably the banner corn country of the State, and in no section of the Platte Purchase are more exuberant crops of this staple produced than in Atchison County. The bottoms or valleys of the Missouri, the Nishnabotna and the Nodaway rivers are vast and continuous fields of this exuberant product, affording to the stranger who beholds the scene for the first time a picture of novelty, suggestive of boundless agricultural wealth, which never fails to leave a lasting impression on the mind. Sixty bushels to the acre on the uplands is considered less than an ordinary yield, and eighty bushels of corn per acre in the bottoms, a yield that is expected from very slight cultivation. In an extraordinary corn year, many farms in the bottoms will average one hundred bushels to the acre.

Considering the exceedingly slight cultivation that is bestowed on these lands, these results are truly enormous. The latest improved agricultural machinery of all kinds is used in this county; such an implement as a hand hoe is scarcely known, riding plows for breaking and two-hand cultivators for tending being almost exclusively used. The present corn crop of Atchison County is estimated at nearly 6,000,000 bushels.

Other grains are cultivated and do well, though corn is the great staple. Oats, barley, rye, buckwheat, sorghum, flax, hemp, tobacco and other products do well. Of late years winter wheat has proven a success and large quantities are sown.

No better fruit country exists anywhere. Several well-stocked nurseries exist in different parts of the county. One of these, about four miles east of Rockport, has been in successful operation ten years, and nearly every farmer that is already provided is putting out his orchard. Experience has proven that the comparatively rude bluff districts are admirably adapted to the growth of the apple, and no finer quality of fruit of this kind is produced anywhere than in Atchison County. The culture of the grape is also becoming an important element of industry.

#### LIVE STOCK.

The raising of cattle, hogs and mules constitutes one of the great industries of Atchison County, and is justly regarded as a safe and lucrative business. A vast proportion of the corn raised in the county is fed there to immense herds which are fattened and exported to Eastern markets. Nearly every farmer in the county raises more or less of cattle, hogs or mules for export. A few very large stock feeders and farmers are also located here.

Counting the vast amount of vacant land awaiting the immigrant purchaser, the industry of stock-raising, which, as yet, is but in its infancy, is, in its present results, enormous. Not less than 1,800 or 2,000 car loads of cattle, hogs, sheep and mules have been shipped from different points in the county during the past year, representing an aggregate value of from \$1,600,000 to \$1,800,000.

#### CHARACTER OF LIVE STOCK.

Experience has taught the stock men of this county the necessity of cultivating only superior breeds; and what are known as scrub cattle and scrub hogs are rapidly disappearing, while high-grade short-horn cattle, Berkshire and Poland-China swine have taken their places. Readers of this article will probably be surprised to learn that from twenty-five to forty per cent. per annum is no extraordinary return for judicious investments in the raising of live stock in this county. Such, however, is nevertheless the fact; nor is it extraordinary when one considers the exceedingly low rate at which the best lands in the county sell, and the enormous yield of these lands.

#### CHEAP LANDS.

The question is frequently asked why is land on the woodless prairies of Kansas and Nebraska sold for such higher prices than the magnificent grain lands of Northwest Missouri, and their contiguity of excellent timber? The answer is simply from the fact that Kansas and Nebraska have been industri-

ously advertised, while Northwest Missouri, in every respect a better country, is scarcely known abroad in its true character. The inexhaustible soil of Atchison County, to whose native resources we have already referred, may be purchased in its native State at from three to ten dollars per acre; and the same at from seven to eighteen dollars, with good improvements. Twenty-five dollars per acre is an extraordinary price for the best improved land in the county.

#### RAILWAY AND SHIPPING FACILITIES.

The Kansas City, St. Joseph & Council Bluffs Railroad traverses the entire western section of the county, connecting with the great trunk lines East and West. An extension of the Clarinda Branch of the Chicago, Burlington & Quincy is projected, and will doubtless be built at an early day. The main shipping points in the county at present are Phelps City and Watson, to which we shall presently refer.

#### SYSTEM OF PUBLIC SCHOOLS.

These number seventy-three, all provided with excellent and generally new buildings. These free schools are maintained by an inalienable fund, amounting to nearly \$135,000. Ten per cent. of this fund goes to the support of her free schools. Public fines and penalties, her apportionment of the State fund, and a small direct tax, contribute to render her school fund the largest, in proportion to her population, of any county in the State.

#### SCHOOLS, CHURCHES, PUBLIC BUILDINGS.

The high school building is a large, plain two-story brick structure. The graded school which has only been built a few years, is a handsome two-story brick structure with a mansard roof. The Methodists, German Lutherans and Baptists have each good brick places of worship. The Presbyterians have a neat frame structure. The court house is a plain two-story brick building, adapted to the present wants of the country. About three-quarters of a mile from Rockport is the Poor Farm of 250 acres. The poor house is a substantial three-story brick building, which cost about \$6,000. With all this provisions for the poor, however, the building has at present but three inmates. Paupers are rare birds in this country.

#### FINANCIAL CONDITION.

Atchison County owes not one dollar of bonded debt, an item worthy of no small consideration to the immigrant seeking a home in a new country.

#### THE PEOPLE

of Atchison County are largely drawn from the Eastern and Northern States, with many representative citizens from the Old Dominion, Kentucky and Tennessee, as well as native Missourians. Perhaps in no part of the Union will you find less sectional animosity, and more harmony and general good feeling among the people than exists here. The enterprising immigrant, be his former home where it may, is welcomed with a generous sentiment of good feeling by all who earnestly desire the advancement and permanent prosperity of their country.

#### TOWNS AND VILLAGES.

Rockport, the county seat, located on the banks of Rock Creek, about five miles east of Phelps City, on

the Kansas City, St. Joseph & Council Bluffs Railway, is one of the most elegantly and substantially built towns of its population (nearly 1,000) in the West. Many of the business houses are of brick, and in point of appearance, would be creditable to a city of 20,000 inhabitants.

The business men of this live little city rank with the most prosperous and enterprising in this part of the country. All branches of ordinary legitimate trade are well represented.

The principal railroad station in Atchison County is Phelps City, about five miles west of Rockport, in the center of the great Missouri River bottom, surrounded by vast fields of towering corn. Its importance is mainly due to the fact of its being the shipping point for Rockport—over 1,400 car loads of grain and stock being shipped during the past year

—and also, to some extent, from Brownville, Nebraska, three miles distant. It has a population of about 300.

#### WATSON,

five and a half miles above Phelps City, and about eight miles south of Hamburg, Iowa, is also an important shipping point on the railroad, as well as a flourishing commercial center, about as large a place as Phelps. The shipments of grain and live stock from Watson during the year amount to 1,000 car loads.

#### CENTER POINT

is an important trading point a few miles east of Rockport. It contains several important business houses and a population of about 100. It seems to possess the elements of future prosperity.

## AUDRAIN COUNTY.

This county, one of the newer counties of North-eastern Missouri, was settled as late as 1829, and formally organized in 1836. It has an area of 680½ square miles—441,927 acres—is located about thirty miles west of the Mississippi, on the divide between the Mississippi and Missouri Rivers, in the latitude of Cincinnati and Washington, has a mean altitude of eight hundred feet above the sea level, and is bounded by Pike, Ralls, Monroe, Randolph, Boone, Callaway and Montgomery Counties. Eighty per cent. of the county lies upon the "Grand Prairie," the remaining twenty per cent. being covered with well-wooded forests of oak, hickory, ash, elm, walnut, sycamore, maple, hackberry, cottonwood and linden, the forests lying along the numerous streams, and giving an abundant supply of timber and fuel to every township in the county. The county is rich in other

#### NATURAL RESOURCES.

Coal of excellent quality underlies three-fourths of the county, cropping out in eighteen to thirty-six-inch veins along the streams and is easily worked by "stripping." Every township is supplied with massive quarries of limestone of free stratification and fine quality for building uses. A score of streams with numerous springs and spring-brooks, living wells, cisterns, and artificial ponds give an abundant and well-distributed water supply. The graceful prairie undulations, high, rolling woodlands, intervening valleys, ravines and intervals make up a most charming landscape and give admirable natural drainage to the entire county. There are no malarial-breeding swamps, marshes or lagoons, and the pure water and pure, invigorating atmosphere of this divide, or water-shed, give a high average of health to man and beast. The surface soil of the county is generally a dark alluvial, rich in humus, from ten to thirty inches deep, rich and flexible, easily worked and very productive. The subsoil is rich in siliceous matter, lime, magnesia, alumina and organic matter, and in conjunction with the surface soils, forms the most indestructible and versatile basis for agriculture known to husbandry.

#### RANGE OF FARM PRODUCTION.

The extent and wide range of production is a high compliment to the county. All the grains, vegetables, fruits and grasses grown within the great middle belt of the Union flourish in this soil. Corn is the great staple, gives a yield of thirty-five to seventy-five bushels per acre, and is largely grown for feed and export.

Wheat yields from fourteen to thirty-five bushels per acre, is largely produced and is a popular crop. Oats, barley and rye are successful and profitable crops. Broom corn, tobacco, sorghum, millet, Hungarian, and the whole catalogue of field and garden vegetables are an unqualified success. As a grass-growing country, Audrain County ranks with the finest in the West. Blue grass is indigenous and makes a magnificent growth in every part of the county. The timothy and clover meadows are among the finest in the State. White clover is a universal and profitable herbage. The wild prairie grasses make a rich growth in all the newer portions of the county.

#### STOCK HUSBANDRY.

Stock-raising is the leading industry and takes grand proportions. Thoroughbred horses, cattle, sheep and swine are kept in good numbers, and the herds of high grade short-horns, well-bred Cotswolds, Downs, Berkshires, Poland Chinas, mules and horses give the county high rank in the great stock markets. Large numbers of model short-horn steers are fed for the European trade and the extent of the live stock industry is surprising. The Assessor returns horses, 6,544; mules, 2,551; cattle, 22,179; sheep, 21,372; and 23,269 swine, for the county. The yearly export of fat cattle, sheep and swine and surplus horses and mules foots up 1,400 car loads, worth, at current prices, \$1,500,000. Pasturage is good for nine months of the year, many farmers grazing young stock fully ten months. The timbered bottoms, valleys and ravines afford admirable winter shelter for all kinds of live stock, and the abundant water supply, luxuriant grasses, natural shelter, mild, dry



climate, cheap grain, cheap transportation and low price of grazing lands, make Audrain County a most inviting field for ambitious stock-growers.

**FRUIT-GROWING AND VARIETY FARMING** is a success with all experienced and careful cultivators. Many fine, thrifty, fruitful orchards and vineyards, embracing the standard fruits of the medium latitudes attest the profit and pleasure of this noble industry. Variety farming is greatly favored by the location, versatility of soil, cheap transportation and mild climate, and is pursued with unflinching profit by three-fourths of the farmers.

#### NO WASTE LAND.

There is no land of this description in Audrain County, full ninety per cent. of the lands being available to the cultivator and the remaining ten per cent. adapted to blue grass and white clover from the water-line to the crown of the sharpest hill. Every farm in the county is well suited to the use of farm machinery and farm-work is never hurried or confused.

#### THE TRANSPORTATION FACILITIES

are unusually fine. There are eighty miles of railway and ten shipping stations within the county, so well distributed that three-fourths of the producers are within five miles of a railroad station. The main lines of the Chicago & Alton and the Wabash, St. Louis & Pacific railways cross the entire county, giving the producers and shippers easy, quick and cheap command of Chicago, St. Louis, Kansas City, and the entire railway system of the country. A branch of the Chicago & Alton runs from Mexico, the county seat, to Jefferson City, the capitol of the State. The probable early completion of the Hannibal & Mexico Railway will add materially to the superior facilities above mentioned.

#### THE POPULATION.

of Audrain County numbers about 20,000 and is more composite in make up than that of any other county in this division of the State. Kentucky, Virginia, the Middle, New England and Northwestern States, the Canadas, Western and Central Europe have all contributed to a social, political and religious order, as intelligent, refined, appreciative, tolerant and hospitable as can be found between the two oceans.

#### EDUCATIONAL.

The people of Audrain have built and furnished eighty-six school houses; support eighty-six free public schools one hundred and sixty-days of the year; have a permanent school fund of \$47,559; an enrollment of 5,882 school children, and give their school system a generous and enlightened support. The moral and religious status of the county is indicated by the presence and influence of twenty-six churches, representing all the leading denominations.

#### COUNTY FINANCES.

The county has been admirably managed. Though upwards of \$600,000 have been expended by the county, in the last dozen years, for railroads, county buildings, bridges and other improvements the county is practically out of debt.

The entire county indebtedness amounts to only \$20,000, all due in 1881, and the county treasury holds the surplus cash to cancel it at maturity. Upon a

total valuation of \$4,849,113, the entire tax levy (including a three-mill tax for county school purposes is but \$1.24 on the \$100, (one and one-fourth per cent).

#### PRICE OF LANDS.

In addition to the resources and advantages named, the low price of lands will also prove an attraction to immigrants. Good wild prairie and timber lands, admirable for cattle and sheep ranches, fruit or grain farms, are in the market at four to ten dollars per acre. Improved farms, forty to one thousand acres in extent, are selling at eight to twenty-five dollars per acre, the price being governed by soil, location and permanent improvements. Considering the location, quality and productive capacity of these lands, they are among the cheapest on the Western market.

#### THE TOWNS

of Audrain County offer unusual social, educational, commercial and manufacturing advantages and opportunities. Mexico, the capital of the county, has a population of 5,500, is finely located near the center of the county, abounds in elegant business sites and homes, and is surrounded by a charming farm region, and is one of the most attractive towns of its class in the West. The three railways herein mentioned, with the round house and repair shops of a division station; splendid flouring mills, a woolen factory, two grain elevators, three banks, superior hotel accommodations, opera house, ten churches, an elegant \$20,000 public school house, a \$50,000 court house, a daily and four weekly newspapers, Hardin Female College, a dozen fraternities, the finest exhibit of trade and commercial houses to be found in any town of its class in Missouri, with a cosmopolitan, intelligent and remarkably enterprising and hospitable people make Mexico one of the most inviting towns in the West. It has a yearly trade of \$2,000,000, is growing in population, building, trade, and material wealth, at the rate of twenty per cent. per annum and is destined to reach a population of 10,000 within the present decade.

Vandalia, the next important town, is located in the eastern part of the county, on the Chicago & Alton Railway, in the midst of a rich and productive farm country, has a population of 700, a large shipping and general trade, and is a growing and substantial town.

Ladonia, on the Chicago & Alton road, and Martinsburg, on the Wabash, St. Louis & Pacific line, are both substantial trading points, each representing a splendid farm country.

#### INDUCEMENTS TO IMMIGRANTS.

There are openings here for all classes of intelligent, self-reliant, self-sustaining men. The land titles are unclouded. The lands are cheaper than free homesteads on the border; taxation is nominal; educational advantages are of a high order, and the new-comer will be greeted by as cordial and hospitable a people as ever crossed the Mississippi, and will find here not cheap lands, a mild climate, generous soil and fine commercial and social conditions only, but perfect freedom to work out destiny on any plane of honest conviction and action that belong to the prerogative of the American.

## BARRY COUNTY.

Barry County is situated in the southwestern part of the State, and is bounded on the east by Stone County, north by Lawrence County, west by Newton and McDonald Counties, and south by the State of Arkansas.

### AREA AND PRODUCTIONS.

There are 806½ square miles, or 516,160 acres of land in the county, about three-fourths of which is susceptible of cultivation, and adapted to the production of wheat, rye, oats, potatoes, sorghum, cotton, and grass, and the crop of tobacco succeeds as well as in Virginia or Kentucky. Fruits of almost every variety succeed well, especially apples.

### STOCK.

Almost every portion of the county is well adapted to the raising and grazing of stock of all kinds, sheep in particular, although cattle, horses, mules and hogs, make a profitable showing.

### IRRIGATION AND WATER FACILITIES.

The county is well watered by the Big and Little Flat Creeks, Sugar, Joyce, Shoal and Payne's Creeks, and White and Roaring Rivers. The latter stream is a natural curiosity, having its source at a spring about two hundred feet deep. Bursting out from under a mountain, it runs in a southeasterly course twenty miles, and empties into White River. It furnishes an abundance of water-power for mills, factories, etc., and two large flourishing mills, are already located upon it. The water is as clear as crystal, and cool enough to drink the hottest summer weather. White River has been navigated, by small boats, as high up as the mouth of Roaring River, near the village of Golden, in this county. There are no factories in the county now, and the openings for business of this description are unexcelled.

### TOPOGRAPHY.

The eastern portion of the county is broken and hilly, with small valleys interspersed, in which the richest and most productive soil is found. This part of the county possesses an abundance of oak, and some pine, cedar and walnut timber. In the middle and western parts of the county, high rolling timber and prairie lands characterize the country.

### PRICE OF LAND.

There is very little Government lands left, but a large amount of private and railroad lands may be obtained for two to five dollars per acre, while improved lands sell at from five to twenty-five dollars per acre.

### RAILROAD FACILITIES.

The St. Louis & San Francisco Railroad, which runs along the northern boundary of the county, affords ample shipping facilities to the farmer and merchant.

### LEAD MINING.

Deposits of ore are found in limited quantities in the eastern portion of the county, which, if developed by the capitalist, would amply reward the outlay.

### RELIGIOUS, EDUCATIONAL AND SOCIAL.

All the different religious denominations are well represented among the population, and an elevated tone of society prevails. Nearly every congressional township is divided into convenient school districts, and the public schools are open four months of the year in each district and in some six and seven months.

### A MEDICINAL SPRING.

The mineral springs of this county from which flows a newly discovered medicinal water, located six miles east of the county seat, it is thought will in time become a watering place site, as quite a number of remarkable cures have been accredited lately to the virtues of the water.

### FINANCIAL CONDITION.

The county is in excellent financial condition. Taxes are low, and the county does not owe one dollar of bonded indebtedness.

### POPULATION.

The population of the county is constantly increasing, and is now estimated at 15,000.

### TOWNS AND VILLAGES.

The principal towns of the county are:

Cassville, the county seat, a prosperous business place; has four dry goods stores, two drug stores, two blacksmith shops, and two weekly newspapers.

Washburn, another point of importance, situated eight miles southwest of Cassville, and surrounded by a magnificent farming country, has several enterprising business firms and a good steam flour mill.

Corsicana, situated in the northwestern part of the county, has a good country around it, a good grist mill, and a wool carding machine, and several dry goods and drug stores, blacksmith shops, etc.

### THE FARMING INTEREST

is in a flourishing condition and considerable attention is being paid to the introduction of new and improved methods of farming, and to the importation of better strains of stock of all kinds. Farmers count on yields of from twenty-five to fifty bushels of corn and from fifteen to thirty bushels of wheat to the acre of well cultivated land.

## BARTON COUNTY.

Southwestern Missouri offers to the immigrant many prime advantages of climate, location, soil, and other natural inducements to settlement, but no portion of the State is more inviting than Barton County, which lies fairly in the center of a splendid farm, grazing, fruit and mineral region, that at the present time is attracting as much popular interest as any district in the Southwest.

Barton County lies in the western tier of counties, bordering upon Kansas, and has an area of 580 square miles, or 375,000 acres. The face of the country is much like that of the neighboring country of Kansas, about ninety per cent. being graceful prairie lands, here and there broken by charming little valleys, coursed by clear winding streams, fringed with groves of timber.

### THE CHARACTER OF SOIL.

The soil is generally a rich, dark alluvial, nearly identical with the prevailing prairie soils of Illinois, with occasional districts of gray and chocolate colored soil, each and all of them being deep, flexible, dry, easily managed, and very productive. In the valleys and bottoms, the black alluvial, common to all the western bottoms, is from three to six feet deep, and absolutely inexhaustible.

### THE TIMBER SUPPLY

is ample for all local needs, and admirably distributed over the county, on numerous water courses, such as Spring River, the Dry Woods, Pettis, and other creeks; which, together with numberless clear springs, furnish the county with a never-failing supply of water for all purposes.

### COAL AND BUILDING MATERIAL.

For fuel the settler has only to turn to the almost inexhaustible coal fields. Eminent geological authority estimates the coal measures of the county at 480 square miles in extent, with the average thickness of vein at four feet, and a large district underlaid with a vein of from six to seven feet thick, and of the best quality of soft coal. Here also is found a large supply of lime and sandstones, for building purposes.

### FRUIT CULTURE.

As a fruit country, Barton County must always take high rank. The dryness and richness of soil, equability of the climate, and mean elevation, all give a high measure of excellence to all the fruits of this latitude. Apples, cherries and plums, all reach perfection here, in size, color, texture and flavor. The peach does splendidly, bearing in rich profusion its elegant fruit. The apricot, pear and nectarine, all do well here, while the grape, both wild and tame, is unexcelled; the vigorous and rapidly growing vines being thickly covered with large bunches of the luscious fruit, in an abundance only equaled by the great grape-growing country of California. All kinds of small fruit do well here, especially the wild blackberry, which grows in a profusion and to a size equal to any of the Eastern cultivated varieties.

### STAPLE PRODUCTIONS.

The soil of Barton County will produce in abundance wheat, oats, corn, rye, flax, barley, castor beans, millet and Hungarian, while all the tame grasses such as timothy, blue grass, red top and clover will grow luxuriantly. For some years large amounts of flax and castor beans have been raised, for which a ready market can always be had. The leading productions are corn, oats and wheat. Of the former a large acreage is planted each year, and gives a yield only excelled by the great corn-producing countries of Illinois and Iowa, and the difference there is caused only by the cool nights through the growing season here. Oats always yields largely, but not being of sufficient value in the markets to bear transportation, and corn being preferred for feeding, they are not as valuable a crop for farmers as corn. But the main crop for all farmers, and one that can be raised to the best advantage is, and always will be, "winter wheat." There is no doubt that in Barton is found one of the best wheat-producing counties in the Western country. When this crop is properly managed, it will average for years at least twenty bushels to the acre.

### STOCK-RAISING.

The fact has been so thoroughly established as to become almost an axiom that farming cannot be successfully carried on for a series of years when attention is devoted exclusively to the growing of grain. Grain-growing should always be accompanied by stock-raising, and that country which affords the best facilities for the production of both grain and stock, offers the most inducements to settlers. This is the case with Barton and the counties adjacent. While to the tiller of the soil Barton County offers a rich and productive soil, a healthful climate and abundant crops, yet, to the stock-raiser she offers greater inducements than all other classes combined. To the most casual observer who is familiar with the location, it must be evident that this is a great stock-growing country. Thousands of acres of succulent grasses annually spring up, mature, and are cut down by the winter frosts, only to return to earth to furnish fresh vitality to the roots. Thousands of tons of the best of hay are annually cut from the vacant lands, while the material for thousands more yearly goes to waste. As evidence that these advantages have long ago attracted attention, in the "History of Missouri," published in 1876, the writer says:

"While the agricultural advantages of this county are surpassed by few in the State, yet to stock-raisers it presents extraordinary inducements. "With a mild climate, that renders but little shelter necessary during any portion of the year; with her broad rolling prairies, covered with a luxuriant growth of grass, that furnishes free pasturage during the summer months, and which, upon the bottoms, remains fresh and green all winter, and from which large quantities can be annually cut for a winter's supply; with a soil capable of pro-

"ducing in abundance the grain needed to fatten "the stock in winter that feed on the prairies in "summer, Barton County is destined to be one of "the great stock producing counties of the West."

Whatever may be said of the certainty and profit of wheat-growing in Barton County, the coming farmer of this superb region of streams, lowland forests, and matchless wild grasses, will be a stock-grower. The leadings of nature are in that direction, and they will best succeed who follow her. Blue grass and white clover are both natural to the country, and like red clover and timothy have a splendid growth, and in this mild climate make perennial pasturage.

#### CLIMATE AND HEALTH.

The climate of Barton County is a benediction. It has the mildness of Middle Virginia and Central Kentucky, without their humidity. The winters are generally dry and open, with but little snow. Young stock of all kinds run at large in the bottoms all winter. The summer is long and warm, with cool, refreshing nights. While the rainfall is ample, it must yet be remembered that the climate is naturally dry, and the west winds dissipate whatever malaria may be generated by decaying vegetation; and there are no swamps or marshes to breed fever in this region.

#### PRICE OF LAND.

While in Barton County all these natural advantages are found, with good schools, churches and mills, fine farm improvements, prospective railroads and good society, yet plenty of good land can be purchased at from four to seven dollars per acre, and, if desired, on long time, with a small payment each year. The same lands in Kansas, Nebraska, or Minnesota, would sell readily at 100 per cent. in advance of those prices. But this county is in Missouri, and people who are looking for new homes in the West take little stock in Missouri. There has seemed to be an aversion almost as universal as it is unjust to the State and people, on the theory that one is damp, swampy and sickly, and that the other are a race of "Yahoos," who think more of cock-fighting, bank-robbing, train-wrecking, coon-hunting, and drinking whisky, than they do of schools, churches, good society, law and order, and progress.

#### SLANDERS REFUTED.

But this general prejudice is wrong, and far wide of the mark, as a visit to Barton and many other counties will clearly show.

#### POPULATION AND ITS CHARACTER.

In Barton County there are about 11,000 people, ninety per cent. of whom come from the old Northern and Eastern States, and at least fifty per cent. are from Illinois alone. They believe in schools, churches, and progressive living generally, and are among the most-enterprising people to be found in the West. In a population of 11,000 there are sixty school districts, fifty-nine school houses, costing upwards of \$60,000. An inalienable school fund, the income from which, apportioned in January, 1880, among the different districts, was \$7,206.38—3,327 pupils enrolled, upwards of seventy-five teachers employed during the year; and with

the large apportionment from the State fund each year, a good system of public schools is secured.

There are seven churches, a number of flouring and saw mills, good roads, and hundreds of miles of good osage orange hedge—in short, nearly everything that goes to show an enterprising and progressive people.

#### RAILROADS.

For railroad communication are found, to the north the Missouri, Kansas & Texas Railway, twenty miles distant, while in the south, within twenty-five miles, is the Missouri & Western, a branch of the St. Louis & San Francisco Railway. The Fort Scott & Memphis is already completed to the county line in the northwest and will soon reach Lamar, the county seat, on its way to Springfield, thus giving a through line, with the best railroad connections in the Southwest.

#### FINANCIAL CONDITION.

With all these natural and artificial advantages, Barton County is comparatively out of debt; at least she has no railroad debt. There are \$37,000 of Funding Bonds outstanding, the interest on which is always promptly paid, and the county could almost any day, if necessary, wipe out her entire indebtedness. Taxation is merely nominal and county scrip is as good as greenbacks.

#### THE COUNTY SEAT.

Lamar is the county seat of Barton, and located near the center of the county. The population is about 1,000, with a live, energetic class of business men, and is improving rapidly. All classes of business, and the different professions, are well represented. There are three good churches, and the different organizations are in a flourishing condition. The Lamar High School is deserving of special mention. It is a substantial brick building, with a capacity for seating 500 pupils. A full corps of teachers are employed, and Lamar has one of the best schools in the Southwest. Adjoining the town is a large nursery, occupying one hundred and sixty acres of ground, where all the different kinds of fruit trees can be had at reasonable prices. There are also several other towns in the county which offer superior business opportunities.

#### LET IMMIGRANTS CONSIDER.

In conclusion it may be said that in Barton County great attention has been paid to the cause of education. Nearly every district has a school house that would be considered a credit to any community. There is a county school fund, the interest from which, with the State fund, insures good schools throughout the county. Society is good, and all church organizations well sustained. Disturbances of the peace are seldom known, and the jail is generally empty, and but few cases on the criminal docket, which facts are the strongest evidences that the people are law-abiding citizens.

With a fine climate, and a soil that produces in abundance not only all kinds of grain, but also all the fruits that are raised outside of a tropical region, and fine prairie lands that are as cheap as anywhere else in the western country, Barton County offers great inducements to persons seeking new homes in the West.

## BATES COUNTY.

Bates County is situated on the western border of Missouri, and is the third county south of the Missouri River, on the Kansas line. It is bounded on the north by Cass County, on the east by Henry and St. Clair Counties, on the south by Vernon County, and on the west by Linn County, Kansas. It is about thirty miles square, and its area is a little less than 900 square miles.

Grand River, a tributary of the Osage, forms a part of the northern boundary, and the Osage forms a part of the southern boundary. The Marais des Cygnes, a tributary of the latter stream, passing through the county from northwest to southeast, cutting off about one-fifth of the territory in the southwest corner.

### SOIL AND PRODUCTS.

The county is mostly high, undulating prairie, with a small portion of low, flat land along some of the streams.

Beautiful mounds, varying in height from 100 to 200 feet, now and then relieve the monotony of the rolling prairie, and the low lands along the streams are, for the most part, covered with a heavy growth of valuable timber, consisting of ash, elm, oak, walnut, hickory, maple, mulberry and pecan, and many other varieties of less value.

A large portion of the land, being unoccupied, offers special inducements to farmers wishing to raise stock; thousands of acres of "non-resident lands" affording sustenance for herds free of expense for eight or nine months in the year.

The soil being, for the most part, underlaid with limestone, cannot be surpassed in fertility by any county west of the Mississippi. It is well adapted to the growth of blue grass, timothy, clover and other tame grasses. From forty to seventy-five bushels of well matured corn is produced each year on every acre properly cultivated, and the average yield of wheat is from fifteen to thirty bushels per acre, and other small grain in proportion. Vegetables of all kinds are cultivated with success, and those who have tried it, say that tobacco of fine quality can be grown to advantage; but little or none is raised, on account of distance to market, there being no manufactory near.

Castor beans and flax have proved to be very remunerative to those who have tried them.

The climate being temperate, the winters short and mild, fruit of all kinds does well. Large orchards of apple and peach trees and fine vineyards of grapes may be found in all parts of the county, which yield an abundant crop almost every year.

### RAILROADS.

The Missouri, Kansas & Texas is the only railroad at present passing through the county, and affords convenient transportation for the eastern and southeastern portion. But the people of this county manifest a spirit of enterprise in the way of building up the county and securing railroads that is praiseworthy. About \$30,000 and the right of way

has been given by the people of Bates County to the Lexington & Southern Railroad, a branch of the Missouri Pacific, commencing at Pleasant Hill and running south through the western tier of Missouri counties, and the road now is under contract and in process of construction, with a fair prospect of being completed to the southern border of the county by the 4th of July, 1890.

The Burlington & Southwestern Railroad also owns an old road-bed running north and south through the center of the county, which will be ironed and put in operation as soon as that road can extend its line to Kansas City.

The Missouri Central Railroad, now being constructed westward from Jefferson City, will probably pass through the county from east to west.

The wagon-roads of the county are naturally good and are generally kept in good condition.

### MINERALS.

A good quality of coal is found in veins thick enough to work in all parts of the county. In the southwest part of the county there is an area of one hundred square miles which is underlaid with a coal vein near the surface averaging five feet in thickness, and Professor Broadhead, in his geological survey of Missouri, speaking of Bates County, says: "We may calculate the amount of coal in this county to be 5,397,748,357 tons."

Experts who have visited these fields have pronounced the coal equal in quality to that of the East.

### FINANCIAL CONDITION AND SCHOOLS.

The county is entirely free from debts of any nature whatever, and as the Constitution of the State prohibits counties from donating to or taking stock in railroads, this county will remain as it now is, unencumbered with such debts. It has good public buildings that will stand for many years without addition, which are amply commodious for all purposes.

Cash on hand in the treasury at last settlement was about \$17,000, and all demands against the county paid.

The common school and township or district funds amount to over \$100,000, which is constantly increasing from fines and other sources, which is loaned at ten per cent., with good bond and first mortgage, and the interest promptly collected and annually distributed among the schools of the county, for paying teachers; and besides the county receives from the State over \$5,000 annually, which is also used for paying teachers.

Hence there is seldom any levy for school purposes, except for incidental expenses.

There are 135 organized school districts, in nearly all of which are new and substantial school houses already paid for. And, besides the public schools, there is at Butler, the county seat, a large two-story brick academy, built by private enterprise, that will accommodate 100, or more, advanced pupils. It has

a good corps of teachers, and is in a flourishing condition.

#### BUTLER, THE COUNTY SEAT,

is a city of about 2,300 inhabitants, situated at the center of the county, and built entirely since the war.

The large three-story brick court house, which stands in the center of the town, with its mansard roof and cupola, can be seen for miles in every direction.

There are, in Butler, two three-story brick hotels and three two-story frame hotels; twenty-five, two-story brick business houses, five churches, three flouring mills and one woolen mill. Besides, there are two two-story brick public school buildings that will accommodate 800 pupils, and one frame building for colored children, which is amply sufficient for all present necessities.

It has a good town hall for lectures and concerts, and four weekly newspapers. The city is growing rapidly, and has almost doubled its population in the last four years, and at present there are no less than fifty new dwelling houses being built.

Besides the county seat, there are, throughout the county, where a great deal of business is done, other smaller towns.

Papinville, with a population of 500, in the southern part, has a fine flouring mill and about a dozen business houses.

Rockville, with a population of 300, is in the southeast part of the county, on the Missouri, Kansas & Texas Railroad.

In the southwest are Rich Hill, New Home and Walnut, in the celebrated coal region.

In the northern part of the county are Johnstown, Altona and Crescent Hill.

#### PRICES OF LAND, ETC.

Bates County is destined to become rich and prosperous. Its natural resources cannot be surpassed. Land is at present cheap, and is increasing in value every day. Good unimproved farming lands can be bought at from five to ten dollars an acre, and improved farms at from ten to thirty dollars an acre. Coal lands have sold as high as fifty dollars an acre.

A constant immigration of good substantial citizens is coming in, and the population has increased from 17,000 to about 24,000 in four years, and at the same rate but a few years will elapse before every acre of available land will be under cultivation, and the price of land considerably enhanced.

Bates County needs manufactories, and has the fuel and water necessary. Cheese factories, canning factories, wagon, carriage and plow factories, breweries, fruit distilleries, and oil mills for working up our castor beans and flaxseed, would do well here.

The resources of the county may be shown by a few statistics: The corn raised in 1879 amounted to 7,200,000 bushels, valued at \$1,080,000; 12,000 beeves were fed for the market, which, at fifty dollars each, were worth \$600,000; and the total of mules and hogs shipped from the county footed up \$160,000.

## BENTON COUNTY.

Benton County is situated in the southern tier of counties which form that portion of the State known as Central Missouri. It lies immediately south of Pettis County, and comprises 720 square miles.

#### WATER COURSES.

The Osage River, which is navigable a great portion of the year, runs centrally through the county from west to east, with the following tributaries, viz.: Grand River, Big and Little Tebo, Cole Camp and Buffalo Creeks on the north, and Pomme de Terre, Hogles, Turkey and Big and Little Deer Creeks on the south side, each of which streams furnishes an abundance of water and water-power for all kinds of manufactures.

#### THE SOIL.

The greater portion of the county north of the Osage River is prairie of excellent quality, which is being settled up with a thrifty, energetic class of people from the Northern and Eastern States.

The southern portion of the county, with the exception of the river and creek bottoms, is generally hilly and broken. The soil of these bottoms is the finest farming lands in the West, and a large percentage of the hill and ridge lands are very productive. Unimproved

#### LANDS CAN BE PURCHASED

at from four to eight dollars per acre; improved farms at from five to twenty dollars per acre. A large quantity of land is subject to pre-emption and to entry at Government price, one dollar and twenty-five cents per acre.

#### ITS TOWNS.

Warsaw, the county seat, is situated on the north bank of the Osage River, and is thirty-eight miles due south of Sedalia. It has a population of between 500 and 700, and is incorporated as a city of the fourth class. Warsaw has a good local trade, and with the railroad from Sedalia completed, will command not only the trade of Benton County, but also the trade of Hickory and portions of Polk, Dallas, Camden, Cedar and St. Clair, and will prove to be one of the best localities in the State for all branches of business.

Cole Camp, Lincoln and Fort Lyon, are thriving towns in the northern portion of the county, while Fairfield, Mt. View and Duroc, are excellent local trading points on the south side of the Osage River.

#### MINERALS.

Benton County may justly be classed as one of the richest mineral counties in the State. Lead and

iron ores abound in great quantities along the Osage River and its tributaries. The lead is of a very soft quality, commanding the best price in the market.

The iron ores consist of the finest qualities of blue specular, red and brown hematites and limonites. Stone coal has been found in a number of places in the county; but the timber being so plentiful and cheap there has been little or no demand for coal, for which reasons the banks have never been opened and operated.

#### TIMBER.

The river and creek bottoms are heavily timbered with walnut, hickory, ash, maple, hackberry, sycamore and all kinds of oak, rendering fuel and charcoal and timber for manufacturing purposes extremely cheap.

#### PRODUCTS.

Wheat, corn, oats, barley, and all other products of this climate, as well as the various grasses, grow luxuriantly. The bottoms and timbered lands are particularly adapted to the cultivation and raising of wheat and corn. The wheat grown on these lands is large and plump, and brings in the market at least ten cents per bushel more than wheat raised in the prairies.

#### STOCK.

As a stock-raising country Benton County cannot be surpassed. All of the south side of the river is well watered, and the nutritious wild grasses grow as well in the bottoms, the timbered portions and the hills as on the prairies. Grazing in this portion of the county is free to all the inhabitants.

#### MINERAL WATERS.

Two sulphur springs, containing healing and curative properties inferior to none in the West, fur-

nish excellent summer resorts for hundreds of our home people, and great numbers from adjoining counties. The Clark Sulphur Springs, the most popular, are located five miles and the White Sulphur Springs eight miles from Warsaw.

#### BUILDING STONE.

There are many kinds of fine building stones of the best quality throughout the county, and one quarry of granite has been found about one and a half miles northwest of Warsaw.

#### RAILROADS.

There is no railroad completed through the county yet, but track-laying is in progress on the Sedalia, Warsaw & Southern Railway, which will be completed and the cars running to Warsaw on or before the 1st day of July, 1880. The Osage Valley & Southern Kansas Railroad will be completed to Versailles, in Morgan County, in a few weeks, and will then be continued through Benton County.

#### POPULATION AND SOCIETY.

Benton County has between 12,000 and 14,000 inhabitants, made up of people from every State in the Union, those from New York, Ohio, Indiana, Pennsylvania, Virginia, Kentucky, Tennessee and Kansas predominating, together with a large German settlement. They are energetic, thrifty, open, frank, hospitable people, with doors ever open with a warm welcome to strangers, and to all who desire to locate with them.

The county is divided into eighty-seven school districts. Each district has at least one good, comfortable school house, and from two to three churches. The school law is rigidly enforced by the people themselves, and excellent schools are being built up all over the county. In fact, a complete education may be had in many of the school districts.

## BOLLINGER COUNTY.

Bollinger County is situated in Southeast Missouri, one hundred and twenty-five miles south of St. Louis, and thirty miles west of the Mississippi River. The St. Louis, Iron Mountain & Southern Railway runs directly through the center of the county, cutting it diagonally—entering at the northwest corner and leaving at the southeast; is bounded by Perry County on the north, Cape Girardeau on the east, Wayne and Madison on the west, Stoddard and a part of Wayne on the south.

#### AREA. POPULATION, FINANCES AND SCHOOLS.

The area of the county is 381,081 acres, and is valued, with improvements, at \$2,000,000. The population is estimated at 10,000 inhabitants, all white except twenty-five or thirty. The county has no

debt; taxes are exceedingly light, in consequence of the low assessment of property and the small percentage on the dollar—it being about one and one-fourth cents on the dollar, or \$1.25 on the \$100. The school fund is the largest in the State, in proportion to the area and population of the county, it being a fraction over \$40,000. The same is loaned by the County Court at ten per cent., the interest is payable annually, which is distributed to the districts throughout the county, enabling each school district to have a school from four to six months without the least perceptible burden of taxation.

#### PHYSICAL CHARACTERISTICS.

The general surface of the county is broken and rather hilly, though not rough nor mountainous; the lands are usually susceptible of cultivation.



No county in the State is, perhaps, better watered than Bollinger. Water-courses and springs of the purest water are innumerable. The country is truly romantic, and travelers have often said that scenes and landscapes here exist, which, upon canvas, would rival in beauty and scenic show, those of the Shenandoah, Hudson and Cheyenne. Educated agriculturists will some day make Bollinger County one of the fairest counties in the State. The principal streams, which afford clear, swift-running water all the year round, are Big and Little Whitewater, Castor River, Hurricane, Perkins' Creek, Big and Little Crooked Creeks, with others of less importance. The entire county is very finely watered, and building sites are numerous. Hard-by are never failing springs.

#### CHARACTER OF SOIL AND AGRICULTURAL ADVANTAGES.

In this county are found several kinds of soil—the black and mulatto alluvial, a grey, pipeish soil of a clayey character, and the yellow loam. Each of these soils are peculiarly adapted to certain kinds of cultivation, as well as products. The uplands are loose and loamy; they lie between the water courses, and in many instances are a second bottom or table land. These lands are highly suited to the raising of wheat, in fact, produce the very best of wheat, and compare favorably with the lands of Cape Girardeau and Perry Counties, so famous for fine wheat-growing.

It can be safely said that no county in Southeast Missouri has a finer and better variety of soil, and not one more susceptible of a diversified agricultural development. Some excel this in a particular way: as Cape Girardeau is a thorough wheat-growing county, Mississippi is par excellent for corn, Dunklin for cotton, and so on; but for a combination of agricultural advantages and diversities Bollinger is not easily surpassed. A specially large inheritance from nature is seldom versatile and attractive, and it is only when she modestly distributes her blessings that all are best provided for, as well as best pleased.

The subsoil throughout the county is of a clayey nature, though along the creeks it is sometimes of a sandy character.

Wheat ranges from ten to thirty bushels per acre; corn from twenty-five to seventy-five bushels per acre; oats from twenty-five to sixty bushels per acre; rye from ten to twenty-five bushels per acre; buckwheat and barley generally do well. Every variety of clover and grasses are of the easiest cultivation. Blue grass, white clover and other fine stock grasses are indigenous.

No complaint can be made against the productiveness of the soil—anything like careful and enterprising farming will almost in every instance assure an average crop.

The seasons are surprisingly regular, there having been but one failure within the last forty years, and that was only partial. No corn was produced.

#### TIMBER.

The timber in the county is good in quality and variety—oak, ash, hickory, walnut, poplar, beech, pine and sassafras are the most common growths. Much of the valuable timber is still unmolested,

although a great deal has been used by the mills and factories.

There are five or six saw mills, and about the same number of grist mills. The milling interest, however, has been sadly neglected. Big White-water and Castor Rivers afford some of the very finest sites for mills; every advantage that could be desired is at hand; all that is wanted is enterprising mill men. They are large streams, and furnish a vast deal of water the year around. The fall, banks and solid rock bottoms make them extraordinary in the way of furnishing water-power. The very best inducements are in this county to mill men, for water or steam mills.

#### HORTICULTURE.

In this kind of land culture but little has been attempted; therefore but little has been done. The climate being mild and early, the land rich and so wonderfully diversified, but little doubt can be entertained as to the success of the pursuit. The gardens of farmers are excellent; in them may be found the finest of early cabbages, peas, beans, lettuce, radishes, in fact all kinds of garden vegetables. The favorable location to one of the largest and best markets in the West is a very strong incentive to a trial of this very profitable method of tilling the soil.

#### FRUITS.

Bollinger is especially adapted to fruit-growing. Possessed of a mild climate, the winters are seldom of such severity as to destroy the entire crop. The ridges and uplands are preferable for fruit-growing to the valleys and bottom lands, as being dryer and less influenced by the cold damp moisture of spring, frost seldom interfering with an orchard when planted on high ground.

The principal varieties of fruit are apples, pears, peaches, plums and cherries. The culture of apples perhaps, commands the most attention, and is the most profitable.

Peaches—of which there is a large and choice variety—are successfully and profitably grown, seldom failing to return a fair crop, though some years are a failure; but apples are always sure, and usually profitable. Fruit-growing is rapidly assuming a prominent position in this county.

One of the fruit-growers of the county gathered a crop from eighty peach trees, planted on less than two acres, from which he realized a net profit of \$457; and that from five acres of ground, three in small fruit—strawberries, raspberries and grapes—his net profits were over \$1,100 in one season. The entire line of berries is produced easily and in abundance. This is pre-eminently a fruit-growing county.

#### STOCK-RAISING.

Those who have engaged in the business of stock-raising, have been in every particular successful. But few have paid anything like strict attention to the occupation of stock-growing. The majority of farmers heretofore have been content with the raising of horses, mules, cattle, hogs, and sheep in a general way.

The introduction of a better stock gives permanent encouragement generally to the raising of stock, which will be salable in any market.

Sheep-raising is exciting more attention than any other branch of the business. So much of the lands being so admirably suited for pasturing purposes, that it makes the county exceptional in this particular. Besides, sheep are frequently left to seek their own living upon the wild ranges at all seasons.

The surface being broken by hills, valleys intervening—and numerous streams of the clearest waters, with cold, icy springs flowing out the hill-sides—constitute and make a country unrivaled for dairies: Cows are exceedingly thrifty and healthy, and not one single objection can be raised against this being a country second to none for butter making, cheese manufacturing, and a general dairy business.

#### ATTRACTIVE MINERAL RESOURCES.

The mineral resources of Bollinger County have long been considered by prospectors and metallurgists as of great value and importance. Iron, lead, kaolin, manganese, zinc, earth paint and building stone exist, and have been discovered in large quantities.

The blue and brown hematite are the most prominent iron ores in the county. The mining interest and the development of mines opened are assuredly in their infancy. From 1871 to 1874 considerable activity was manifested in the direction of iron.

Thus the iron interest at one time promised to become a very important business in this county, but the panic which struck the entire country in 1873, settled like death upon all manufacturing interests, which necessarily discontinued all mining enterprises, and speculations of all kinds were stopped. The outlook is at present that the owners of iron lands will soon resume work again, when it is believed that Bollinger County will take a leading place in the counties of Southeast Missouri, especially as an iron-producing county.

Quite a lively and important business is that of mining and shipping kaolin. Several valuable mines have been opened; the quality is estimated by potters as being very good. There seems to be any amount of it, and little doubt can be entertained but that the mining and manufacturing of kaolin will become an important factor in the wealth of the county. Potters of Eastern cities have examined several of the best banks and pronounced the clay good, and expressed themselves to the effect that but a short time would intervene, between now and the time when manufacturing establishments would be erected to work and turn the raw material into marketable ware. This clay has been thoroughly tested, and out of it is produced elegant, white porcelain ware.

Lead and silver have been found in small quantities. A very good prospect of silver is said to have been discovered on land near Marquand, and steps were taken to ascertain and develop the truth of the indications, but the hard times which set in in 1873 brought all work to a close, and nothing has since been done.

#### CHURCHES AND MORAL STATUS.

The religious element of the people is represented by nearly all the denominations—the Methodist, Presbyterian, Christian and Catholic Churches.

There are thirty-five or more in the county; besides, religious services are frequently held in many of the school houses.

The moral status of the county may be regarded as excellent. There are but two saloons in the county, and not a single gambling table or device within its borders. No horse racing, no whisky distilleries, no breweries, and, in fact, nothing that has a special tendency to demoralize or debase its population. The criminal record is exceedingly light, the costs for criminal prosecution being proportionately easy.

#### PRINCIPAL TOWNS.

Marble Hill is the county seat, and is located near the center of the county, about one-half of a mile from Lutesville, a station on the Iron Mountain Railway, 133 miles from St. Louis. The population is about 500. The town, in the main, is well built, the majority of the houses being frame. The principal buildings are a brick court house, two churches, a large frame school house, three stores of general merchandise, two drug stores, one saloon, two blacksmith shops, a cabinet shop, Masonic hall and two newspapers.

Lutesville, a small, but thriving, village, is located directly on the railroad. The main houses consist of a splendid church, three dry goods stores, one drug store, one large hardware store, shoe shop, and other smaller places of business. The population of the town is near 500. The society is good there being an excellent school house, in which a good school is kept the greater part of the year. The town is growing, and will in a few years, from present indications, be a place of much spirit and enterprise.

Marble Hill and this place are only one-half mile apart, and might, in fact, be regarded as the same place.

There are several other small villages scattered over the county, in all of which more or less business is done, each having a post-office. Ladin, Glen Allen and Bessville, are situated on the railway. Patton and Sedgwickville are in the northern part of the county; Vinemount and Bollinger Mills in the southern. These constitute the towns of the county, which are in every respect apace with the villages of adjoining counties.

#### PRICE OF LAND.

Lands can be bought for from one to fifteen dollars per acre. These lands are all adapted to some kind of agricultural use. Hundreds of acres are held in readiness for sale. Purchasers and those seeking homes can go nowhere with fairer hopes of obtaining what they want, with greater certainty, than in this county. The terms are easy in almost every instance. Taxes being so low, and no bonded indebtedness, no county or country can afford better inducements to immigrants than Bollinger. Not less than one hundred and twenty-five families have come into the county within the last year, the greater portion of which have come from Indiana and Ohio. Take it all in all—the geographical position, the great diversity of soil, easy transportation and ready market, the social and educational advantages—the county of Bollinger stands with the first in the State.

## BOONE COUNTY.

Boone County was settled in 1815, organized in 1820, and has an area of 673½ square miles—431,000 acres—and an enviable location. Situated in the very heart of the Missouri Valley and in the fairest and richest portion of Northeastern Missouri, with the Missouri River on its southern, and two great trunk railway lines upon its northern border, it combines the best commercial facilities with such advantages of climate, soil, topography, agricultural production and mineral resources as few districts in the great West can boast. To keep

### IN THE RIGHT LATITUDE

is a matter of primary importance to the immigrant, whether he be eastward or westward bound. Boone County mainly lies within the same parallels with Washington, Cincinnati and San Francisco, and has the mild and equable climate of Maryland, Southern Ohio, Northern Kentucky and Middle California. The rigors of a Michigan, New York, or Wisconsin winter and the insufferable humidity of a Mississippi summer, are alike unknown in this region, whose equable mean of temperature, bright skies, dry atmosphere, clear water, undulating surface and freedom from swamps, marshes and lagoons give as high an average of health and longevity to man and beast and plant, as any purely agricultural country under the sun. A mean elevation of 750 feet above the tides, the prevailing southwest winds from the plains of Kansas and the "Indian Nation" give tone to the atmosphere, dissipate malaria, and, accompanied by long friendly summers, with breezy days and delicious cool nights, short, open, dry winters, with slight and transient snow-fall, and golden, glowing spring and autumn seasons, make up a climate as healthful as it is delightful.

The natural drainage of the county is well nigh perfect. A section will cover the cold, wet, dead levels of the whole territory. Dry ravines, gulches, springs, brooks, branches, and larger streams quickly carry the surplus waters of the county into the great river upon its southern border. The lacustrine deposits of the bluffs and hill districts are the most porous of soils and never want for adequate drainage.

### THE TIMBER SUPPLY

is alike ample and admirable. White, swamp and burr oak, white and black walnut, white and blue ash, hickory, cherry, red elm, honey locust, mulberry, sugar maple and linden of excellent quality, with other valuable commercial woods, abound in every division of the county. To these varieties may be added cottonwood, willow, hawthorne, common water elm, birch, pecan, hackberry, ironwood, buckeye, sycamore, box elder, white maple, persimmon, red cedar, etc. Fully eighty per cent. of the county was originally covered with forest, and it is safe to say that forty-five per cent. is still wooded, the supply of timber and fuel being vastly in excess of the local needs. Boone County has a

### WATER SUPPLY.

equal to any first-rate agricultural county. The entire southerly border of the county (forty miles) is washed by the Missouri River. The western and northern portions are drained by the Perche and Moniteau Creeks and a score of tributary streams; the central portion by the Hinkson and its branches; the northern portion by the upper waters of the Perche and Hinkson, and the eastern and southeastern portions by the Bonne Femme and Cedar, with a full half hundred feeders. Spring brooks by the dozen, and clear, never-failing rock springs by the hundred supply three-fourths of the county with purest water, while the prairie districts are well supplied with wells, cisterns, and artificial ponds.

### THE MINERAL RESOURCES

of this county are chiefly represented by lime and freestone, bituminous and cannel coals, mineral paints in several colors, a superior quality of potter's clay, and valuable mineral waters. There is plenty of building stone, hydraulic limestone of superior quality being found in inexhaustible beds and out-cropping ledges of the cheautean group along the Missouri and Perche. White limestone (crinoidal) of excellent quality for building uses is found in great masses out-cropping along the Hinkson and its tributaries. The Bonne Femme and Cedar districts are abundant in limestones of good quality and ferruginous sandstone, of fine quality, for building uses, is found on the lower Hinkson. Coal of good quality, from out-croppings to two hundred feet below the surface, in four distinct veins, varying in thickness from one to four feet, underlies a full half of the county, and is easily worked by "stripping," "drifting" and "shafting." The local market is supplied at \$1.50 per ton at the mines and \$2.50 per ton in the towns. Block coal suitable for smelting purposes is found in the central part of the county, and a thirty-inch vein of cannel coal has been found on Grindstone Creek. Potter's clay is found in quality and quantity to warrant extensive manufacturing, and with cheap fuel and a broad market should become a source of large wealth to the county.

### THE SOILS.

The Missouri bottoms (of which there are about fifty square miles), with the valleys along the minor streams, are alluvial from four to fifteen feet in depth, of inexhaustible fertility and admirably suited to wheat and corn, of which half a hundred successive crops are grown without a sign of diminution in yield. The "Elm Lands," of which there are at least twenty thousand acres chiefly along the divide between the Perche and Moniteau, have a chocolate colored soil from fifteen to thirty inches deep, of great richness and versatility, and produce splendid crops of everything grown in this latitude. The bluff or loess soils of the bluff districts embrace

about seventy square miles, chiefly along the Missouri and the middle and lower Perche, Hinkson, Cedar and Bonne Femme, are from ten to one hundred feet in depth, loose and porous in structure, nearly identical with the world famous loess of the Rhine and Nile and with their remarkable combination of finely comminuted silica, lime and magnesia carbonate, lime phosphate, alumina, etc., make an indestructible soil, the finest for fruits, grass, and indeed, nearly all domestic vegetation known to husbandry.

The oak soils of the county, which in their native state are chiefly remarkable for the production of white oak and hickory timber, though not so highly esteemed by the farmer as the other soils herein named, are yet finely adapted to wheat, tobacco, red clover and fruits, which they produce in great perfection, and in conjunction with a subsoil strong in siliceous and organic matter, alumina, etc., will prove, in the hands of deep cultivators, of great permanent productive value. These lands embrace not less than 75,000 acres of the county, and constitute the hill districts neighboring to the Perche, Hinkson and Cedar Creeks. The prairie soil embraces about eighty square miles, mainly in the eastern and northern portions of the county, is rich and flexible, strong in vegetable mould (humus), siliceous and organic matter, alumina and other valuable constituents, generally takes the chocolate or mulatto shade, is from ten to twenty inches in depth, much resembling the elm soil, both in color and productive power, and gives a splendid growth to corn, oats, field and garden vegetables and the grasses. Large districts of rolling woodland, not included in the above notes upon soils, are covered with a rich growth of oak, elm, ash, hackberry, walnut, honey, locust, cherry, etc., have a soil rich in vegetable mould, silica organic matter, lime, alumina, etc., possesses many of the best characteristics of the distinctive soils named, and are clearly among the most valuable lands in the county. The subsoils of the county are generally rich in siliceous marls, are strongly marked with the loess characteristics, range from one to one hundred feet in depth, slack like quick lime on exposure to frost and atmosphere, and to the man who plows deep and cultivates thoroughly, are an inexhaustible mine of productive wealth which some day will make Boone County, and indeed, all North Missouri, the classic ground of American husbandry. As a whole, the soils mentioned give the widest range of production. Every domestic product of the soil that flourishes between the northern limit of the cotton fields and the northern Red River, is at home and reaches perfection in these soils.

#### THE HOME OF THE GRAIN-GROWERS.

Corn, the great staple cereal of the lower Missouri Valley, gives a yield of thirty-five to ninety bushels per acre, depending upon soil, season and culture, and it is safe to estimate the total crop of the county for 1880 at 4,000,000 bushels.

The south half of the county is largely underlaid with limestone, the subsoils are rich in lime, and every condition to successful wheat growing obtains in high measure. Full 500,000 bushels of white winter wheat were grown in the county in 1879, and the area in wheat for the coming harvest, with the exceptionally fine stand, promises a yield of 1,000,000

bushels. The oak and hickory soils give a yield of fourteen to thirty bushels per acre, and with anything like thorough culture following clover, the county would give an average yield of twenty-five bushels in ordinary seasons. Boone County certainly presents a splendid field for ambitious wheat-growers. Among other field crops, oats, barley and rye all do finely here, the former often giving a yield of fifty to seventy-five bushels per acre. Broom corn makes a fine growth of the finest brush and might be made a very profitable crop. Sorghum is cultivated with decided profit for local use. Hungarian and millet make a wonderful growth, and are in great favor with the best farmers. Up to a recent date,

#### TOBACCO

has been a formidable crop here, the dry, warm oak soils of the greater elevations producing a very superior quality of leaf, which under the treatment of old experienced Virginia cultivators made an enviable reputation in the great markets. The product of the county, 1,000,000 to 2,000,000 pounds, could easily be increased 300 per cent., if the demand shall again warrant the general culture of this plant.

#### FIELD AND GARDEN VEGETABLES

luxuriate in any part of the soils of this noble county, giving generous returns to the cultivator, who may gratify his senses with a little paradise of vegetables, plants and blooms, with half the labor required in the east and north. To the credit of old Boone be it said, that no failure of the grain crop is recorded in the history of her sixty-five years of agriculture. Extreme conditions of climate have sometimes shortened the export surplus of some of the cereals and grasses, but the bounteous soil has never failed to yield ample supply for the use of the home, the flocks and herds.

#### A PRIME FRUIT COUNTRY.

It lies within the great fruit belt, and bears most of the staple fruits of the medium latitudes in perfection. It may very appropriately be called the new vineland. On the "elm lands," between the Perche and Montean, are to be found a wild grape vine twenty-nine inches in circumference at a point several feet above the ground. The native forests are everywhere festooned with wild grape vines of splendid growth, many of them evidently a century old. Domestic grapes of many varieties are grown in profusion at a cost of two cents per pound, and never fail of a bounteous crop. Peaches give a fine crop three years out of five. Pears do finely over strong clay subsoils. Several varieties of plums and cherries succeed well, on any of the above named soils.

#### THE NATIVE AND DOMESTIC GRASSES.

Boone County is pre-eminently a grass country. All the grasses of this great grazing belt attain luxuriant growth here. Better still, the soil and climate give them a perfection of quality rarely attained in other regions. The native prairie grass, though not equal in variety to the wild grasses of Nebraska (of which one hundred and fifty-four varieties have been catalogued by Professor Aughey), are yet very numerous, especially on the Grand Prairie, and, from early April to the last of July,

give more flesh to grazing animals than any of the domestic grasses; but they are fast disappearing before the all-conquering blue grass, and may not be named among the permanent grazing resources. The green, luxuriant, nutritious, tenacious blue grass is the all-pervading, all-absorbing herbage of this beautiful herdsman's paradise. The timothy meadows of Boone County, though not as extensive as in some of the prairie counties further north, are equal to the very best in Illinois, the Canadas and the Western Reserve. Red clover makes a splendid growth here, especially in the oak and hickory soils, is very successfully cultivated on the oak land, in the southwest part of the county, and is becoming popular among the farmers of other portions, resulting here, as everywhere, in enrichment of, and large increase in, the productive power of the lands.

White clover, like blue grass, is indigenous to the country, flourishes in all the siliceous soils and in years of full moisture adds largely to the grazing capacity and wealth of the country. Northwestern Missouri is the paradise

#### OF THE STOCK-GROWERS,

and that grand old Boone County is "pretty nigh" its "head center." Here are the cheap lands; here the matchless herbage, and clear, plenteous waters; here the forest ravines, bluffs, gulches and chaparral that make the finest natural stock shelter known to a mild and equable climate, and these with cheapest transportation to the National and Union stock-yards are the things that go into the make-up of a royal stock country, not forgetting those other essentials—cheap corn and almost perennial pasturage. They grow corn here at a cost of fifteen cents per bushel, and the years are rare that do not furnish ten months' grazing for young stock. Only a field of rye and a reservation of the autumn growth of blue grass in the underbrush woodlands are necessary to complete a full year's pasturage. It should interest those coming herdsman, too, to know that there are none of the climatic rigors of the far western plains; that the good Lord gives this region plenteous rainfall; that coal and wood and fencing timber are "cheap"; that the highways are made, the bridges and school houses are built; that there is a slight difference between life here and on the borders.

The late Assessor's returns accredit the stock men of the county with a total of 9,680 horses, 4,212 mules, 18,325 cattle, 23,275 sheep, and 35,390 swine. This splendid aggregation of domestic animals is not made of scrubs and scalawags, for these rude tribes, like the "bushwhacker" of the genus homo, have mainly passed into history.

The feeding herds are all of good or high grades, a large per cent of this stock being bred and fed for the European trade. Some of the enterprising breeders are introducing Herefords, to meet a fast, growing demand from the ranchmen of new prairie States and Territories. Hundreds of young thoroughbred short-horn bulls are annually shipped out of the county for the same destination. Imported Jerseys, whose names and fame are known to two continents, are kept and bred here in fair numbers. Imported Cotswolds, Downs, Leicesters and Merinos of national fame, grace the estates

of several sheep-breeders, and are giving generous infusion of the best blood into many of the local flocks. Model Berkshires and Poland-Chinas that have swept the Provincial and National prize rings may be found here, and it may be safely said that the average standard of cattle, swine and sheep of this county is quite as high as in Ohio and Illinois. This is the banner mule country of the continent and the world. Missouri grows more mules than all the other States and Territories together. Mule-breeding, growing and feeding for export is a great business in this county, from which not less than two thousand are annually exported. Work horses, too, are largely raised for the export trade and for "all work," the general standard of this stock is quite up to the average in most of the other States.

Cattle, sheep and swine-growing is paying the farmers of this region, all the way from twenty-five to forty per cent, where it is pursued with ordinary intelligence and discretion.

Good improved stock farms on the prairies or in miscellaneous timber lands can be had at ten to fifteen dollars per acre, or less than the cost of permanent improvements. These farms are well fenced, have buildings, orchards, meadows, blue grass pasture, good timber shelter and water in abundance. Hundreds of fine natural sheep ranches could be selected in the hilly oak land districts along the Perche and Cedar Creeks, which in the native state may be purchased at one dollar to two dollars and fifty cents per acre. These lands combine dryness of soil, splendid drainage and fine shelter, and run to blue grass and white clover naturally, as soon as they are underbrushed, and for successful sheep husbandry are equal to any in the West. Good wild grazing lands may be had in the lower timber districts and prairies at four to eight dollars per acre. A royal dairy country is this, with its clear rock springs and nutritious grasses! And yet but a single well-conducted butter dairy and not one cheese dairy of consequence in all the county. An hundred cheese dairymen from Wisconsin and the Western Reserve and as many good butter makers from Central New York would revolutionize the industrial life of the county and add two hundred and fifty thousand dollars to its yearly income. The

#### LOW PRICE OF LANDS

is a surprise to Eastern men who cannot understand why good lands here should not be worth as much as similar estates in Illinois, Indiana or Michigan. Improved farms are offered at eight to twenty-five dollars per acre, according to soil, location and improvements, the average being less than fifteen dollars, and the price asked being almost invariably less than the cost of the buildings, fences, orchards and other improvements. Wild lands range from one to ten dollars per acre, the figure generally depending upon soil, topography and location. It seems fabulous that white oak and hickory lands (denuded of their more valuable timber) underlaid with coal whose frequent outcroppings disclose twenty-four to fifty-inch veins of good bituminous coal, and located within five to twelve miles of trunk railway lines, seven to fifteen miles of the Missouri River and in the midst of an old, rich and well settled country, should be begging a market at one to two dollars per acre, often selling for even less money; and the greater marvel is to

know that these same lands are not a sterile waste (there is not a half section of waste land in Boone County) but take naturally to blue grass, and are excellent wheat, tobacco, clover and fruit lands. The same quality of oak lands would sell in South Michigan, South Wisconsin and North Indiana anywhere from twenty to thirty-five dollars per acre in the wild state and thirty-five to sixty-five dollars improved. So too the improved land of this county would in Iowa bring 100 per cent. more; in Illinois, Ohio and Michigan 200 per cent. more; in New York and Pennsylvania 400 per cent. more, and even in Kansas and Nebraska fifty per cent. more than here. And why this difference? That is a question that concerns the good people of Boone County and Missouri quite as much as the immigrant and land buyer. There are too many lands on the market. Hundreds of men in this country—as in every other—went heavily in debt for lands, improvements and machinery before the panic, confident that the high price of stock and produce would continue. The later demoralization of land and produce values ruined and these they must lose all or sell for anything they can get.

The old slave-holding estates were ruined by the loss of their personal estate during the war, many of the owners being utterly unable to adapt themselves to the new order and their fine landed estates are breaking up of their own weight, or going into partition for the benefit of creditors. Hundreds of once able farmers have lost everything by speculation in land, live stock, etc. Many others have an insane longing to sell their property in this beautiful country and try their fortunes in Kansas, Colorado or Texas. Four-fifths of the negroes who were worth something to the country under the old system of compulsory labor, have deserted the country, are idly lounging about the towns, and are no longer a factor in the farm-labor problem. These are some of the reasons for the low price of lands.

The county has

#### A CAPITAL FREE SCHOOL SYSTEM,

embracing one hundred and five schools, one hundred and five school-houses; a permanent school fund of \$51,193 with an enrollment of about seven thousand school children. The schools are fostered by a liberal sentiment, a three and a half mill tax on a valuation of \$7,000,000, the interest on the permanent fund, the apportionment from a large State school fund and the public fines and penalties. Exclusive of the one hundred and five schools mentioned, are fifteen colored schools, of equal grade, supported from the above-named revenues. It is something to the credit of Boone County intelligence, ambition and financial ability that a great State University, embracing the Agricultural College, experimental farm and an admirable Normal School is located at the county seat, and that two of the leading denominational Female Colleges of the State are also located here. The religious advantages of the county are of the best order. Eight of the leading denominations are represented by sixty-six church edifices, and a still larger number of religious organizations. Every rural neighborhood has its church building and service. The presence and influence of this strongly organized religious force is well displayed in the high tone of public and personal morals.

#### THE COUNTY FINANCES

are well managed, and taxation upon a valuation of \$7,000,000 is not at all burdensome. The indebtedness created by the county in aid of railways, gravel turnpikes and other public improvements, has been greatly reduced, and its funding at a low rate of interest, with provisions for a sinking fund for its gradual liquidation, was a wise policy.

#### COLUMBIA,

the capital of Boone County, was settled in 1820, formally laid out and made the county seat in 1821, and now has a population of nearly 4,500. It has an enviable location near the center of the county, in the high rolling wood-lands of the Hinkson, and is beautifully located.

#### THE UNIVERSITY

is the distinguishing feature of Columbia. It is on a secure basis, its permanent funds and total property being valued at upwards of \$1,000,000, and its yearly revenue from all sources between \$40,000 and \$50,000.

The character of the University is substantially based upon the American plan and may be briefly summed up as follows: Two groups or departments, the Academic and Professional; each being a collection of schools, the Academic department being the center or nucleus around which the Professional schools cluster.

The Academic Schools which are divided into two classes, viz: Science and Language, cover substantially the usual course pursued in most first-class colleges.

The Professional Schools include agriculture, pedagogics, law, medicine, mining and metallurgy, engineering and art. A school of military science has recently been established and placed in charge of Lieut. Frank P. Blair, Jr., an accomplished officer of the United States Army, detailed especially for military instruction.

To the honor of Missouri be it said that by act of its Legislature in 1872 the doors of the University were thrown open to women, thus giving recognition to the mental equality of the sexes and that other doctrine of all sound philosophy, co-education of the sexes. The number of students in attendance upon all departments including the School of Mining, reaches nearly six hundred. The University is fast growing in popular favor and influence, and it is not improbable that within the next two years the present facilities for both theoretical and practical instruction will have become inadequate to meet the rapidly growing demand for the higher education of the young men and women of Missouri. The yearly expense of schooling here, including matriculation, board, washing, fuel, lights, and all incidentals, is only nominal as compared with Eastern colleges. Under the popular club system the entire yearly expense need not exceed \$110.

There are in addition to the facilities afforded by the University for the education of young women, Christian College which offers rare educational advantages to young ladies from abroad. It was founded by the Christian Church in 1850, and has ever since been in successful operation. Stephens College belongs to the Baptist denomination of the State, and is also a woman's college. It

was founded in 1856 and has ever since been in successful operation. The buildings are of fine architecture, spacious and admirably suited to their purpose, and occupy elegant and ample grounds in a beautiful quarter of the town. About one hundred and eighty young ladies are attending the present session, sixty-five of whom are members of the college family.

#### BUSINESS STANDARD.

In Boone County a high standard of professional and commercial honor is the rule. The legal profession is honored by some of the strongest men in the State, and the commercial men are fully up to the dignity of their professional brethren, and all branches of trade are profitably pursued. Manufacturing is yet in its infancy, consisting chiefly of flour mills and one or two enterprises devoted to the manufacturing of agricultural implements. Of the banks and banking business it can be stated that the facilities are ample, the capital abundant, and the financial conduct of the banks of the best. The newspapers of Columbia and of the county at large require no extended eulogism. They are accounted among the best in the State.

#### OTHER TOWNS.

Centralia is a little city of 600 souls, where, at the close of the late war, only two or three houses stood in a beautiful wilderness of flowers and wild grasses. Now they have the Chicago & Alton, and the Wabash, St. Louis & Pacific Trunk Railway lines, a branch railway to Columbia, a capacious new grain elevator, a couple of churches, a bank, prime hotel, and a yearly trade of over \$500,000, which the present year will increase by at least forty per cent. It is the heaviest corn shipping market on the Alton road, between the Mississippi and Missouri Rivers, the daily receipts of the cereal often running up to 4,500 bushels, and unless the indications are all at fault, close to 1,000,000 bushels will be shipped from this point during 1880. The presence of the two great competing railways gives Centralia the best shipping advantages offered in the interior of the State, attracting trade in grain and live stock from a large and productive region. Farms and wild lands sell in this vicinity daily to Eastern men, and the town is going ahead rapidly. The town has no municipal debt.

Sturgeon is a substantial town of 1,000 souls on the western border of the Grand Prairie. It is located on high, dry, rolling land, undulating enough for perfect natural drainage; has a fine supply of pure, living well water, at twelve to twenty-five feet in depth, and is surrounded by a rich and very productive farm district, the oak woodlands lying a short distance to the west, and a choice district of woodland and prairie to the northward. A belt of rich prairie extends southward several miles to the timber lands, while the open prairie extends eastward indefinitely. The town not only has a large and prosperous tributary country, settled by an able and enterprising class of grain and stock producers, but has within itself many of the best elements of permanent growth and thrift. The Wabash, St. Louis & Pacific Railway passes through, and the Alton line only two miles to the north of town, the

two lines forming a junction a little to the northwest, practically giving the advantage of sharp competing rates of transportation. Sturgeon has no municipal debt, but on the other hand \$1,000 surplus in the city treasury.

Hallsville is a rural hamlet of seventy-five or one hundred people, very prettily located in the midst of a beautiful park-like district, part prairie and part wooded. The surrounding country is rich in productive farms and fine farm improvements, and Hallsville might easily become a village of five hundred souls with the proper aid to town building. They have the Columbia Branch Railway here and some first-class men, but other things are needed, chief of which is a good flouring and grist mill. Such an institution would pay big returns on a reasonable investment, and the citizens would give liberal material aid to any practical man who would build a good mill.

Brown's Station, where Messrs. Dysart & Gooding are annually lifting from their shaft about 7,500 tons of coal, nearly all of which is used by the Wabash, St. Louis & Pacific road, is also a flourishing place.

Rocheport is a Missouri River town, of the old-time and new. It dates away back to the ante-railway period, when steamboating and some live men, and a charming location, gave it importance enough to make it a well-nigh successful candidate for the honors of the State Capitol. It lies on a beautiful plateau above the junction of the Moniteau with the Missouri, at the foot of the picturesque river bluffs, commands a fine view of the broad Missouri bottoms on the other shore, and is a most inviting old city of 1,000 souls, and mainly built in quaint fashion of the old time.

Fifteen miles southeast of Columbia the thriving town of Ashland, with its 500 inhabitants, is located. The town is off the line of railroads, but well connected by good roads with all business points.

#### FANCY STOCK FARMS.

The record of Boone County would be incomplete without at least a passing mention of the magnificent stock farms. There are in this county some twenty farms of this character operated on a most extensive scale, and where the most critical taste can be gratified with an inspection of large herds of the blue blooded aristocrats of the pasture. The business has been found to be as profitable as in the world-renowned blue grass regions of Kentucky, with whose representatives at every State fair the Boone County herds contest for the premiums with an equal division of the honors.

#### INDUCEMENTS.

In conclusion, the wants of the county may be stated as follows: Hundreds of Pennsylvanians are wanted here to buy white oak lands (selling at one dollar per acre) and turn them into smiling orchards, vineyards, wheat fields and sheep ranches. They want some hundreds of Michigan and Ohio men to open sheep ranches anywhere on the hill and bluff districts and grow fine Merinos for Kansas, Colorado and Texas herdsmen who are annually sending \$2,000,000 to Vermont, Ohio, New York, Michigan and Wisconsin for high bred Merino sheep to be used in grading up their great herds of native stock. They want dairymen by hundreds from the great butter-making

districts of New York and Northern Illinois, and the cheese-making districts of New York, the Western Reserve and Wisconsin—dairymen and dairymaids skilled in the greatest industry of the Union—to utilize the grasses that are going to waste by the side of the unused springs and make new wealth for the county. They want fruit-growers from the Erie Islands, New York and Michigan to grow up whole miles of staple orchards and vineyards on these bluffs or loess formations to meet an illimitable fruit demand from the prairies of Dakota, Minnesota and Manitoba, which is now almost wholly supplied from New York and Michigan. They want Frenchmen for silk culture in a country eminently suited to an industry that employs millions of people and money, an industry which these same Frenchmen are carrying to splendid proportions in the native mulberry districts of Southern Kansas. They want Germans and Frenchmen by thousands for the vintage and wine press. Never a better field than Southern Boone County offered for the extensive culture of the grape and the manufacture of superior native wines. The same soil that gives flavor and world-wide fame to the fruits and wines of the Rhine (and a better climate) is here on one hundred and fifty square miles of these southern exposures and might be transformed into the vine-

growing wealth and beauty of a new Italy. They want wood working machinery and the skilled men to run it in working up the native wealth of these grand oak, hickory, walnut, maple, cherry and linden forests. They need manufacturers of woolen goods, leather, wagons, farm machinery, and a thousand things for common use that are now made a thousand miles away. Here is the timber, the cheap and abundant coal, the needed water, the tan-bark, the near-neighboring mountains of iron, the beds of Kaolin, the superb fire and potter's clay, the brick-making material and the stone for building. Above all, here are the inexhaustible resources of soil and grazing, and there is room in Boone County for 20,000 more people in the ways of husbandry. There is no better country in America for the intelligent immigrant to-day than North Missouri, and especially Boone County. It is not a country from which men turn away with a sense of loneliness and desolation, but a land of pure waters, genial skies, bounteous soil and matchless grasses. It is something to live in the University county of a great State—a land where Apollo may tend flocks and Sappho turn dairymaid, singing her sweet songs in the shadows of the blue mounds—a land where the practical and ideal go hand in hand to make the perfect human life.

## BUCHANAN COUNTY.

This county is located in the northwestern part of the State, and is one of the six counties constituting what is known as the Platte Purchase, a strip of country taken from the Indian Territory and annexed to Missouri by an act of Congress passed in 1836. It is bounded on the north by Andrew County, east by De Kalb and Clinton, south by Platte and west by the Missouri River, which separates it from the State of Kansas, and contains 272,329 acres. Its population was in 1840, 6,237; in 1850, 12,985; in 1860, 23,861, and in 1870 it was 35,109; of whom 33,156 were white, and 1,953 were colored; 19,175 were male, and 15,934 were female; 28,796 were born in the United States, and 6,313 were of foreign birth.

### HISTORY.

The first white man that ever visited what is now known as Buchanan County, was a Frenchman by the name of Joseph Robideaux, Sr., in 1799. He was connected at that time with the American Fur Company, and he was induced to locate in 1803 on the present site of St. Joseph, where he carried on for about thirty years a lucrative trade with the Indians.

In 1836 Congress annexed to the State of Missouri this strip of the then Indian Territory that lay on the east side of the Missouri River, and removed the Indians to the west side of that river, leaving the newly acquired territory for the occupancy and settlement of the white people. The county was organized February 10, 1839. The county seat was

located near the center of the county at a place called Sparta, on the 25th of May, 1840, and in 1846 it was removed to the city of St. Joseph, its present site.

### PHYSICAL FEATURES.

The county is admirably diversified with hill and dale, high and steep bluffs, low and gentle declivities and gently undulating surfaces. Along the northwestern line there are wide bottoms, rising by gentle slopes into the neighboring hills. The country drained by the Platte River and its tributaries is mostly gently undulating, with low hills near the streams. The Missouri bottoms are wide, flat and seldom marshy; nine-tenths of them being arable. The Missouri River washes its western boundary for about thirty-five miles, and receives Blacksnake, Malden, Contrary, Lost and some minor creeks. Platte River traverses the east central part of the county from north to south, receiving from the west the One Hundred and Two River, Bee Creek, and some smaller streams; and from the east Third Fork of Platte and Castile Creeks, and some other minor streams. Contrary Creek is so named as it runs near and nearly parallel with the Missouri River, but in an opposite direction. There are a great many fine and inexhaustible springs in the county, and good and abundant water may be obtained by digging wells.

The eastern and northern portion of the county, near and on the "divide," consists mostly of prairie of unsurpassed fertility and beauty, and is a farming



paradise. The country near Platte River for several miles east and west, also most of the southern and western portions of the county, are heavily timbered. The timber on the Platte River and its tributaries is oak, walnut, elm and hackberry; on the Missouri bottoms it is mostly elm, maple and cottonwood. The soil is deep, rich and easily cultivated, and produces all kinds of grain, grapes, fruit and vegetables found in this latitude.

The lakes form an interesting and attractive feature of this county. Contrary Lake, five miles southwest of St. Joseph, fed by Contrary Creek, is a large body of water, in shape something like a half-circle, half a mile wide and about six miles in length. This lake affords an abundant supply of perch, bass and other game fish for surrounding markets. Last season several thousand young shad from the government hatching ponds were put into this lake, but sufficient time has not elapsed to demonstrate the success of the experiment. It is a great resort for pleasure and sport, and fishing with hook and line at proper seasons of the year is extensively indulged in by citizens and visiting strangers. Horseshoe, Muskrat, Lost, Singleton, Prairie, Sugar and Marks Lakes all contain an abundance of fish.

#### AGRICULTURAL PRODUCTS

are corn, wheat, barley, rye, hemp, tobacco, hogs and live stock. Grapes, apples, peaches and small fruit are raised extensively, and the grape and wine interest has grown into some importance in the past few years.

#### MINERAL RESOURCES,

so far as at present developed, consist of an abundant supply of building stone and brick clay with indications of coal.

#### RAILROADS.

An examination of any good map will give an idea of St. Joseph as a railroad center, and of the great railroad advantages enjoyed by Buchanan County. The Hannibal & St. Joseph Railroad extends from St. Joseph east through the center of the county affording direct communication with Chicago by that route. The Wabash, St. Louis & Pacific Railway gives direct communication with St. Louis. The Atchison Branch of the Hannibal and St. Joseph Railroad runs through the western portion of the county from St. Joseph to Atchison, Kansas. The Kansas City, St. Joseph & Council Bluffs Railroad extends south to Kansas City and north to Council Bluffs. A branch of this road runs from St. Joseph by way of Hopkins into Iowa, thus affording another and competing route to Chicago. The Chicago, Rock Island & Pacific Railroad crosses the southern portion of the county. The St. Joseph & Denver Railroad extends west into Kansas, connecting with the Union Pacific at Grand Island in the State of Nebraska. The Atchison & Nebraska Railroad, with the Missouri Pacific, the Atchison, Topeka & Santa Fe Railroad, and the Central Branch of the Union Pacific at Atchison, have also direct communication with St. Joseph over the iron bridges across the Missouri River at St. Joseph and Atchison. The St. Joseph & Des Moines Narrow Gauge Railroad now nearly completed forty miles to Albany, in

Gentry County, and soon to be pushed forward to a connection with the Iowa system of roads, passes through a considerable portion of Buchanan County. These make St. Joseph and Buchanan County a great railroad point, and virtually the terminus of twelve railroads. Other roads are projected and will be in due time constructed.

#### EXPORTS.

The exports are mainly corn, wheat, tobacco, hemp, barley, rye, cattle and hogs.

#### WEALTH.

The valuation of the county, according to the census of 1870, was \$20,000,000.

#### PRICE OF LAND.

Good farms can be purchased at from ten to thirty dollars per acre, according to locality and improvements.

#### EDUCATIONAL.

There are seventy-nine organized sub-districts in the county outside the city of St. Joseph. The schools are in a flourishing condition, and the people are alive to the needs and interest of education. Churches are also situated in each township, and the spirit manifested in behalf of learning indicates a just appreciation of a high social and moral standing.

The permanent school fund for the county is \$68,000, which is loaned out to the citizens of the county at ten per cent. interest per annum, and is secured by deeds of trust upon real property, and personal security as well; and the interest is promptly met at maturity. The taxation for school purposes is forty cents on the one hundred dollars of valuation. The county receives only her proportion of the interest on the school fund, the greater portion of which is utilized by the city of St. Joseph for school purposes because of her larger population.

#### TOWNS OUTSIDE OF ST. JOSEPH.

Halleck was formerly called Taos. It is fourteen miles south of St. Joseph and has a population of about 300. The depot is at Wallace, a town on the Chicago, Rock Island & Pacific Railroad, a few miles distant. Halleck has one store, one cooper shop, one church and one hotel, and being so near and contiguous to Wallace, that they may be considered one place, or twins, situated in the best agricultural part of the county. The chief feature of Halleck is its fine and extensive flouring mill.

De Kalb.—This town was formerly called Bloomington. It is an old settled place, well improved, and has a population of about 600. It is eleven miles west of Winthrop and the same distance southwest of St. Joseph, and is located on the Chicago, Rock Island & Pacific Railroad. It is a place of some business importance, well supplied with churches and schools, and the people are orderly, kind and hospitable.

Rushville is situated on the Kansas City, St. Joe & Council Bluffs Railroad, fifteen miles southwest of St. Joseph. The Chicago, Rock Island & Pacific Railroad also passes through it, so that it has plenty of railroad facilities. It is well supplied with churches and schools, and considerable business is

transacted. The population is about 500, and it is the oldest town in the county.

Winthrop is a new town, twenty miles southwest of St. Joseph, on the line of the Kansas City, St. Joseph & Council Bluffs Railroad and on the Missouri River opposite the city of Atchison, in the State of Kansas. It has recently sprung up as a place of considerable importance and has a population of about 1,200. The locating at this place of one of the largest pork packing houses anywhere to be found in all the West, has given an impetus to business enterprise that is most remarkable. It is an enterprise started by some English capitalists, and they ship the products of their immense business direct to the foreign markets. The town is rapidly advancing in population, and business of all kinds is active and prosperous.

Agency is located on the Wabash, St. Louis & Pacific Railway, twelve miles southeast of St. Joseph, at the crossing of Platte River. It is a thriving town of about 700 inhabitants. It was in early times an Indian agency and a point of considerable importance. It derives its name from that fact. It has a steam flouring mill, a saw mill and several stores. The Platte River can be here utilized for manufacturing purposes.

Saxton is a flourishing hamlet in this county, six miles east of St. Joseph, on the Hannibal & St. Joe Railroad.

A complete description of the city of St. Joseph, the principal town of Buchanan County, and one of the three great cities of the State, will be found in another part of this book.

## BUTLER COUNTY.

Butler County is bounded on the north by Wayne County, on the east by St. Francois River, on the south by the Arkansas line and on the west by Ripley County. It contains about 1,000 square miles, and has a population of about 6,000.

Poplar Bluff, the county seat, is a thriving town of about 1,000 inhabitants, situated on the west bank of the Big Black River, and at the junction of the St. Louis, Iron Mountain & Southern and Cairo, Arkansas & Texas Railways.

The county is

### WELL WATERED.

The St. Francois River, running from north to south washing its entire eastern border. Big Black River passes through the center of the county from north to south, a distance of thirty-five miles. Besides these there are Little Black River, Cane Creek, Ten Mile Creek, Beaverdam, Indian Creek, and numerous other smaller streams. Big Black River is navigable as far up as Poplar Bluff.

There is, perhaps, no country in the West surpassing this for its great variety and fine forests of timber. Pine, poplar, walnut, cherry, maple, ash, oak, hickory, gum, cypress, etc., grow in great abundance here.

### THE MINERAL RESOURCES

are almost wholly undeveloped, but the prospects are favorable in many parts of the county for paying deposits of iron and perhaps other minerals.

### CHARACTER OF LAND.

There are four grades of land found here: The low bottoms of the rivers and creeks, the second benches, the flat woods, or barrens, and the hills. Under proper culture the various products common to this climate grow luxuriantly and yield bountiful crops.

The almost unlimited amount of wild land, covered with the richest grasses and furnished with the greatest abundance of water, makes this second to none as a stock-growing country.

### ACREAGE AND TAXATION.

There are 346,526 acres of land found on the Assessor's books, valued at \$633,783.

Tax levied for county purposes for 1879, fifty cents on the one hundred dollars.

Total taxable property of the county for 1865, \$258,801; for 1875, \$802,154; for 1879, \$1,235,238.

### PRICE OF LAND.

Butler County owns 20,000 acres of land subject to entry at \$1.25 per acre.

There is yet some Government land in the county. The St. Louis, Iron Mountain & Southern Railway Company own some very fine land in the county, which can be purchased at greatly reduced rates.

There is also some good land in the county belonging to the Agricultural College, which may be bought at from eighty cents to \$2.50 per acre.

The number of

### MILES OF RAILROAD

in the county are: St. Louis, Iron Mountain & Southern, 35.31; Cairo Branch, 11.28, making a total of 46.59 miles; the road-bed and rolling-stock of which are valued at \$404,606.

### THE PUBLIC SCHOOL SYSTEM

is in a healthy condition. There are thirty-nine organized school districts in the county, the greater number of which are furnished with fair school houses and a reasonably fair grade of teachers. The schools are open in the various districts, from four to ten months during the year. Capital school funds belonging to the county, \$11,000.

The various religious orders and benevolent institutions are represented here, and seem to be in a healthy condition.

### HEALTH.

The health of the county is about on an average with the rest of the Mississippi Valley. During the latter part of the summer and early fall considerable intermittent and remittent fevers, variously complica-

ted, prevail. During the winter, some are subject to pneumonia. However, those persons who are regular in their habits and diet, furnishing themselves with good houses and proper clothing are rarely ever sick. Pulmonary consumption, diphtheria, typhoid and typhus fevers are rarely seen in the country.

#### MORAL CONDITION.

Politics produce no more disturbance here than

in any county in the State. The report that a Republican is not allowed to exercise his political rights in Butler County is false and a slander. One of the delegates is a Republican—has been since the organization of the party—has advocated the principles privately and publicly—voted the ticket for twelve years, and has never been molested.

## CALDWELL COUNTY.

Caldwell County lies near the center of the north-west quarter of the State, between Daviess on the north and Ray on the south, Livingston and Carroll on the east and Clinton and De Kalb on the west. Extending eighteen miles north and south and twenty-four east and west, it contains 432 square miles or 276,480 acres.

#### SOIL CHARACTERISTICS.

The soil is generally of the very best quality, and may appropriately be divided into three classes: first, the high prairie; second, the calcareous or limestone; and third, the bottom.

The high prairie lies on the ridges between the water courses, and constitutes about two-thirds of the land of the county. The soil consists of a deep, dark siliceous loam, with an argillaceous subsoil sufficiently porous to admit of free drainage of surplus water.

The calcareous or limestone lies near or below the limestone ledges, which crop out on the hill-sides along the water courses. The soil is not so deep as the high prairie, but is very fertile and rich in lime.

The bottom lies along the water courses. The soil is very deep, being composed of sand, clay and vegetable mould variously interstratified. It corresponds in quality to the great bottoms which lie along the Missouri and Mississippi rivers.

#### WATER AND TIMBER.

Shoal Creek, the principal water course in the county, takes its rise in Clinton County and flows in an easterly direction, passing near the center of the county, and forms a tributary of Grand river. Its principal tributaries on the north are Brushy Mill, Tom, Cottonwood and Otter Creeks. On the south are Mud, Crabapple, Log, Goose and Deer Creeks. These, together with others of less note, are well distributed over the county. Their borders are fringed with a vigorous growth of soft maple-sugar-tree, hackberry, wild cherry, ash, linden, shellbark, and white hickory, burr, oak, black walnut, sycamore, mulberry, black, red, white and laurel oak, plum, hazel, sumach, wahoo, prickly ash, crabapple and many other trees of this latitude. These streams being deep set, principally below the limestone ledges, furnish an abundant supply of water for stock. The timber yields a refreshing shade in

summer and a protection from the storms in winter, as well as a bountiful supply for fuel and building purposes.

#### PRODUCTIONS.

The productions of Caldwell County are as varied as her soil is rich and fertile. Corn, wheat, oats, rye, sorghum, buckwheat, potatoes, flax, hemp, blue grass, timothy, clover, millet, Hungarian, and in fact every plant grown within the climatic zone of Missouri gives an abundant yield here. Corn is the most extensively cultivated. This, the king of all the cereals, grows from eight to fifteen feet high and yields from twenty-five to seventy-five bushels per acre. It grows well on all the soils enumerated, but the high prairie and bottom lands are its native home, and on these it gives its greatest yield. Oats yields from twenty-five to sixty bushels per acre, and wheat from ten to forty. The quality and quantity varying more from the mode of culture than from the kind of soil upon which it is grown.

The grasses are as much at home here as anywhere in the wide world. It is a natural grass country. The native prairie grass before it was disturbed by the advance of civilization grew from two to eight feet high. As it passes away before the plow and excessive grazing, its place is being taken by blue grass, which is as much at home here as in the famous "blue grass region of Kentucky." Timothy and clover are unsurpassed by any part of the Union.

The vegetable productions of any country determine the character of its stock. The land where corn and blue grass predominate is the land where horses, cattle, hogs, and sheep, reach their highest perfection. This truth is fully demonstrated in Caldwell County. No county in this State, in proportion to its size, can show better breeds or greater numbers. Statistics taken from the County Clerk's office show that there are now in the county 7,582 horses, 1,172 mules, 24,013 head of cattle, 34,007 hogs, and 27,905 sheep.

The most reliable information from stock-feeders in the several townships indicate that there were fed in the county during last fall and winter about 4,680 head of native cattle, and 25,000 head of hogs.

#### FRUIT.

With proper care most all the fruits of this latitude do well here. Fine orchards of apple,

peach, pear, and cherry, are in good bearing condition. The small fruits, such as the gooseberry, raspberry, blackberry, currant, and strawberry, succeed well. But of all the fruit grown, the grape may be ranked among the most certain, and of the very best quality. The thousands of acres of rich calcareous lands, in the vicinity of the limestone ledges that make their appearance along the water courses, offer a field for the grape-grower unsurpassed by any county in the State. All the varieties grown in Missouri attain a perfection as to size and quality that would gratify the most fastidious. While the grape does well upon any of the soils of the county, the greater adaptability of the calcareous soils to their growth, maturity and quality, will, in the near future, render them the most valuable in the county.

#### THE PEOPLE.

Caldwell County was first settled about the year 1830, and was organized in 1836. From that time to the present there has been a gradual increase in population. At the present time the number of inhabitants is between 12,000 and 15,000. The people represent most all parts of the Union, as well as many nations of Europe. The States of Kentucky, Tennessee, Virginia and the Carolinas are well represented. So, too, are Ohio, Indiana, Illinois, and other parts of the Northwest. The Middle and New England States have contributed their shares to the population. Great Britain, Germany, France, and the Scandinavian States are here represented by some of our best men. All classes have had their influence in shaping the social, intellectual, political and commercial ways of the people. Neither the bigotry of the South, nor the selfishness of the North, is manifest among our people. Everywhere they are industrious, frank, social, and obliging. They recognize true excellence without any regard to nativity.

A people so heterogeneous in their character, as a matter of course, have multiplied religious denominations. The most prominent are the Methodist, Baptist, Presbyterian, Congregationalist, Christian, United Brethren, Latter-Day Saints, and Catholic. But, among all this diversity of creed there is perfect religious toleration. Nowhere can be found greater religious harmony.

Of charitable and benevolent orders, the Masons, Odd Fellows, and Ancient Order of United Workmen, have good lodges and in good working order.

The people are all in favor of public schools. No county takes greater pride in educational matters. Including four graded schools, there are sixty-nine public schools districts in the county. Most of the districts have good school houses, with all modern methods of instruction. The schools are maintained from five to eight months in the year.

#### FINANCIAL.

The county is out of debt. Her warrants are good as gold. She is traversed throughout her length and breadth by good roads. Her streams are spanned by good, substantial bridges.

#### RAILROADS.

Through the northern tier of townships runs the old reliable Hannibal & St. Joseph Railroad, which

brings the people in reach of the markets of the world.

There is also a prospective railroad to run from Kansas City to Chillicothe by way of Kingston, the county seat. This, if built, will be of great benefit to the people.

#### TOWNS.

The towns and villages of the county are Kingston, Hamilton, Breckenridge, Kidder, Mirahill, Polo and Black Oak.

Kingston, the county seat, is located near the center of the county. It has a population of about 600. The court house and a ten thousand dollar school building are the most prominent buildings in the place.

Hamilton, located on the Hannibal & St. Joseph Railroad, nine miles north of Kingston, is a town of about 1,500 inhabitants. It is surrounded by a good prairie country, rich in agricultural resources. The streets are wide, and beautifully ornamented with soft maple and other deciduous trees. The buildings are mostly new, of modern style of architecture, and substantially built. The public school building, erected at a cost of fifteen thousand dollars, is an elegant structure, of which the people of Hamilton are justly proud.

Breckenridge, located near the northeast corner of the county, on the Hannibal & St. Joseph Railroad, has a population of about 1,200 inhabitants. Like Hamilton, the town is surrounded by a good agricultural country. They have a fine school building, erected at a cost of eighteen thousand dollars.

Kidder, situated near the northwest corner of the county, also on the Hannibal & St. Joseph Railroad, has about 350 inhabitants. It is noted as being the seat of Thayer College, an institution founded by the Congregational Church. The people are mostly from New England, and are noted for their intelligence and refinement.

Mirahill, situated near the west side of the county, seven miles west of Kingston, is a town of about 200 inhabitants, and has a good local trade.

Each of these towns has a good mill, and are well supplied with churches.

Polo is a village near the south side of the county, and Black Oak near the southeast corner; both are doing a good local business.

#### INDUCEMENTS TO IMMIGRANTS.

It is a land of good soil, plenty of timber and water, good school houses and churches, a climate that is between the rigors of the North and the sultry heat of the South, and, above all, a class of people that, in intelligence, industry and morality, have no superiors. In accordance with the geological surveys, the entire county is underlaid with coal, which only awaits enterprise and capital. Good stone in quantities and quality that challenge comparison, is accessible to all.

#### PRICE OF LANDS, ETC.

This land, with all its advantages, can be bought cheap. Unimproved land is offered at from five to ten dollars per acre. Improved farms can be bought at ten to twenty-five dollars per acre, depending on the improvements and other advantages.

## CALLAWAY COUNTY.

This county was organized in 1820, has an area of 809 square miles—517,760 acres—lies in what is commonly called Northeastern Missouri, about fifty miles directly west of the Mississippi River, and eighty miles west of St. Louis, and is bounded on the north by Audrain County; on the east by Montgomery County; on the south by the Missouri River, and on the west by Boone County.

### TOPOGRAPHICAL FEATURES.

Twenty-five per cent. of the county is high, rolling prairie, mostly lying in the northern division of the county, and interspersed with pretty belts of timber that fringe the smaller water courses flowing southward from the high divide or water-shed between the Missouri and Mississippi Rivers. Smaller prairies, glades and intervals are found in the central portions, but the solid south half, with most of the central division of the county, is high, rolling timbered land, coursed by valleys and their attendant streams dipping southward to the Missouri River. The Missouri River bottoms, varying from one to three miles in width, extend, with little intermission, along the entire southern border of the county, and embrace half a dozen of the finest valley views in the Southwest. The bluff district, which extends inland four and five miles from the river and bottoms, is a range of somewhat irregular wooded hills, generally easy of access and suited to agriculture.

### TIMBER SUPPLY.

A dozen varieties of oak, plenty of ash and elm, and extensive groves of walnut, with hickory, hackberry, sycamore, white birch, hard and soft maple, cottonwood, cherry, linden, and a dozen other varieties, furnish cheap fuel to repletion, and valuable commercial woods for manufacture or export on a large scale.

### THE WATER SUPPLY

too, is excellent, both as to quality and volume. The Missouri River flows forty miles along the southern border of the county. In the north is the Cedar Creek and a dozen tributary creeks and runs. The Auxvasse River flows across the central portion from north to south, and with a score of branches drains a large district. Springs and spring-brooks, living wells thirty to seventy feet deep, cisterns and artificial ponds, make up a water system equal to any in the northern counties.

### COAL

abounds, and about 160,000 acres of territory are underlaid with bituminous coal in veins from eighteen inches to four feet in thickness, and from outcroppings along the streams to a depth of sixty feet. In the south part of the county, canal coal is found in immense pockets, underlying a district of over 20,000 acres. Two shafts have been sunk here—sixty and eighty feet deep—going nearly all the way down through solid deposits of canal coal.

A rich stratum of red earthy hematite

### IRON

is found in the central portion of the county and worked with gratifying results. The entire south half of the county is supposed to be rich in this mineral. Brick and potter's clay of the very best quality are found in large measure in many portions of the county, and there are good deposits of hydraulic limestone and mineral paints in several colors, scattered throughout this mineral region. Building stone there is no end. White and gray limestone crop out in massive ledges along many of the streams and are finely stratified and easily quarried. A fine building marble, susceptible of high polish, is reported in good quantity at several points in the county. But chief among the native resources of this rich old county is

### THE SOIL,

which in the prairie districts is a dark flexible alluvial, from ten to thirty inches deep, very fertile and productive, admirably suited to corn, oats and the grasses, and among the most bountiful of western soils. The Missouri bottoms which have an area of 30,000 acres or more are of the same deep, rich, inexhaustible alluvial as the upper Missouri bottoms, are the richest corn lands in the world, equally valuable for wheat and timothy. The timber land soils of the country are a shade lighter in color and consistency, but produce wheat, corn, oats, rye, sorghum, flax, tobacco, broom corn, millet, Hungarian, vegetables, grasses and fruits abundantly and will compare favorably with the woodland soils of any of the Eastern and Northern States. The subsoil of Callaway County is an interesting study for the agricultural economist. It is largely composed of siliceous matter, lime and magnesia carbonate, lime phosphate and pulverizes like quick lime on exposure to air and frost, becomes as manageable as compost and is altogether wonderful for versatility and power of productiveness.

### THE CORN CROP

of Callaway County (never a failure) runs from 2,000,000 to 4,000,000 bushels annually, gives a yield of thirty to ninety bushels per acre and is much the largest and most profitable grain grown. The Missouri bottoms often give a yield of seventy-five to eighty-five bushels per acre.

### WHEAT-GROWING

is fast becoming a popular industry with the Callaway farmers. The oak and hickory soils, which cover more than half the county, are natural wheat lands, and with the same use of clover and thorough cultivation given to wheat-farming in Pennsylvania, Michigan and Wisconsin, the wheat crop of this county might easily be brought up to 1,000,000 bushels surplus annually. The old system of farming here ran to tobacco, corn, timothy and live stock, but the high quality of white winter wheat grown upon

these fine timber soils, with a yield of fifteen to twenty-five bushels per acre, with very superficial culture, are a high compliment to Callaway County as a wheat region.

#### OATS AND RYE

flourish here, the former yielding from thirty-five to seventy bushels and the latter from eighteen to thirty bushels to the acre. Broom corn and sorghum are excellent crops here.

#### TOBACCO

has been a great crop here, the yearly production of the county running from 1,000,000 to 1,700,000 pounds. Of late, however, the low price of this staple has discouraged cultivators, and the production has greatly fallen off.

#### THE NATIVE AND DOMESTIC GRASSES

lead all the other local resources combined. The native prairie grasses, of which there are upwards of an hundred varieties, are still found to a good extent on the uncultivated prairies of the northern and central portions of the county, and from early April to late in July, put more flesh upon grazing stock than any domestic grass grown. But they are steadily yielding to the blue grass, which is indigenous to the county, and is spreading over forest, prairie and field in splendid fashion. In ordinary winters, cattle, sheep, mules and horses are on the range the year round. White clover is a natural growth of the country, red clover makes a splendid showing and the timothy meadows, especially in the prairie and bottom districts, will rank with the finest on the continent. The magnitude of this industry in Callaway County is measurably indicated by the last Assessor's report, which returns for the county 7,746 horses, 4,063 mules, 17,773 head of cattle, 32,087 sheep and 36,412 swine. The last year's export of surplus horses, mules, cattle, sheep and hogs will aggregate not less than 1,500 car loads, worth in the local market, at present prices, not less than \$1,600,000. The stock business pays a large profit on the money invested in lands and animals, sheep and cattle in good, practical hands giving twenty-five to thirty-five per cent. yearly profit.

#### A SHEEP COUNTRY.

The high, dry, rolling and bluff districts, with their blue grass and white clover, their timber and valleys, furnishing perfect health, perfect grazing and natural shelter for hundreds of flocks where few or none are now grazed.

#### THE CLIMATE.

The medium latitude, a mean altitude of six hundred feet above the tides, and the prevailing south-westerly winds from the great prairie reaches make the climate for the most part thoroughly enjoyable, and together with the drainage, topography and pure water supply, give a high average of health and longevity.

#### LOW PRICE OF LANDS.

Everywhere lands are selling far below their intrinsic value. There is no end of offerings in good improved farms at less than the value of their improvements in buildings, fences and orchards. The range of prices for farms runs all the way from

eight to twenty-five dollars per acre, the medium being from twelve to sixteen dollars per acre. Wild lands are offered at from one dollar and fifty cents to ten dollars per acre, depending upon soil and location. The

#### TRANSPORTATION FACILITIES

are excellent. The Jefferson City Division of the Chicago & Alton Railroad crosses the county from north to south, giving connections with the main line and the Wabash, St. Louis & Pacific at Mexico and the capital of the State, the Missouri Pacific Road and the Missouri River on the south, giving the county forty-one and one-half miles of railway and ten shipping stations. The Missouri River furnishes cheap and ample transportation the greater portion of the year. Just across the river from the southern border of the county, the Missouri Pacific Road furnishes competition with the river boats at seven shipping stations. The Wabash, St. Louis & Pacific Railway furnishes half a dozen near shipping points for the northern portion of the county.

#### EDUCATIONAL FACILITIES.

No county in the State of Missouri surpasses Callaway for schools. There are in the county one hundred and fifteen white and fifteen colored free public schools—all in a flourishing condition. These schools accommodate 8,000 children, at the low rate of taxation of thirty-three cents on the one hundred dollars.

The county has a standing county school fund of over \$45,000, and an annual sum arising from the State fund of about \$8,000. New school houses abound in nearly every school district, and nearly \$30,000 are expended every year for school purposes. Besides, there are two colleges—male and female—located at Fulton, the county seat. These colleges are thorough in the work of giving a knowledge of the higher branches of education.

#### FINANCIAL CONDITION OF THE COUNTY.

Some years ago the county in building some fifty miles of railroad, and incurring the expense of other enterprises, assumed a debt of nearly \$8,000,000. This the county has reduced one-third, and is still reducing yearly, at the low taxable rate of \$1.50 on the \$100. This low rate is derived from \$5,000,000—the assessed valuation of the property of the county. This valuation is fast increasing, and at the rate of \$1.50 on the \$100, the tax meets all county and State expenses, and leaves a yearly sinking fund for the county.

#### CITIES AND TOWNS.

Fulton is the county seat, and is situated on the Louisiana & Missouri River Railroad, which connects the two great trunk roads from St. Louis west. It is a substantial and rapidly growing city of 2,500 inhabitants. It is located midway between Jefferson City and Mexico. The State asylums for the insane and deaf and dumb are located here. These institutions are both in a flourishing condition, and accommodate nearly an equal number of pupils and patients, amounting in the aggregate to nearly 1,000 persons. These institutions expend annually \$100,000 for supplies, the greater part of which goes to the farmers of the

county—thus furnishing them with a home market quite equal to that of St. Louis. The city also contains ten churches, a good flouring mill, woolen factory, besides all kinds and places of business usually found in cities of the same size. All of the learned professions are ably represented. Her banking and postal accommodations are first-class. The city has a good public school, and all her business is done on a firm and substantial basis.

Cedar City, New Bloomfield, Guthrie, Carrington, Meleredic, and Clinton, are all thriving young towns along the line of railroad that extends through the county. Williamsburg, Millersburg, Concord, Portland, Boydsville, Stephen's Store, St. Aubert, Readsville, and Barkersville, are all villages scattered over the county, and surrounded by rich agricultural districts.

#### SOCIETY.

Nothing, perhaps, has retarded immigration so much as the erroneous idea of the state of society—especially in regard to political freedom. Citizens do not deny the fact that some political ill-feeling existed soon after the war, but this was greatly exaggerated abroad, as every one will testify who has come into the county since. The society will now compare favorably with any in any of the Western or Northwestern States, and all parties and

persuasions are as free to speak and think here as anywhere.

Politically, the county is about three-fourths Democratic, but the city of Fulton is about equally divided. Good churches abound in every neighborhood, and a feeling of friendship and good will pervades, society dispensing hospitality, and welcoming thrift, industry, enterprise and capital from every quarter.

#### IMMIGRATION.

The county has a population of about 30,000. The early settlers were mostly from Kentucky and Virginia, but her population now, are from nearly all parts of the United States and some parts of the old country.

Many immigrants are now coming into the county from Pennsylvania and other Eastern and Northern States.

A county immigration society was organized in the county in September, 1879, for the purpose of encouraging immigration and imparting a general knowledge of the county. Persons wishing any special information in this line can obtain it by addressing the president of the society. Farms at this time can be bought at prices ranging all the way from five to twenty-five dollars per acre, according to distance from railroad, location, improvements, etc.

## CAMDEN COUNTY.

Camden County is located near the center of the State of Missouri, 150 miles west of the City of St. Louis, and about fifty miles southwest of the capital of the State. It has an area of 720 square miles and a population of 7,000 inhabitants. Linn Creek, the county seat, is situated near the center of the county and one mile south of the Osage River in the valley of Linn Creek, from which creek its name is derived.

#### TOPOGRAPHY.

The eastern portion of the county is generally rolling, but interspersed with beautiful, fertile valleys. The western and northwestern portions are rough and mountainous, with large fertile valleys between the mountain ranges and along the rivers and creeks.

The entire surface is covered with fine timber, except what is in cultivation. There is an abundance of good building stone. Limestone abounds in every part of the county, from which lime of the best quality is made.

#### SOILS AND PRODUCTS.

Every variety of soil is found in the county, from the rich alluvial soil of the river bottoms to the mulatto clay of the uplands. It is equally well adapted to grain, grass, fruits, stock-growing and grazing. The products of the forests furnish feed for hogs, and the wild grass on the hills and mountains pasturage for sheep and cattle, which can be raised

with little expense. The bottom and valley lands are as rich and productive as any in the State, and the uplands produce small grain, grass and fruits in abundance, especially the grape which has proved a success wherever it has been tried. The wild grapes grow spontaneously on the hill and mountain sides, from which hundreds of gallons of wine have been made.

#### FARMS AND FARM LABOR.

The lands in cultivation are generally small farms. There are no large land-owners or land monopolists. Each citizen owns his homestead, and is Lord of his Manor. Improved farms on bottom, or valley lands, can be purchased at from five to fifteen dollars per acre, and improved uplands from three to ten dollars per acre, according to quality, location and improvements. Unimproved land can be bought at from one to five dollars per acre. All farm productions find a ready market. Farm laborers receive from ten to fifteen dollars per month, with board.

#### PUBLIC LANDS.

The county contains 460,000 acres of land, of which only 200,000 acres have been entered. The remaining 260,000 acres can be purchased from the government at the price of one dollar and twenty-five cents per acre, or entered as homesteads. While the selections made have been of choice lands, there still remains vast tracks of ridge, table and valley

lands awaiting the settler to convert them into fertile fields and productive orchards and vineyards with no expense except his labor and the small fees required to secure homesteads.

#### WATER FACILITIES AND PRIVILEGES.

The Osage river flows through and along the northern part of the county, in its meanderings, a distance of seventy miles. It is navigable for small steamboats from four to six months in the year and for smaller craft the whole year.

The Big Niangua enters the county at the southwest corner, running northeasterly, and empties into the Osage, one mile above Linn Creek the county seat. The Little Niangua from the western boundary of the county runs east and empties into the Big Niangua five miles above its mouth. The Anglaise rises in the eastern portion of the county, runs north and empties into the Osage. Besides these there are a number of smaller creeks and large springs which will furnish all the water power that could be desired. One of the latter, "Gunter's Spring," has sufficient volume and power to drive the machinery for a large manufacturing town. Springs of pure, clear water bubble in the valley beds and gush from the mountain sides in every part of the county, and a plentiful supply of pure water is obtained at little or no expense.

#### RAILROADS.

The St. Louis & San Francisco Railroad passes through the southeast corner and along the southern line of the county. This company has 3,338 acres of land in the county, and Stoutland, in this county, a station on this road, is quite a flourishing shipping point.

A preliminary survey is now being made through the county for an extension of a branch of the Osage Valley & Southern Kansas Railroad, from Versailles, in Morgan County, to Lebanon, in Laclede County, which will pass through the center of the county, connecting it with the two trunk lines running east and west, and giving competition between two railroads and river transportation.

#### MINERALS.

Lead abounds in every congressional township in the county and has been taken out in paying quantities wherever worked. Iron ore—both the blue specular and red hematite—is found in large deposits in different parts of the county. Zinc and kaolin have also been discovered. The mining that has been done has been in the most primitive manner, and nothing but surface ore has been reached.

#### FINANCE AND TAXATION.

The taxable wealth of the county is \$1,000,000, which is very evenly distributed among the inhabitants, having no very rich men and but few really poor. The entire indebtedness of the county is \$5,000 bonded debt, and about \$3,000 floating debt only eighty cents on the hundred dollars value of the taxable wealth. This debt is being gradually extinguished and the current expenses of the county met by a levy of sixty cents on the one hundred dollars value of taxable property.

#### MORAL, SOCIAL AND EDUCATIONAL.

The moral and social standing of the people of Camden County and their character as law-abiding citizens will compare favorably with any other. The official records show that not a single case of felony has been on the court dockets for two years, and not a criminal confined in the county jail during that period.

There are fifty-three organized school districts in the county in which a free public school is taught in each from four to eight months in the year. The county has a permanent school fund of \$20,000 and several thousand acres of land, the annual interest and proceeds of which, with about \$2,000 annually appropriated by the State is held as a sacred fund for the education of the children.

All religious denominations are fully represented and are provided with comfortable edifices in which the genuine principles of Christianity are diffused and inculcated.

## CAPE GIRARDEAU COUNTY.

Cape Girardeau County, the largest, most populous and by far the wealthiest county in Southeast Missouri, is situated on the Mississippi, one hundred and fifty miles south of the great city of St. Louis.

Perry County bounds it on the north, Bollinger on the west, and Scott and Stoddard on the south.

#### HISTORICAL FACTS.

In point of history, it is one of the oldest in the State, having, as far back as 1810, a population of nearly 4,000. In 1795, we find an authorized cession of the then territory, made by the Spanish Crown, to Louis Lorimer, through Baron de Carondelet, Governor-General of Louisiana. Notwithstanding the grant came from the Spanish Crown, the earlier settlers were of French origin. This element, how-

ever, to-day forms but a small part of the population, having been superseded by the thrifty, economical and law-abiding German. There is not a nation on the globe, with the single exception of the Chinese, but has some representative in the county, though the American and German largely predominate.

#### CHARACTER OF THE LAND.

The surface of the land is varied and uneven; in some parts hilly; but the greater portion lies in excellent position for cultivation.

The traveler who passes up and down the Mississippi River, or the St. Louis, Iron Mountain & Southern Railway, is very liable to take up an erroneous idea of the true condition and character of



the surface and soil of the county. If he is on the river he sees a chain of hills that soon give way to a rich, rolling surface, not visible except at places where creeks empty into the river. If he is on the railroad he will likely think, from what little he can then see, that this county belongs to what is known as the "Swamp of Southeast Missouri." This is a mistake. Cape Girardeau County has but little swamp land; in fact, every acre of it can be seen from the railroad. The great body of the county belongs to that grade denominated as uplands, and in many places where the larger farms join each other the sight resembles the rich, rolling prairies of the West. There is, however, along some portions of the Mississippi River, Whitewater River and the creeks, broad acres of bottom lands.

#### RESOURCES, PRICE OF LAND AND VALUATION.

The agricultural resources of the county are not surpassed by a like number of acres in the world, and the immense crops which are produced year after year from the same lands are a verification of this statement. There is in the county 598 square miles, or 382,720 acres, of which about one-fourth is in a high state of cultivation. There is, perhaps, of this 382,720 acres fully one-fourth for sale. In other words, there is now on the market 95,680 acres of land in this county.

The unimproved lands can be had at from two to ten dollars per acre; the improved at from five to thirty dollars per acre, owing to location, improvements, etc. These are the extreme figures, as will be seen from an examination of the public records.

The assessed valuation of the county (which is not more than one-fourth of the true valuation), for the year 1879, was \$4,003,825.

#### FINANCES.

The county does not owe a dollar of indebtedness, and now has on hand, as will be seen by settlement of County Treasurer with County Court, at its February term, A. D. 1880, in actual cash, the sum of \$24,869.51, belonging to the County Revenue Fund. At no time in its history has the paper of this county, been below par, a fact that cannot be denied, and one in which every citizen feels a just pride. Not unfrequently has the press and public confounded Cape Girardeau Township's indebtedness in railroad bonds with Cape Girardeau County.

As above stated Cape Girardeau County has no outstanding indebtedness—has never issued a single bond in aid of a railroad or any other corporation, and has to-day in cash a surplus of county revenue of \$24,869.51.

Besides this large sum of county revenue in her treasury, she has a capital school fund belonging to county and townships amounting to \$46,263. Every dollar of this capital school fund is judiciously invested in the county, yielding the highest legal rate of interest.

In addition to these large sums of money the county has a magnificent farm, known as the Poor Farm of Cape Girardeau County, worth \$10,000. Upon this farm the poor and unfortunate are humanely cared for. The average number of paupers cared for on this farm per year is twenty-five

As would be expected, from a full treasury, as shown above, the rate of taxation in this county is small, being only thirty cents on the one hundred dollars for county revenue. This is worthy of note. Especially so, when it is to be remembered that with this rate of taxation there is a surplus of \$24,869.51 in cash in bonds.

#### EDUCATIONAL ADVANTAGES.

Perhaps not more than one county outside of St. Louis surpasses Cape Girardeau in point of educational advantages. Her people are intelligent, liberty-loving and moral. The Southeast Missouri Normal School is located in the city of Cape Girardeau, in Cape Girardeau County. In point of architectural beauty the building is the pride of the State. Situated as it is, on one of the most commanding sights along the Mississippi, from its campus, now a garden of roses, the observer has a magnificent view of the river and surrounding country. This school is supported by State appropriations. It has a full faculty, is well attended by young men and women from all parts of the State. No tuition fee is charged. It is free to residents of the State. Next in point of individual magnitude is the beautifully located St. Vincent's College. This is also situated in the city of Cape Girardeau; is one of the oldest chartered colleges in all Southeast Missouri. It is under the control of the Catholic church, and is well patronized from almost every State in the Union. In connection with the college is St. Vincent's Academy for young ladies, under the management of the Sisters of Loretto.

There are three high schools in the county, of most excellent standing.

In addition to these there are ten religious and sectional schools in the county.

And to all of these there must be added sixty-five well organized, active, progressive, public district schools scattered throughout the entire county. In the conducting of these public district schools there was expended in the county by taxation the sum of \$14,688, and by apportionment, State, county, and township funds, the further sum of \$3,196, making the expenditure for the public district schools of the county amount to \$23,884 for the year 1879. The statement is warranted, therefore, in saying to the world that no people on the globe has a more glorious and brilliant future than the people of Cape Girardeau County in point of educational advantages. The \$46,243 of capital school fund is held secured for the public schools of the county, and in less than five years it will be increased to the immense sum of \$100,000, at its present rate of growth.

#### TRANSPORTATION FACILITIES.

The highways of the county with the outer world are the Mississippi River and the St. Louis, Iron Mountain & Southern Railway. The former bounds the county on the east and the latter passes through the southwest corner of the county. There is a strong probability that a branch road will be built from Allenville, a station on the St. Louis, Iron Mountain & Southern Railway, to Jackson, the county seat of Cape Girardeau County, as the survey has already been made. It is also more than likely that work will soon be resumed on the

Cape Girardeau & State Line Railroad. In addition to these great highways there are three McAdamized roads in the county leading in various directions to the adjoining counties. These last are private corporations—individual enterprise—upon which a small toll is collected for the purpose of keeping up the corporations.

There is a perfect system of public roads throughout the entire county, and so eager are the people to keep up good public roads that they annually pay a tax of twenty cents on the one hundred dollars valuation of their property for that purpose alone. Within the last two years the county has built five iron bridges costing in the aggregate the sum of \$9,700, and has now in course of construction two more that will cost \$5,000.

#### THE COUNTY FAIR.

The Southeast District Agricultural Society, a chartered corporation, is established and located in this county about one mile from the city of Cape Girardeau. The county court of Cape Girardeau County annually appropriates a large sum of money to this society for the purpose of premiums to be confined to the products of this county; but the premiums offered by the society proper are open to the world and not confined to the county. The annual meeting of this society or fair, now in its fifteenth year, attracts attention from almost every quarter, and some of the articles on exhibition are as fine as can be seen at the great State fairs of the country. The

#### MINERAL RESOURCES

of the county are almost wholly undeveloped. This is partially due to a want of railroad communications with the great commercial centers. Lead, in the hilly portion of the county, is found in paying quantities, and the same is true of iron. Ochre, kaolin, or, as it is sometimes called, China clay, and white flint or silica, form a large and valuable portion of our exports. Ochre is found in all colors and is used for paint. White kaolin and flint are used in the manufacture of fine porcelain ware. Nearly 11,000 tons of kaolin and flint were shipped from Cape Girardeau to three manufacturing establishments in Cincinnati, last year; about 2,000 tons were shipped to East Liverpool, and about 3,000 tons were used in the city of St. Louis. It cost three dollars per ton to send this article to Cincinnati, the principal place of shipment. White sand and potter's clay of the purest sort are found in large quantities, and many tons of the former are shipped to the glass factories of the East. Marble of a most excellent quality abounds in the county. The very best lime in the world is made in this county at a cost of forty-five cents per barrel. Last year more than 10,000 barrels were made and shipped from this county.

#### WATER AND TIMBER.

The water-power of this county is indeed fine, and possesses many and rare inducements to the capitalist.

The timber is of a most excellent character, and consists of oak, poplar, black walnut, hickory, ash, elm and gum. In some parts of the county a few of the above varieties grow to the immense size of from five to seven feet in diameter.

#### MANUFACTURES.

The manufactures of the county are wagons and buggies, staves and cooper shops, foundries and breweries, cigars and tobacco, woolen and flouring mills, etc. Five of these flouring mills purchased, last year, 588,076 bushels of wheat, grown in the county, and manufactured it into 114,803 barrels of flour. One of these mills, at the great exposition held at Vienna in 1873, was awarded the gold medal and first prize for the best manufactured flour in the world. The same honor was won at the Fair at Paris. And at Philadelphia the world's honor was conferred upon the same mill for the third time. In each of these great exhibitions the flour was made from wheat grown in this county. In addition to the five mills named there are twelve others that do both a public and custom work.

It is the agricultural and manufacturing interest that is looked to with greatest pride in point of dollars and cents. It is estimated that more than a million bushels of wheat were grown in this county last year. While wheat is the principal grain crop it is by no means the only one; for it is just as true that all grains grows well in this soil, and there is no such a thing in the history of the State as a failure in the same year of any two kinds of grain in the county.

#### SOCIAL AND RELIGIOUS.

In addition to the school facilities of the county it is but right to note the fact that there are in the county forty-two good brick and frame churches. There are also eight or nine large grange halls in the county, three weekly papers, one tri-weekly, two monthlies and two semi-monthlies.

There is no people on the earth who enjoy greater civil, social and political privileges than do the people of Cape Girardeau County. Every citizen feels that he is truly an American, and as such prides himself in upholding political tolerance, freedom of speech, and the right to worship according to the dictates of his own conscience.

The laws are fairly and impartially enforced, and the county has one of the finest court houses outside of St. Louis in the State.

The county has never suffered from a great fraud of any kind, neither local or foreign, but has always been fortunate in having honest and intelligent officials for her local government.

#### VERY HEALTHFUL.

In point of health the county is far above the average of the State, and persons suffering with weak lungs will find the atmosphere so warm and moist as in many instances to give them great relief.

## CARROLL COUNTY.

The area of Carroll County comprises about 440,000 acres of land, three-fourths of which is now in cultivation; and not more than one-fifteenth of the county is what might be called poor land—even in Missouri, where all land is good—and has a population of about 22,000.

### THE ASSESSED VALUATION

of the county last year was about \$6,000,000, and the real value, according to the best judgment of those competent to know, is not less than \$10,000,000.

The tax last year assessed was \$74,237.53. The delinquent tax is less than \$5,000.

The taxes are light, more than one-half of the whole amount being for school purposes. No debt exists, but money is in the treasury.

On the first day of January, 1880, there were 13,235 head of fat cattle, and 39,998 head of fat hogs being fed in Carroll County, to be marketed this spring. If there were as many in any other county in the State, the fact has not yet been published.

### PRODUCTIVENESS.

Carroll County raised last year, according to figures received by the editor of the "Carroll Record" from the different townships, 8,000,000 bushels of corn, and 650,000 bushels of wheat.

### SHIPMENTS.

There were shipped by the Wabash, St. Louis & Pacific Railway, which traverses the county, from the different stations of the county, in 1879, 4,245 car loads of freight, and received 984 car loads in the same time.

### SOIL.

The soil of Carroll County is unsurpassed in fertility, and corn, wheat, oats, tobacco, hemp, flax, potatoes, and fruit of all kinds are as sure a crop there as in any other part of the temperate zone.

### TIMBER AND PRICE OF LANDS.

A fair proportion of the county is timber of good quality.

The price of improved lands is from ten to thirty dollars per acre, according to the value of improvements, and there is plenty of good land that can be bought at these figures.

### MINERALS.

Coal is abundant in the county, although comparatively no effort has been made to develop it.

One of the best stone quarries in the State (the celebrated White Rock Quarry) is in Carroll County, at Miami station. The rock is used largely in the construction of bridges, and public buildings at St. Louis, Kansas City and St. Joseph, and the capitol building at Des Moines, Iowa, is mostly built of this stone.

The Wabash, St. Louis & Pacific Railway runs through the county from east to west.

The farmers and citizens of Carroll County are progressive, public-spirited, energetic in improvements, law-abiding, intelligent, church-going, and education-loving people.

### SCHOOLS.

There are in the county one hundred and thirty school houses, mostly new and commodious buildings, and about fifty churches, the Baptist church at Carrollton, costing \$18,000.

### COUNTY SEAT.

The town of Carrollton has about 2,500 inhabitants, has nine churches, two hotels, two banks, a machine shop, foundry, and all the other improvements of a first-class county seat, and a school house costing \$42,000, and requiring a superintendent and eleven teachers, at an expense of about \$7,000 per year. The enrollment of pupils is about six hundred and fifty.

Carrollton has also a colored school, with a good school house, one hundred and thirty pupils and two good teachers.

### IMMIGRANTS INVITED.

In every county there are restless, dissatisfied men, who are possessed with the insane idea that they can do better elsewhere, or perhaps come nearer getting a living without work, who are always ready to sell out at low prices, and seek a new "El Dorado" in another direction. And so it happens that the opportunity to secure a good improved home in Carroll County is as good now as it ever was.

More energetic, public-spirited, live men are needed in the county; and they will never be asked what may be their politics or their religion. All good men will be welcomed to Carroll County, and may be assured that they will receive just as hearty and earnest a welcome as they may deserve. There has never been any proscription for opinion's sake; no old political feuds remain to be fought out.

To the immigrant is offered the advantages of a cheap home, surrounded by school houses, churches and good society.

## CARTER COUNTY.

Carter County is bounded on the north by Sherman and Reynolds Counties and on the east by Wayne and Butler Counties, on the west by Shannon and Oregon Counties, and on the south by Ripley and Oregon Counties.

### ACREAGE AND ASSESSMENT.

The county contains 303,977.33 acres, the assessed valuation of which is placed at \$422,337.

### WATER COURSES.

The water courses supplying irrigation, are Current River, Rogers' Creek, Mill Creek, Home Creek, Pike Creek, Chilton Creek, Barren Creek, Henpeck Creek, Ten Mile Creek and Little Black River.

### FORESTS.

An abundance of the best timber is found in the forests of Carter County, classed as follows: pine, and the varieties of oak, hickory, ash, walnut, maple, elm, gum, locust, hackberry, persimmon and sassafras.

### MINERALS.

The mineral resources consist of iron, lead and

copper, and small quantities of zinc, but so far no mines have been developed.

### PRODUCTIONS.

The soil is well adapted to the cultivation of corn, wheat, oats, rye, barley, potatoes, turnips, tobacco and cotton are raised on a small scale for home consumption. All kinds of vegetables do well, and the watermelon and muskmelon crop is very fine. Sorghum is cultivated by nearly all farmers.

Strawberries, raspberries, blackberries and whortleberries grow wild in profusion. Wild grapes are found on every hillside, and grape culture would undoubtedly prove profitable.

### FRUIT CULTURE AND CLIMATE.

Apples bear well, and peaches miss two years out of three. The climate is mild but variable, and there is seldom much snow.

### POPULATION—MANUFACTURING.

The population numbers about 3,000. The first settlers were chiefly from Tennessee and Kentucky, but nearly all nations are now represented. The inhabitants are mostly farmers. The only manufactures carried on are lumber, flour and meal.

## CASS COUNTY.

This county has an average width of twenty-six by twenty-seven miles, having about 450,000 acres of land within its borders; it is situated upon the western border of the State, and is within the lines of thirty-seven and one-half degrees north latitude, being nearly on a line with the cities of St. Louis, Cincinnati and Washington, and with an elevation of about 1,000 feet above the level of the sea. From its position geographically, its condition as to climate will be readily inferred, that it is free from the extremes of heat and cold that characterize the Northern and Southern States of the Union. The surface of the country is generally gently rolling, having but few precipitous bluffs, consequently nearly all of it is susceptible of cultivation; so emphatically true is this that it has been frequently remarked by those most conversant with the surface condition of the country, that it would be difficult to find a quarter-section of land within its limits, upon which a reasonably good farm could not be made.

### CHARACTER OF LAND AND TIMBER SUPPLY.

The truth will be closely approximated by saying that three-fourths of its surface is prairie, the re-

mainder timber; the timber lands producing the varieties usually found in the Middle and Western States, consisting of the different kinds of oak, hickory, elm, maple, honey locust, coffee bean and black walnut. Although immigrants from the heavily timbered States formerly supposed the supply of timber insufficient, the introduction of the osage orange for hedging purposes, which in this climate and soil, with proper attention, universally makes a cheap, beautiful and efficient fence, has entirely reversed public opinion as to the adequacy of the timber supply, the amount being now regarded as more than sufficient for the demands of the county in the way of fuel, fencing and building material. A large amount of walnut timber is now being exported from the county.

### THE SOIL AND PRODUCTIONS.

The soil of the county is very fertile, and produces excellent crops. The corn crop for the past thirteen years, when planted in proper season and properly cultivated, has produced from forty to seventy-five bushels per acre. The wheat crop for the past five years, where the land has been properly prepared and sown early, has probably been between eighteen

and twenty bushels per acre. Oats, flax, castor beans, tobacco, timothy, blue grass, clover and millet are successfully grown here. In no part of the United States is clover less damaged by severity of drouth and winter freezing than here. There are many fields in the county upon which clover was sown ten years ago, and not since resown, upon which there is to-day a perfect stand of clover, a fortunate circumstance in clover culture that seldom prevails in the clayey soils of the Eastern States. The most valuable features in the soil of this county are not fully embodied in the statements as to its fertility, but in its qualities in the way of durability; in its capacity to produce a long succession of good crops without the application of fertilizers. Incredible as it may seem, it is nevertheless true, that many fields were to be seen in this county last year that have been for thirty consecutive years planted in corn, less perhaps two or three years when they were idle in consequence of the war, upon which grew forty bushels of corn to the acre; these fields having at no time been manured except by the plowing under of such vegetation as was to be found upon the land at the time of plowing.

#### SEASONS AND CLIMATE.

The notion is probably somewhat prevalent among the people of the Eastern States that Western Missouri frequently suffers during the growing season from insufficiency of rain, but it certainly is not warranted by the history of the last thirteen years, during which time but two seasons have been characterized by insufficiency of rain; the years 1868 and 1874 were dry, and the corn crop was materially lessened in consequence thereof. The wheat, oats and flax crops were not affected, in consequence of maturing before the drouth became severe; and the early planted and properly cultivated corn gave a fair yield.

#### THE WATER SUPPLY.

Big Creek and Grand River, with their numerous tributaries, constitute the principal streams of the county. In at least one-half of the county springs abound, and in the portion not thus favored good wells are obtained by digging the usual depth; and owing to the compactness of the subsoil, ponds made by plow and scraper meet all the water demands for stock purposes, hence the practical and industrious farmer never suffers in consequence of inadequacy of stock water.

#### FRUIT.

All the fruits grown in the central portion of the United States are successfully grown here, the principal varieties now cultivated being the apple, peach, pear, cherry and plum. In regard to size and flavor these varieties certainly compare favorably with those grown in Ohio, Indiana and Kentucky. The smaller variety, such as blackberry, raspberry, grape and strawberry flourish luxuriantly, so that this portion of the State may be truthfully said to be well adapted to fruit-growing, and owing to railroad facilities now existing and prospective, reaching New Mexico, Colorado and Texas, States that are now furnishing and destined to remain desirable fruit markets. No locality offers greater inducements to the fruit-grower.

#### PRICE OF LAND.

As great inducements in regard to the price of land as in many other portions of the State cannot be offered, and this is wholly owing to the fact that a more fertile soil and of greater natural advantages. Owing, however, to the fact that many of the immigrants to the State invested in land beyond their means, there is at this time a large amount of private indebtedness, making necessary in very many cases the sale of landed property. This state of affairs is causing land to sell for much less than its intrinsic value.

#### SHIPMENTS.

The following statement carefully prepared and gathered from the different agents along the lines of the railroads shows shipments by car lots during the year 1879, as follows:

		Cars.
Hogs.....	42,060 head	701
Cattle.....	9,342 "	519
Cattle and hogs mixed.....	{ 1,904 "c { 1,680 "h	112
Wheat.....	315,625 bush.	815
Corn.....	307,600 "	769
Flax.....	102,000 "	255
Flour.....		138
Horses.....		4
Mules.....		4
Oats.....		11
Castor Beans.....		2
Hay.....		18
Walnut logs and lumber.....		34
Sheep.....		15

Representing a value which, with other products shipped in small lots from the county, will swell to the sum of \$2,000,000.

#### TOWNS AND VILLAGES.

The village of Strasburg, located about two miles from the eastern boundary, contains about 100 inhabitants, with one church and one school house.

Pleasant Hill is nicely located near the foot of the slope of the high table lands of Cass and Jackson Counties, a small city of thrift and enterprise, with a population of about 2,200 inhabitants, eleven churches, one school house, with capacity to seat five hundred children, three lodges, Masonic, Odd Fellows and Ancient Order United Workmen. Pleasant Hill is noted among the traveling public of the Missouri Pacific Railway for its hotel accommodations, the courteous manner of its inhabitants, etc. It is the junction of the St. Louis, Lawrence & Denver Railroad, and of a contemplated route (now having been established and work commenced) with a prospect of its completion sometime this summer (1880) from Pleasant Hill to Butler, in Bates County, and from there south to Arkansas. The old road-bed of the Lexington, Lake & Gulf Railroad running through the city and this county, is also being looked after by Eastern capitalists with a prospect of being ironed and finished and put in running order.

Raymore is a town of about 100 inhabitants, with one church and one school house.

Belton, within three and a half miles of the eastern boundary of the State of Kansas, is a town of

thrift, stir, energy and life, of about 500 inhabitants, five churches, one school house with a capacity to seat 200 children.

Gunn City, a town of about 150 inhabitants, with one church, one school house, one lodge of Patrons of Husbandry.

East Lynne, a town of about 300 inhabitants, with one school house and three lodges—Masons, Patrons of Husbandry and A. O. U. W.

Harrisonville is the county seat of Cass County, beautifully located on the summit of one of those high elevations, so attractive to the eye of those accustomed to the flat, monotonous prairies of Illinois. Standing a few yards west of the court house you have a good view down the valley of Grand River. It has a population of about 1,500 inhabitants, five churches, one school house with a capacity to seat 300 children.

Freeman is a town of about 300 inhabitants, one school house, three churches, two lodges—Masons and A. O. U. W.

West Line is a village of about 150 inhabitants, one church and one school house.

The interior or off railroad towns, with their distance from the county seat, are: Dayton, southeast, seventeen miles; Everett, southwest, fourteen miles; Peculiar, northwest, eight miles; Austin, south, twelve miles; Index, southeast, sixteen miles, and Wadesburg, southeast, twenty-two miles.

#### SCHOOL FACILITIES.

There are no high schools or institutes of learning within the County of Cass, but the advantages as to obtaining a thorough common school education are nowhere any better. Cass County is divided into one hundred and fourteen school districts, each containing, at least, one good and comfortable school building, with sufficient capacity to accommodate all the pupils.

The revenue derived by direct taxation by the county for school purposes in the year 1879 was...	\$16,823 21
Cass County apportionment of school revenue from State.....	5,177 63
Interest on county school fund apportioned to school districts in 1879.....	4,960 20

Total for school purposes... \$26,959 84

The total number of children of school age is 7,086.

There is a permanent fund derived from the State on account of the sale of 500,000 acres set apart for school purposes, which was apportioned to the counties, and also from the sale of the sixteenth section and swamp lands within the County of Cass, and also from fines, forfeitures and other sources, amounting

to the sum of \$91,917.14. This fund is kept intact and is loaned out by the county on notes secured by real estate and personal security at the interest of ten per cent. per annum, and the interest thereon collected is each year distributed to the different school districts throughout the county on the basis of the enumeration of children being of school age in each district.

#### PROTECTION FOR LIFE AND PROPERTY.

Life and property are nowhere on the face of the civilized globe more secure than within the boundaries of this county, and the report of J. R. Willis, Warden of the State Penitentiary, may be referred to, to prove the assertion. The County of Cass, with a population of over 20,000 people, ranking among the first counties in population and taxable wealth in the State, sent the following number of convicts to the State Penitentiary: 1878, 1; 1879, 2. Further reference to the report of the State Auditor shows that the total amount of criminal costs paid by the State on account of the county for criminal prosecutions during those years was as follows: 1878, \$822.39; 1879, \$566.30.

On August 27th, 1878, the crime of murder was committed within the borders of Cass County. September 23d, 1878, the criminal was indicted; on September 24th, 1878, a jury was empaneled, and September 25th, 1878, the penalty of death was adjudged. On October 25th, 1878, the sentence was executed.

So is crime punished within its borders. What speaks more forcibly for the supremacy of the law for the intelligence, refinement and educational standard of Cass County than this record?

Science and education go hand in hand and drive out superstition and lesser crime.

Law and order are enforced in the strictest sense of the words.

The utmost tolerance, religious and political, is made manifest by the people. The county offices of the county represent both of the great political parties of the day, Republican and Democrat.

#### TAXATION—POPULATION.

The rate of taxation for State and county purposes, on real estate and personal property, during the year 1879, was nine mills to the dollar.

The population of Cass County is principally made up of former citizens of Illinois, Ohio, Indiana, Kentucky and Pennsylvania. Men of energy and perseverance, the pioneers of the West, who have bid farewell to the old homesteads East, and with their strong arms are turning the rich prairies of Western Missouri into one of the greatest granaries of the world.

## CEDAR COUNTY.

Cedar County is in the second tier of counties east of the Kansas line, and the fourth north of the Arkansas line; has an area of about 489 square miles, or 319,050 acres of land. It was organized into a county on the 14th day of February, 1845, and there are a number of persons in the county now who have lived in the counties of Polk, Dade and Cedar, and all on the same farm without moving. The county seat was located where it now is, and was first called Lancaster, afterwards changed to Freemont, and afterwards to Stockton.

The eastern half of the county is a timbered country, with only a few small prairies; the western is mostly prairie, with belts of timber along the streams, and beautiful groves on the high lands—in the distance resembling orchards more than groves of forest trees.

Population in 1876, 9,912; school districts in 1876, seventy-three; value of real estate in 1880, \$831,508; value of personal property, \$607,665; total taxable wealth, \$1,439,173; bonded indebtedness, none.

### THE SOIL

is of three classes, known here as the white ask, black loam, and red clay or mulatto lands, all of which produce well in favorable seasons; but the two latter are best for all seasons and crops, and yield abundant crops of grass, tobacco, wheat, oats, corn, rye, millet, sorghum, flax, castor beans. The red land is peculiarly adapted to the growth of small grain, especially wheat and rye, and retains its fertility for fifteen, twenty or thirty years of successive cultivation, with very little, if any, decrease in the yield, and without the use of any kind of fertilizer.

### TIMBER.

Black and white walnut, white, black and shell bark hickory, black-jack, sugar tree, common maple, red bud, pawpaw, sassafras, hackberry, black and blue ash, birch, chinquapin, persimmon, wild cherry, sycamore, elm, hazel, box-elder, sumac, mulberry, and all the different species of oak common to this latitude, and along the principal streams is found some cedar. The timber on some larger streams, and in some places on the highlands, is well grown and of a good quality, but a great deal of the upland timber is of rather an inferior quality, which has been caused by the ravages of fire, which annually kills a great deal of young timber, and scorches so much as to hinder the growth, and thus dwarfs a large portion of the remainder.

### BUILDING STONE.

There is considerable rock bordering on the rivers and larger streams which traverse the county, and some on the highlands away from them, but the extensive bottoms and a large portion of our uplands, are clear of rock. Flint, lime and sandstone are the most common, but there are also considerable quantities of white and yellow cotton rock, which is excellent for building purposes—being soft when taken

from the quarries, and continually hardens by exposure to the atmosphere. The white cotton rock takes on nearly as fine a polish as marble and does not tarnish by time. Where the land is too rocky for cultivation it will produce grass and timber, both as necessary to the farmer as any crops he can produce, and there is not one acre of land in this county so rocky that it cannot be cultivated in fruit or grape crops.

### WATER

is found in thousands of never failing springs as pure as ever ran from the earth, and can be had nearly anywhere in the county by digging from fifteen to forty feet deep. The county is traversed by Big and Little Sac Rivers, Spring, Bear, Cedar, Horse and Alder Creeks, all flowing in a northerly direction; and, being fed by numerous springs, furnish water, and upon their banks are many untenanted and valuable sites for mills and other machinery, which, when the population and demands of the country require them, will be utilized. But at present the water flows lazily along the beds of the streams for many miles, occasionally moving the wheels of a mill in its passage to the sea, but seemingly of no other use except to quench the thirst of herds of stock, and as a home for the funny tribe, which are found in large quantities, and are very palatable.

### CROPS AND CAPACITY OF THE LAND.

Wheat yields from ten to thirty bushels to the acre, but the farmer may safely count on an average of ten to twenty bushels, and the crop has never been a failure within the memory of the oldest inhabitant.

Rye succeeds well, but has been but little cultivated until within the last three or four years. It is now attracting the attention of farmers, who consider one crop of it almost equal to two ordinary crops of other grain, as it furnishes excellent pasturage for stock during the winter and spring months, produces a large yield of grain in harvest, and is perhaps the most certain crop produced in the country.

Oats generally yield large crops and are extensively cultivated.

Corn succeeds well, and is the staple crop of the country.

Timothy and clover both succeed well wherever tried, but from the fact that the wild prairies furnish abundance of free pasturage and hay for winter use, but little attention has been paid to those crops as yet. In the older settled portions of the county, where the wild grasses have been eaten out by stock, blue grass is rapidly taking its place, and ere a great many years, all of the county that is not under cultivation, will be one unbroken blue grass sward.

Cotton does well, but is not much cultivated. Six hundred pounds of seed cotton has been produced on one-fourth of an acre in this county, which shows how well it will succeed.

As fine tobacco as is produced in the United States (the most favored regions of Virginia not excepted) can be grown here. Whole crops, the plants of which would average near five feet high after they were topped, and of very fine quality, are seen, and for quantity and quality combined Cedar County challenges the world as a tobacco region. Her soil and climate have combined to do their best for the tobacco-raisers; and all any one needs to do to make a fortune is to get some of the cheapest land (for it is well known that Post Oak Flats, considered the poorest land for other purposes, produces the finest tobacco), hire some hands and go to raising tobacco; or, if he cannot hire hands, let him raise a crop or two himself, and he can soon hire all the help he wants. The crop will bring from seventy-five to one hundred dollars per acre. One hand can cultivate three acres, besides attending to other crops; this, at the lowest rate, showing \$225 as the product of one hand's labor in a tobacco crop for one season. Children that would be useless in ordinary crops can do a great deal of work in a tobacco crop, and there is no reason why every man in the country blessed with health might not have money—at least enough to supply his necessities—if he would turn his attention to tobacco.

Cedar is second to but one county in Southwest Missouri in the amount of tobacco produced, and if there were a home market and a factory for preparing the raw material for exportation, the crop would soon be enormous and a source of untold wealth to our citizens, stimulating every department of industry and enterprise.

Broom corn is a crop that until the last few years has been but little cultivated here, but it is found that it succeeds as well as could be wished, and pays a large profit on the labor and capital invested.

Flax grows in great perfection and produces from eight to twenty bushel of seed per acre, which sells at from ninety cents to \$1.25 per bushel here. It requires but little labor, and in three months from the time the seed is sown the farmer can realize the proceeds of the crop in cash.

#### FRUIT.

This is peculiarly a fruit country. Apples, pears, peaches, cherries, grapes, and in fact every kind of fruit peculiar to this climate, grow here in great perfection. The peach, that most delicious of all fruits, can be had in great abundance by all who will take the trouble to scatter the seed about their farms. The trees live to a great age, and for many years are thrifty and prosperous.

#### STOCK-RAISING

is the principal business, and the one from which farmers at present derive the greatest amount of their income. Horses, mules, cattle, sheep and hogs are extensively raised, and the fact that buyers are always ready to buy all the surplus stock makes this a superior country for the enterprising stock-grower.

There are thousands of acres of wild lands which produce heavy crops of wild grass, and free pasture for all, and from which hay is taken in the summer to feed stock in the winter—is all that is necessary for wintering cattle, and costs nothing but the labor of saving.

#### MINERAL.

Iron, copper, lead, zinc and antimony are known to exist in the county, but on account of the distance to railroad transportation, the mineral resources have never been developed. Enough is known, however, to warrant the assertion that iron and zinc exist in large quantities and of sufficient richness to pay a large profit if machinery were at hand to reduce the crude ore. Coal is found in various parts of our county; and in some places in great abundance, more especially in the western, southwestern and northeastern portions, and will doubtless in the far future be the principal article used for fuel in those sections of the county. At present the extent of the coal beds are unknown, as they have never been developed any more than what became necessary to procure coal for the blacksmith shops of the country. It is found in the banks of the streams and in many other places near the surface.

#### RAILROADS.

Cedar County has no railroad traversing any part of its territory, nor has it any bonded or other indebtedness on account of subscription to any road during the last years of the speculative mania in county bonds.

It is needless to say, therefore, that the condition of Cedar, as regards railroads, is as good as, if not better than, any county in the State. The Missouri, Kansas & Texas Railway furnishes access to the south and to the Gulf. North and east by the same line the markets of Chicago and St. Louis open to the county, with preference in favor of the former. This fact has been discovered by the business men of St. Louis, and to secure what has heretofore seemed to belong to that city—the trade of Southwestern Missouri and Southern Kansas.

Schell City, twenty-eight miles northwest of Stockton, on the Missouri, Kansas & Texas Railway, is the shipping point, and is connected by daily mail; Nevada City, thirty-eight miles west on the same road; Springfield, fifty miles southeast on the St. Louis & San Francisco Railroad, and Ash Grove at the present terminus of the Springfield & Northwestern Railroad, thirty-five miles southeast. The Sedalia, Warsaw & Southwestern Narrow Gauge Railroad, now in course of construction, and which will be completed to Warsaw, fifty miles northeast of Stockton, and which it is confidently believed will be extended in this direction at an early date, places the county in such a position relative to uncompleted railroads that it is not reasonable to suppose that it will be long without one or more traversing it.

#### SCHOOLS.

Nearly every neighborhood in the county is supplied with a school house, most of them being good substantial buildings, and the inhabitants take a lively interest in the cause of education.

In every district there is a school from four to six months in each year, as desired and expressed by the inhabitants of the various districts at their annual school meetings. The county has a large State and county public school fund which is annually increasing, so that but little taxation is required to sustain the public schools after a school house is built.



## CLIMATE.

The winters are usually short and mild, two to four months being all that is generally necessary to feed stock. Last winter, 1879-80, was unusually mild, so much so that the heaviest ice was only three or four inches thick, and the winters are frequently so mild that no ice for summer use is saved, and by the 20th to the 25th of April, the forests are as green as in midsummer.

## PRINCIPAL TOWNS.

Stockton, the county seat, has a population of from 400 to 500 inhabitants, and the usual number of business houses for a place of its size. It is twenty-eight miles southeast of Schell City on the Missouri, Kansas & Texas Railway—the nearest railroad point, and thirty-eight miles east of Nevada, Mo., on the same road, and is connected with both places by a tri-weekly stage arriving and departing on alternate days. It is fifty miles northwest of Springfield, Missouri, on the Atlantic & Pacific Railroad with which it is also connected by stage. Stockton has a steam flouring mill, a carding machine, a tannery, a wagon and plow factory.

Paynterville, eight miles east of Stockton, has a post-office, two or three stores, a blacksmith shop, and is in a thickly settled portion of the county.

Sacville, eight miles north of Stockton, on the west bank of Sac River, has a post-office, two stores, a blacksmith shop, and a saw, grist and flouring mill, on one of the finest water-powers in southwest Missouri.

Lebeck, fifteen miles northwest of Stockton, on the Stockton and Schell City stage line, has a post-office, two stores, a blacksmith and wagon shop and is surrounded by a beautiful country.

Clintonville, eighteen miles northwest of Stockton, has several stores, a post-office and blacksmith shop and is also surrounded by a beautiful section of country capable of sustaining a dense population. In this neighborhood is a German settlement of thrifty enterprising farmers.

Virgil City, the main street of which is the line between Cedar and Vernon counties, is eighteen miles west of Stockton, on the Stockton and Nevada stage line, has 150 to 200 inhabitants, a steam saw and grist mill and the usual amount of business houses for a place of the size, and is in a delightful section of country.

White Hare, ten miles southwest of Stockton, was a thriving little village, but the destructive fires of the late war swept it away so that the place now has only a post-office and a respectable school building, the upper story of which is used as a hall by Free Masons and Odd Fellows.

Cane Hill, nine miles southeast of Stockton, between the two Sac Rivers, is a thriving little village with several stores, a post-office and blacksmith shop.

Pleasant View is a post-office eight miles northwest of Stockton, on the Stockton & Schell City Stage Line.

Silver Creek is a post-office on the Stockton & Osceola Road, four miles north of Stockton.

## TAXATION.

The county having no bonded indebtedness or railroad tax to pay, taxes are low. The entire tax, State and county, for 1876 was one dollar and fifty cents on the one hundred dollars valuation, except school tax, which is generally small and varies in different districts, and, with perhaps one exception, it has not been above one dollar and fifty-five cents on the one hundred dollars valuation since the war.

## RELIGION.

The various religious denominations exist here as elsewhere in the Western States, and there are several church edifices in different sections of the country.

## PRICE OF LAND.

Wild land can be had for from two to eight dollars and improved land from four to twenty dollars per acre, according to locality, quality and improvements, and much of the wild land can be purchased on long time and easy terms.

## HOW TO GET THERE.

Those coming from the Eastern, Middle and Southern States should come to St. Louis, thence by the Missouri Pacific Railway to Sedalia, thence by the Missouri, Kansas & Texas Railway, seventy miles southwest, to Schell City; and those living north and in the lake region should come to Hannibal, on the Mississippi, and Kansas City, on the Missouri River, thence to Sedalia and Schell City, thence to Stockton.

## CHARITON COUNTY.

Chariton County is situated on the north side of the Missouri River, and in the central part of that section of the State known as North Missouri. It is one of the oldest counties in the State, having been organized on the 16th of November, 1820. It is bounded on the east by Randolph and Howard Counties, on the north by Linn County, on the west by Livingston and Carroll Counties, and on the south by Saline County, the Missouri River forming

the boundary line between Chariton and Saline. It contains an area of 749 square miles, and is, therefore, one of the largest counties in North Missouri.

## CLIMATE.

The climate of North Missouri is very similar to that of Maryland, Northern Kentucky, and Southern Ohio. The winters here are neither rigorous nor prolonged. Spring sets in early, and the seasons of

extreme heat of the summer is of short duration, not usually extending later than the middle of August, after which the temperature falls, and summer gradually merges into autumn, which invariably brings to us a delightful season, often extending far into the month of December—thus furnishing the most favorable climate for all outdoor work, and agricultural pursuits, as well as for the growth and improvement of all kinds of stock.

#### WATER SUPPLY.

There are a number of inexhaustible streams which course through the county, generally from northeast to southwest, which furnish an abundance of water for the successful operation of all kinds of machinery for manufacturing purposes, and supplies all the wants of the planter as well as for the stock-grower.

#### SOIL AND AGRICULTURE.

Although there are many evidences of latent mineral wealth underlying various sections of the county, yet that interest, whatever it may be, is in a manner untouched, much less developed, and is uncared for at present. The great boast and pride of Chariton County consists chiefly in her unsurpassed wealth in soil and agriculture. The uplands, as well as the valleys along the numerous streams in the county, are marvelously rich and productive, and whenever cultivated produce most wonderful crops of cereals and grasses. The northern portion of the county is mostly high, rolling prairie, interspersed with tracts of forest lands, especially along the water-courses. The southern portion of the county is extensively timbered with oak, hickory, elm, maple, black walnut, mulberry, ash, linn, sycamore, box-elder, pawpaw, persimmon, pecan, hackberry, and wild cherry. To those familiar with the nature of such trees, the excellent character of the soil and climate is at once apparent.

#### FRUITS:

Under the management of the experienced horticulturist fruits of all kinds peculiar to such a soil and climate are grown in great variety and quantity, such as apples, peaches, pears, grapes, cherries, apricots, plums, strawberries, raspberries, blackberries, currants, and other small fruits.

#### TOBACCO.

From the early settlement of the county tobacco has been the leading production of the farmers, the crop in years past having amounted to as much as 15,000,000 pounds in one year, which, when commanding from four to ten dollars per hundred pounds, was a source of very great revenue to the people. The attention and efforts of the farmers during the past year has been directed more to the production of corn, wheat, oats, rye, timothy and clover, preparatory, it is hoped, to a more general effort in the future at stock-raising, a business for which the county is so eminently fitted.

#### WHEAT.

Wheat has been very successfully grown by many farmers, much of it being of a superior quality, and

unsurpassed in quantity per acre. The cultivation of wheat will receive more attention from the farmers in the future, there now being the largest acreage ever sown in the county, and from present indications bids fair in the next harvest to present a most abundant yield. The crop of 1879 amounted to 272,133 bushels. The corn crop of 1879 in Chariton County amounted to 4,899,060 bushels, and other crops sown returned a correspondingly large yield.

#### STOCK RANGE.

There is yet much good stock range remaining uninclosed here. Blue grass grows spontaneously everywhere throughout the county, and wherever properly cared for, furnishes the finest pasturage for all kinds of stock, equal in every respect to the famous blue grass region of Kentucky. During the past winter the pastures and timothy meadows have been very fine, so that little feeding has been required for young cattle, sheep and horses.

The business of raising and feeding stock, heretofore not properly appreciated by many of the farmers, is now increasing more rapidly than any other one interest in the county.

#### STOCK INTERESTS.

The following shows the number and kinds of stock owned in Chariton County, as ascertained by a careful estimate made for that purpose: Cattle, 40,287; sheep, 22,058; hogs, 73,787; horses, 10,305; mules, 3,709; jacks and jennets, 87; cattle fed for market during the fall and winter, 7,203; hogs fed for market during the fall and winter, 31,437.

#### TRANSPORTATION FACILITIES.

There are sixty-seven miles of railroad in the county, embracing a portion of the main line and two branches of the Wabash, St. Louis & Pacific Railway. The main line, running from St. Louis to Kansas City, crosses the county from east to west a little south of the center, twenty-eight miles of the road being in the county. A branch of the same road runs from Salisbury, in the center of the eastern portion of the county, to Glasgow, on the Missouri River, passing through the southern part of the county a distance of sixteen miles. Another branch of the road runs from Brunswick, also on the Missouri River, to Omaha, Nebraska, crossing the Hannibal & St. Joe Railroad at Chillicothe, thirty-nine miles from Brunswick, twenty-four miles of which are in Chariton County, and passes up the Grand River valley in a northwestern direction.

In addition to the many advantages and facilities furnished by these roads running through the county, the Hannibal & St. Joe Railroad, located just over the line in Linn County, and extending along the entire length of the northern boundary line of Chariton, furnishes the citizens in that portion of the county convenient transportation for all their surplus stock and produce. While those in the southern portion of the county have choice between competing railroad lines and the Missouri River which flows along the southern boundary of the county for a distance of forty miles, thus affording water transportation to all great commercial marts at the lowest rates.

## FREE SCHOOLS.

Perhaps no other county in the State possesses a larger public school fund than is to be found in Chariton County, or a better system of free schools, extending throughout all the rural districts of the county. The extensive land grants made by the General Government to the State of Missouri for free school purposes, including each sixteenth section of land, furnishes a fund sufficient to maintain a good free school in each school district in the county for at least four months in the year. The public schools in any district may be continued as much longer as may be desired by a vote of the people at their annual meeting, fixing the time and rate of taxation for that purpose.

There are one hundred and fourteen school districts in Chariton County, in which suitable school houses have been erected, and in which there are about seven thousand children being educated.

## RELIGIOUS INTERESTS.

There are fifty-three church buildings in Chariton County, and the church organizations represented are the Baptist, Methodist, Presbyterian, Christian, Lutherans, Episcopalians, Catholics, and various other organizations, all sufficiently interested in the salvation of mankind to keep the way of life plainly in view.

## CITIES AND TOWNS.

Keytesville, the county seat, near the center of the county, on the Wabash, St. Louis & Pacific Railway, one hundred and seventy-five miles from St. Louis, and one hundred and one from Kansas City. Its situation is a high point on the east bank of the Muscle Fork, a large stream affording excellent water-power, and surrounded by an inexhaustible supply of timber suitable for manufacturing farming implements and furniture, making it a favorable point for the location of manufacturing

establishments. The court house, built of brick, is one hundred and ten by sixty-two feet, two stories high, cost near \$75,000, and is one of the finest and most commodious in the State. Keytesville has one newspaper.

Brunswick is located on the Missouri River, and at the junction of the Omaha Branch of the Wabash, St. Louis & Pacific Railway. The recent completion of the branch road to Omaha adds new interest to the place as a railroad center. The city has two newspapers, two public school buildings, a commodious city hall, ten churches, six dry goods establishments, nine grocery and provision stores, three hardware and farming implement establishments, two lumber yards, three leaf tobacco factories, and other business in proportion.

Salisbury is situated near the center of the eastern portion of the county, on the Wabash, St. Louis & Pacific Railway, at the junction of the Glasgow Branch of that road. It has a population of 1,000, one newspaper, Masonic and Odd Fellows organization. There are six dry goods stores, and other business industries, with the different professions proportionately represented. It is a beautiful place, favorably located.

Mount St. Mary's is located in Bee Branch township. The chief object attached to the place is the institution of learning located there, which was founded by the Franciscan Fathers. The institution has an area of twelve acres of land, beautifully parceled off in vineyard, orchard, flower yard and play-ground for the students. The monastery is sixty by forty feet, two stories high; the church is forty by thirty-five feet, with a tower and bells. Besides there is a good district school attached to said buildings, which has from sixty to seventy scholars.

There are twelve other towns in Chariton County, so located in different sections that those living in the remotest districts are within a few miles of a good trading point.

## CHRISTIAN COUNTY

Christian County occupies a central position in what is known as Southwest Missouri, bounded on the north by Green and Webster, on the east by Douglas, south by Stone and Taney, and on the west by Stone and Lawrence Counties, and embraces an area of 561 square miles. Situated near the summit but on the southern slope of the Ozark range, having, perhaps, an average elevation of ten thousand feet above the ocean. The land is generally level enough for agricultural purposes, but undulating and well drained, the valleys of the numerous small streams being but little depressed below the common level. But in the southern and eastern portion of the county some of the streams cut quite deep, and the hills are abrupt and rise to a height of two or three hundred feet above the valleys.

## CLIMATE.

No part of the West is more favored as to climate than Christian County. The surface of the county is rolling, and near some of the streams hilly and slopes gently to the south, being drained by the tributaries of White River. The strong winds and violent changes of temperature that render the treeless plains of the West so disagreeable are wanting here. There are no swamps or overflowing lands from which noxious exhalation can arise. In fact the climate is both agreeable and salubrious. Winters are short and mild, summers long and temperate, with a dry atmosphere favorable to health.

## STREAMS.

The county is well watered by numerous small

streams that run swiftly over gravelly beds, none large enough for navigation, but affording abundance of water-power for mill and other machinery, and are well supplied with choice varieties of fish, and have recently been stocked with California salmon.

#### TIMBER.

The bottoms of nearly all the streams have a heavy growth of the useful varieties of timber, such as burr oak, white oak, red oak, maple, walnut, wild cherry, etc. The slopes near the streams are also generally well timbered, but the flat and rolling lands especially west of Finley, have at no very distant day in the past been prairie lands, but now have a growth of fine young hickory, black-jack, plum and crab-apple, with an undergrowth of hazel and sumac. The growth indicates the character of the soil of these uplands, which is equal to the best prairie lands. In the eastern part of the county hills and valleys alike are well timbered. On the hills are level lands of considerable extent, generally unoccupied, known as Post Oak, Black Oak and White Oak Flats.

#### WILD FRUITS.

Blackberries, raspberries, strawberries and persimmons are distributed throughout the county. Black haw, red haw and crab-apple in the valleys and hazel uplands. Pawpaw, gooseberries, mulberries, in rich bottoms, are abundant. Serviceberries grow along the streams. Huckleberries on the flint hills in southeast portion of the county. Grapes, winter and summer, of different varieties, grow and intermingle; on good soils they are very plentiful, and of fine variety in Finley bottoms and on slopes and uplands near the stream. These lands are better adapted to vineyards than most of the lands in the West where that industry is attempted.

#### SPRINGS.

The greater portion of Christian County is bountifully supplied with springs of excellent water, especially so in the neighborhood of the streams already named. The water is what is called hard water, being impregnated with lime, and is cool, healthful and agreeable. Several springs in the neighborhood of Ozark, issue from caves of considerable extent, having solid limestone walls. The Smallin cave, two miles north of Ozark, is worthy of mention, being very large, about forty feet at the entrance, and retains its size some distance, running back horizontally into the hill.

#### BUILDING ROCK.

Limestone crops out on the breaks near the streams, and quarries of good building rock may be opened in many places.

#### LEAD MINES.

The lead mines two miles south of Ozark, known as Alma Mines, are among the richest in Southwest Missouri. Two smelters are in operation, and a large amount of lead is being raised. On Swan Creek, smelters are operated, and lead in paying quantities is found in different locations several miles apart. The late rise in the price of lead has stimulated mining, and a large mining population may soon be expected. This will give a better market for many of the surplus products of the farms.

#### TOWNS.

Ozark, the county seat of Christian County, is a small town pleasantly situated on a slight elevation on the east side of Finley Creek, and near the geographical center of the county. A mail coach passes to and from the city of Springfield, fifteen miles distant, daily. The mail is also daily from the south. Ozark has three general stores, one tin and stove store, one bakery, one butcher shop, two boot and shoe shops, one grist mill, one tobacco factory, two newspapers, one carpenter shop, two blacksmith shops, one church and one excellent school. Finley Creek affords fine water-power, and Ozark may ere long be a manufacturing town. Wild farming lands, one to five miles from Ozark, may be bought at from two to five dollars per acre; improved land at from three to ten dollars an acre.

Billings is situated in the western portion of the county, and on the St. Louis & San Francisco Railway, the only railroad town in the county. Billings is a lively little business town, and the country is fast improving about it.

Kenton, on Finley Creek, six miles east of Ozark, has two stores, a mill, blacksmith shop, post-office and school house, in the midst of a fine farming district.

Highlandville is situated eight miles southwest of Ozark, on an oak flat and near the open highlands known as Gideon Barrens, a fine farming and grazing district. There are now several business houses and a post-office. Farming lands are cheap, and there are still some Government lands subject to homestead in the vicinity of Highlandville.

Sparta, eight miles east of Ozark, on the divide between Finley and Swan, has a store, post-office and blacksmith shop. This divide has some of the best farms in the county, and some excellent lands, unimproved, that may be purchased very cheap.

Boston is situated on Swan Creek, about fourteen miles east of Ozark, in the vicinity of Swan Creek Mines; has one store and a post-office.

Swanville, six miles below, has one store. The soil along this creek is black loam and very productive, the slopes and benches, though not large, are very rich. Much of the land yet belongs to the Government, though the best has been entered. Lands with some improvement may be had at from two and a half to five dollars per acre.

#### COUNTY FINANCES.

Christian County is sound financially. She has no bonded debt and there is no judgment against the county. Her warrants are worth one hundred cents on the dollar. The tax levy for 1879 was \$1.35 on the \$100 valuation.

#### CHURCHES.

There are but few houses built and used especially for religious worship in the county. Most of the church societies meet and worship in the school buildings.

#### SCHOOLS.

There are about fifty organized public schools in the county. The length of term taught in each year is six months. Cost of schools the past year, \$7,138. The capital school fund of the county amounts to about \$10,000.

## CROPS.

The farmers have good reason to be satisfied with the result of their labors the past season. The wheat yield was not large, but the quality was very fine. The best wheat lands, when properly cultivated, yield from twenty to thirty bushels per acre. Corn, an average crop—fifty bushels per acre is considered a good yield. Oats were injured by the dry weather in the early part of the season. Hay cut short by dry weather in the spring. Cotton, but little planted, the yield was very satisfactory. Potatoes, the yield was very good—both Irish and sweet do well. Vegetables, the yield was bountiful.

## FRUIT.

Apples, a light crop; peaches almost a failure. cherries, a light crop; strawberries, raspberries, etc., an average crop. Universally late frosts in the spring injured the fruit.

## STOCK.

The people realized more money this year from the sale of cattle, hogs and sheep than they have in any one year for several years past.

## SOCIETY.

The population are peaceable, law-abiding and intelligent. There has not been a murder committed in the county for the past six years, and our jail is empty. The county poor farm is only occupied by the tenant in charge—no paupers; not a saloon in the county. Two weekly papers are published in Ozark, and sustained by the population of the county—only about 10,000. A considerable number of immigrants have come, during the last two years, from different States, and all seem to be satisfied with the natural advantages, and with the state of society. Nearly one-half of those who have settled here during the past year, have come from Kansas and Texas. It is doubtful whether any portion of the West can offer more inducements to persons wishing to secure comfortable homes with agreeable surroundings at small expense than Christian County.

Industrious farmers, mechanics, miners and capitalists with money to invest will find situations in Christian County.

## CLARK COUNTY.

This county is located in the extreme northeast, touching the boundary lines of Iowa and Illinois, and is separated from Iowa on the north by the Des Moines River, and from Illinois on the east by the Father of Waters. The surface land is principally composed of undulating prairie. The portions near the creeks and rivers are broken and hilly, except in that part bordering on the Mississippi. The streams are skirted with a heavy growth of black walnut, butternut, hickory, sycamore, oak, ash, elm, honey locust, cottonwood, and all other varieties indigenous to North Missouri. The greater portion of the soil is a rich, pliable loam; on the bottoms it is a rich, sandy loam. There are 325,238 acres of land in Clark County—216,826 being prairie land and the remainder, 108,412, timber. Between the Des Moines and Fox Rivers lies a body of 12,000 acres of bottom land, protected by levees. This is the finest character of corn land in the State.

## RIVERS AND SPRINGS.

The county is watered by the Mississippi, Des Moines, Fox, Fabius and Wyaconda Rivers. Honey, Bear and Sugar Creeks also traverse it and are tributary to the Mississippi. The most of these streams afford a water-power that might be utilized to advantage. Factories of the largest class can be, and are run upon the Des Moines. Springs are numerous, and excellent water can be obtained in all parts of the county at depths ranging from ten to forty feet.

## AGRICULTURAL PRODUCTS.

The staples are corn, oats, rye, timothy, wheat, potatoes, and blue grass. Beans, buckwheat and barley are cultivated to a considerable extent. Clover and timothy are the pasture grasses. Clover is taking a strong hold in every part not tilled. Considerable attention is paid to cattle feeding, and the location and transportation facilities afford the benefit of both Chicago and St. Louis markets. The county is well adapted to fruit-growing, especially apples, peaches, pears, cherries and grapes. All improved farms have orchards. Many farmers are turning their attention to wool-growing, and find it a most profitable investment.

## RAILROADS.

The Missouri, Iowa & Nebraska Railway passes from east to west across the county, having within its borders twenty-eight miles of track. The Keokuk & Kahoka Railroad has twenty-five miles of road-bed partially completed. The Keokuk & Des Moines Railroad (branch of Chicago, Rock Island & Pacific Railroad) has twenty-five miles of track immediately adjacent to the northern boundary. The Burlington & Southwestern Railroad passes within one mile of the northeastern boundary.

## MANUFACTORIES.

There are three flouring mills, seven saw mills, one woolen factory, one distillery and several plow, wagon, buggy and furniture factories at Kahoka.

Athens, Luray, Fairmont and Alexandria. Also located at Alexandria are the machine shops of the Missouri, Iowa & Nebraska Railway. There are two grain elevators at Kahoka.

#### SCHOOLS AND CHURCHES.

There are ninety-eight public school houses, having an attendance of 3,000 children. These schools are kept open an average of six months per year. Twenty-five thousand dollars are expended annually for teachers' services. Clark County ranks second to no county in the State in the interest manifested in public education. There is one regularly chartered college in the county, located at Alexandria. The college has been in successful operation for ten years.

There are twenty church edifices in the county, and services are also held at many of the school houses. All of the protestant denominations are

represented, and the Catholics have good houses of worship at both Alexandria and St. Marysville. The Germans have services in their native language in four or five places.

#### NEWSPAPERS.

There are three newspapers in the county. Two Democratic, the "Democrat" and the "Gazette," published at Kahoka, the county seat, and one Republican, the "Commercial," published at Alexandria.

#### PRICE OF LAND

varies according to improvement from five to fifty dollars per acre.

#### TAXATION.

The rate of taxation for 1880 was \$1.40 per \$100 valuation, school tax included.

## CLAY COUNTY.

Clay County is bounded on the south by Jackson County, the Missouri River passing between. A bridge and splendid steam ferry connects it with Kansas City, which is a well known city, belonging almost as much to Clay County as to Jackson County, in which it is located.

#### RAILROAD FACILITIES.

Three railroads pass through the county leading to Kansas City, viz.: the Hannibal & St. Joseph, the Wabash, St. Louis & Pacific and the Kansas City, St. Joseph & Council Bluffs. The Chicago, Rock Island & Pacific also run trains into Kansas City. Other surveys are now being made. One by the Chicago, Burlington and Quincy, who claim that they mean to build. The county is well supplied with railroads.

#### COUNTY FINANCES.

The county has no floating debt. The bonded debt at eight per cent. interest is about \$180,000—a decrease of about \$100,000 in the last fifteen years. Within the next ten years the whole debt will be paid off. The bonds command a premium of five per cent. There is no taint of repudiation resting on Clay County and never will be. It is safe to say the county will never be in debt again after the present debt is paid.

#### SCHOOL FACILITIES.

Every school district in the county has a school house where public (free) schools are kept. These schools are of the highest character, taught by well paid teachers. Also Wm. Jewell College is located at Liberty, the county seat. This is in pro-

cess of being fully endowed, and with its able corps of professors is one of the best institutions of learning in the State. Clay Seminary for young ladies, located also in Liberty, has an enviable reputation.

#### RELIGIOUS.

Every neighborhood in the county has a church edifice, some of them two. The towns are well supplied with churches. There is not a dramshop in Clay County, nor an habitual drunkard. This has been brought about—not by refusing license—but by a sense of right among her citizens, inculcated by her leaders of public thought and opinion.

The people are a sober, intelligent, moral and industrious people; just such a people as one hunting a good home would want to live among.

#### THE SURFACE SOIL

in the larger portion of the county is a rich alluvium from one to fifteen feet deep; and will produce corn, hemp, wheat, and all the standard crops equal to the best lands in Kentucky and Illinois.

Underlying the entire uplands of the county is the famous loess subsoil, running down to the bed-rock, or water level. This is so porous that, by capillary attraction, it will support vegetation in severe drouths, while it, at the same time, furnishes admirable drainage.

The celebrated

#### BLUE GRASS

of Kentucky is indigenous here. Only clear away the brush and undergrowth from land, and it will soon be covered with blue grass. This crop—without the touch of the plow or the hand of man—for

pasturage alone is worth from two to five dollars per acre per annum.

#### FRUITS,

such as peaches, grapes, cherries, pears, quinces, etc., do well here, and experience has demonstrated that this is the "home of the apple." There are many orchards of one thousand trees and over in the county.

The assessed valuation is \$4,275,137, which is about one-half of the real value.

The people are anxious for immigration, and will give the immigrant a cordial welcome, and show him how to find a good home with rich soil among a hospitable, law-abiding people, where life and property are as secure to any person from anywhere as in any other place in America.

## CLINTON COUNTY.

Clinton County claims the distinction of being the sightliest and richest county in Northwest Missouri. It lies upon the headwaters of Smith's Fork of the Platte, Castle, Lost Creek, Shoal and Fishing Rivers, each running in different directions, thus leaving the main body of the county upon the high, broad ridges of these interlacing streams. It is in the center of that great bend of the Missouri, which commences at St. Joseph and ends at Lexington, lying about the same distance from the river on the west as on the south, and being sufficiently far from it to exempt its citizens from any detriment to health from overflow or malaria, and sufficiently near to get the benefit of the rains and dews generated by its flow. It embraces an area of twenty by twenty-one miles, its 420 square miles aggregating 269,000 acres, 200,000 of which lie within the broad prairie ridges, leaving the balance covered by timber. The prairie land is unexcelled in richness and depth of soil, producing in great profusion everything natural to this latitude, while the timber lands, when cleared, rival the famous blue grass region of Kentucky in the growth of that remarkable grass.

#### CHARACTER OF POPULATION.

Clinton County was originally largely settled from Virginia and Kentucky, and many of the old settlers still survive, with their children settled around them on magnificent farms bought for them at an early day. However, the population of the county to-day represents all the leading Western and Middle States, as well as large settlements of Germans and Irish, and contains a people sufficiently homogeneous in habits, thoughts and modes of life, to constitute them a body proud of their country—proud of its character and high standing in morality and virtue; proud of themselves and their thrift, sagacity and financial integrity.

#### MATERIAL IMPROVEMENTS.

Clinton County has no outlying lands, except in the timber. The prairie lands are all within field and pasture, with crops and herds, virtually in each, the very finest productions of the fairest portions of the sister States. The system of farming and grazing is

being improved each year by an intelligent yeomanry. Its system of roads and bridges is receiving the most thorough attention. The lanes are generally lined with trees, and in some portions of the county, under neighborhood systems, form a regular alameda—with beautiful farm houses and well kept grounds interspersed, which presents a picture of comfort and happiness of home.

#### RAILROAD FACILITIES.

The one hundred and one miles of railroad within the county, embrace the Hannibal & St. Joseph, running along the northern edge; the Kansas City Branch, running through the middle of the eastern half of the county; the Chicago, Rock Island & Pacific, running from the northeast corner through the county seat to the southwest corner, and the Wabash, St. Louis & Pacific, running from the southeast, comes through the northwest portion to St. Joseph, which with the contemplated branch of the Chicago, Rock Island & Pacific, from the county seat to Kansas City, places the county in the very foremost rank, and leaves every farmer in the county within six miles of a depot, from which he can reach any market, and through the competition of the various roads gives him the benefit of the very lowest rates. The

#### COUNTY INDEBTEDNESS

originally consisted of \$200,000 of six per cent. twenty-year bonds, issued ten years ago to foster the railroad system of the county. Since then the interest has been paid promptly, and nearly one-half of the debt has been paid off at par, leaving but \$110,000 yet due. A regular sinking fund is levied and collected annually which will wipe out the debt before maturity. In addition thereto a per cent. sufficient to meet the interest is levied and collected annually, which, however, decreases every year in amount. The interest this year amounts to \$7,000, while the taxes due the county from the railroads amount to \$3,168.33, leaving a balance on interest and tax account in the county's favor this year of \$668.33. Under the laws under which two of our roads were built, after the indebtedness has been retired, the taxes, State and county, go to the school fund forever.

## THE PUBLIC SCHOOL SYSTEM

embraces sixty-eight school districts and seventy school houses, with 5,392 children between school ages. The school fund of this year consists of:

State fund.....	\$3,955 89
County fund.....	1,097 06
Township fund.....	1,995 86
School district taxes—estimated.....	28,000 00
Railroad taxes—estimated.....	3,000 00
	<hr/>
	\$38,048 81

Last year there was disbursed for school purposes \$38,000.51.

The tax levy for the year was:

State tax .....	40 cents on the \$100
County expenditures...	30 “ “ 100
Railroad interest.....	10 “ “ 100
Railroad sinking fund..	10 “ “ 100
Road tax.....	20 “ “ 100
	<hr/>
Total.....	\$1 10

It will thus be seen that for the ordinary county affairs the taxes are very low. The other taxes being for railroads built and for the improvement of county roads and bridges.

The assessed valuation of property in the county this year is \$5,834,630.

## THE GRANGE ORGANIZATIONS

of the county are in a healthy and prosperous condition. Under the intelligent co-operation and direction of these bodies the prosperity of the county has greatly advanced, the system of farming greatly improved. The attention which they give to all measures looking in the direction of general prosperity and usefulness proves that they not only understand but intend to enforce those systems which they feel necessary to their continual welfare and happiness. A notable public feature, as an

outgrowth of their work, is the semi-annual sale of short-horns at the county seat, embracing the finest specimens of the breed of the most noted animals in the country. There are many fine herds of the purest bloods—owned by gentlemen of wealth and intelligence—which compare well with the herds from which they had their origin, and Clinton County today furnishes the country west of us with breeders, just as Kentucky and other States did years ago. The farmers generally throughout the county have their fine animals, and as a consequence the fat cattle driven to the St. Louis and Chicago markets are sought for and prized by butchers, and have and will continue to take premiums whenever brought into competition with those from other sections. In the breeding of horses, mules, hogs and sheep, our farmers are abreast of those of the most favored sections, the luxuriance and excellence of our grasses giving us great advantage in the full development of these animals.

## PRINCIPAL TOWNS.

The principal towns of Clinton are Plattsburg, Cameron and Lathrop. The first is the county seat—old and well improved—with a good court house—and its society and characteristics partake of the older class of settlers. Cameron and Lathrop have been built since the advent of the railroad, and in their appearance, thrift, enterprise and intelligence give evidence of the character of the people who have built them, and each are the center of a business which in its activity and extent is ample evidence of the rich country that surround them.

## LAND.

Land in Clinton County can be bought from fifteen to forty dollars per acre. There are many farms that should be subdivided, and like all other counties many farms for sale.

## COLE COUNTY.

Cole County, in position, is the pivotal county of the State. Geographically it is as near the center of the State as may be, and its capitol town, Jefferson City, is the capitol of the State, and its political center.

Its area, in round numbers, is 240,000 acres. In geographical position, it is, with reference to its boundaries, almost an equilateral triangle, its apex being formed on the east by the junction of the Missouri and the Osage rivers, the former forming its northwestern boundary for a distance of thirty miles, and the latter its southeastern boundary for nearly the same distance, thus enabling the county to enumerate among its commercial advantages, a navigable river line of about sixty miles.

The greater portion of its surface is hilly, but it is traversed with numerous valleys of exhaustless

fertility, through which course streams of living water, so that every part of the county is well watered, and no tract of farming-land is without a copious supply of this all-important element of prosperity.

Dividing the county into halves, on the north and south, is the Moreau, a rivulet of moderate proportion, that traverses a wonderfully charming and picturesque valley, that empties into the Missouri, four miles above the mouth of the Osage. Tributary to this stream are numerous other smaller streams, notably Honey Creek, into which stretch other remarkably beautiful valleys, all of great fertility and productiveness. Then there are countless tributaries of the Missouri and the Osage, all coursing through valleys of transcendent beauty and adaptation to the wants of husbandry.



## TIMBER RESOURCES.

Covering these hilly slopes and intervening valleys is a dense growth of the timbers that enter largely into use for manufacturing purposes—oak, ash, elm, hickory, walnut, sycamore, and cottonwood—though, strange as it may seem, the “tie trade” is the only industry to which the native timbers of the county are tributary. In railroad ties a large business is done. It is not an exaggeration to say that the yearly product of the timber lands of Cole County in ties that go to build the great roads of Kansas, Nebraska, Iowa and Colorado, is not less than \$100,000 in value. That a great industry might be built up in the lumbering of timbers suitable for manufacturing purposes of every description, in which the county abounds, is capable of easy demonstration. There are not a half dozen saw mills in operation in the county; but lumbering is, to some extent, an industry of the county. It is an industry, however, that might be greatly extended, and seems to be awaiting the hand of the industrious immigrant to give it a “boom.”

## MINERAL RESOURCES.

In the western portion of the county, where the broad prairies of Moniteau and the far west break up into the beautiful hills, huge pockets of bituminous coal are found, and in all the southwestern part of the county rich deposits of lead are found. The mining population of the county at present directly depending upon the operation of the coal and lead mines of the county does not exceed 250. There is room for increase.

## MANUFACTURING RESOURCES.

The manufacturing resources of the county are almost entirely undeveloped. Although sheep husbandry is already a great industry and promises to be much greater, there is not a woolen mill, or even two carding machines in the county. There is a grand opening for a woolen mill at or near Jefferson City in this county.

The flouring mills of the county have an enviable reputation throughout the East, and deservedly.

## AGRICULTURAL RESOURCES.

The area of the county is 240,000 acres, of which 60,000 are in cultivation, leaving 180,000 acres not in cultivation. The average number of acres to the farm in cultivation is sixty.

The product of the 60,000 acres in cultivation is about as follows:

Of wheat, 30,000 acres, 450,000 bushels,	
value.....	\$490,000
Of oats, 12,000 acres, 350,000 bushels,	
value.....	106,000
Of corn, 12,000 acres, 480,000 bushels,	
value.....	144,000
Of meadow, 8,000 acres, 16,000 tons,	
value.....	160,000

Total production in value.....\$900,000

Or an average production of fifteen dollars per acre cultivated.

That the 180,000 acres of unimproved lands of Cole County, ranging in price from two to twelve dollars per acre, can be made into 2,000 additional farms of good tillable land, furnished with prosperous homes, under the most beneficent sun, and in the most genial climate in all the wide earth, and capable of a productiveness equal to the foregoing, for 10,000 additional inhabitants, is unquestioned.

In the foregoing statement, no account is taken of the great productiveness of the fruit orchards of the county, of which there are many, of apples and peaches and pears; nor is any account taken of the business of the farm in cattle, sheep, horses and mules, of all of which the animal product is large.

That the county is well adapted to sheep husbandry, is beginning to attract the attention of farmers, especially among New Englanders and other Eastern farmers.

## DEBT AND TAXES.

The debt of the county is \$130,000 in six per cent. bonds. The treasury contains a surplus of several thousand dollars, and county warrants are at par. The taxable wealth of the county is \$3,062,000, and the rate of taxation for all, State, county and school purposes for the current year, will not exceed one mill.

## SCHOOL FACILITIES.

Every part of the county is provided with public schools. The county and State funds arising from congressional endowments affording them a large percentage of their generous support, and relieving the citizens to a large extent from the payment of taxes for their support.

## PRINCIPAL TOWNS.

The chief town of the county is Jefferson City. Built on the rocky bluffs that overhang the Missouri River, its location is high and healthy, and with those great trans-continental highways of commerce at her feet, the Missouri Pacific Railroad, the Chicago & Alton Railroad, supplemented by the Missouri River and the Osage River, no inland city in the West surpasses her in commercial advantages.

With the Osage Valley and abounding hill ranges, and all their vast resources of wealth in forest, field and mine as tributary, there is no town in the West that offers greater manufacturing facilities.

Knowing the great value of manufacturing in promoting the prosperity of a city, the men of wealth and the city itself stand ready to offer liberal terms to secure them. There are numerous eligible sites for factories in the city, which can be had at terms of the most advantageous kind, and every encouragement is tendered those who will engage in operating them.

The population of the city is 6,000; its taxable wealth, \$1,000,000.

Cole County is studded over with thriving villages. Osage City, Toas, St. Thomas, Brazito, Hickory Hill, Decatur, Russelville, Elston's, Marion and Centertown, each having a prosperous local trade and all excellent points for manufacturing pursuits.

## SOCIAL PRIVILEGES.

Schools of the first order of excellence, churches of every denomination, and societies for benevolent objects; good roads; convenient markets; railroad facilities provided and more projected; navigable

waters, making of the county almost an island, are among the many provisions already made for social comfort, and it may be said that no part of the great West presents more substantial inducements to immigration than Cole County.

## COOPER COUNTY.

Cooper is one of the central counties of the State, situated on the south side of the Missouri River, which forms its northern boundary line. It is bounded on the west by Saline and Pettis Counties, on the south by Morgan and Moniteau, and on the east by Moniteau.

## SURFACE CHARACTERISTICS—SOIL AND TIMBER.

It has an area of 355,172 acres, which is about equally divided between prairie and timbered land, while these may be subdivided into bottom lands and uplands. The southern and central portions of the county are composed chiefly of prairie, and the eastern, western and northern of timberland. Comparatively a very small portion of the lands are unsuitable for agricultural purposes, and that is far more valuable on account of the rich deposits of minerals which underlie it. The character of the soil, of course, varies, according as it is timbered or prairie, lowland or upland, but it is all exceedingly fertile and productive, as is well attested by its natural timber productions, which in the upland are hackberry, elm, wild cherry, honey locust, coffee tree, pignut, hickory, chestnut, burr oak, black and white walnut, mulberry, pawpaw, etc., and in the bottoms, elm, sugar maple, ash, cherry, locust, linden, sycamore, buckeye, burr oak, shell-bark, blackberry, hickory, black walnut, plum, mulberry, etc. "This soil," says Professor Swallow, formerly State Geologist, "is very productive, and so deep and porous that the crops are but little effected by dry and wet seasons." The richness and fertility of the prairie lands is indicated by the luxuriant growth of grasses which originally covered them, and the magnificent crops of corn and wheat they now produce. The bottom lands border the many streams which traverse the county and are very flat, while extending back of these and in some places rising in abrupt bluffs are the uplands, which, as they recede, form high rolling timbered lands and broad undulating prairies.

## PRICE OF LAND.

The average price of the improved and cultivated lands is from ten to twenty dollars per acre, and of the uncultivated land from five to ten dollars per acre, while small farms in the best agricultural districts can be rented for from two to three dollars per acre, or one-third of the crop.

## STREAMS AND SPRINGS.

The county has several splendid streams of water which, with their tributaries, traverse every neighborhood. The Lamine and Blackwater Rivers and their numerous tributaries water the western portion of the county. The Petit Saline and its tributaries the eastern and central, and the Moniteau and its branches the southern. Never failing springs of fresh water abound in every direction, and water can be found anywhere within a few feet of the surface. There are also salt springs in several localities, which in an early day supplied the surrounding country with all the salt it used, and also mineral springs which are valuable on account of their medicinal properties, the most noted of which is the Chouteau Springs, in the western part of the county.

## MINERALS.

Coal of a very excellent quality and in great abundance is found in various parts of the county, and in the western portion lead and iron exist in considerable quantities. Very superior building stone is abundant, and a marble which Professor Swallow says "exists in great quantities on Lamine River, in Cooper County, and is admirably adapted to many ornamental purposes;" also, hydraulic limestone, which the same eminent authority says "resembles the hydraulic strata at Louisville." The very finest brick clay is plentiful, and immense deposits of excellent potter's clay are found in many localities.

## AGRICULTURAL.

But notwithstanding the immense stores of wealth that lie beneath her soil, the rich forests that cover her hills and valleys, and the magnificent streams which extend in every direction, thus making her one of the most favored spots on the continent for the development of mining and manufacturing interests, Cooper County is one of the foremost agricultural counties in the State, and her people look to the development of agricultural resources as their surest hope of future wealth and greatness. Professor Campbell, in an article upon "The Material Wealth of Missouri," published in Switzer's History of the State, says: "The County of Cooper alone produces yearly from its farms more than one-half the value of all the annual mineral products of the State." This seems

almost fabulous, yet it does not give the least conception of the capabilities and possibilities of the county. Only when it is considered that there is not produced a one-hundredth part of what the soil is capable of, can its resources be fully appreciated and understood. But little more than one-half of the lands are now cultivated, and those that have never been made to produce to their full capacity, because the farmers here, as in every new country where land is rich and plentiful, have hitherto relied more upon the fertility of the soil than upon labor and skill for the production of their crops. Owing to the climate and the variety of her soils, Cooper County produces nearly everything that grows on the continent. Wheat, corn, oats, barley, buckwheat, blue grass, timothy, rye, clover, millet, tobacco, broom corn, sorghum, castor beans, potatoes, turnips, and all kinds of garden vegetables, are the common products of the soil, while apples, peaches, pears, plums, apricots, cherries, grapes, and other fruits, are grown in the greatest abundance. The census of 1870 shows that only three counties in the State, of an equal or less area and population, surpassed Cooper County in the annual result of their agricultural productions; that only four of an equal or less area and population produced more corn, and only three, more wheat. The apple crop for one year has been estimated at 30,000 barrels. Grape culture is another very important branch of industry in Cooper County, it being one of the leading counties in the State in that particular. The climate and soil seem peculiarly adapted to the culture of several varieties of the grape, the most common of which are the Virginia seedling, Concord and Catawba. Large quantities of wine of a very superior quality are annually made in the vicinity of Boonville, the county seat, whose surrounding hills covered with vineyards have given it the appellation of the "Vine Clad City of Missouri.

#### STOCK-RAISING.

Cooper County is splendidly provided with every facility for raising stock, and that business is now very successfully and extensively engaged in, since it ranks the fifth in the State according to its size and population. Besides the immense number of cattle, horses, mules, sheep and hogs annually raised for the ordinary markets, there are a number of persons engaged in breeding fine stock, some of whom have wide reputations.

#### COMMERCIAL ADVANTAGES.

As to her commercial advantages, Cooper is not surpassed by a county in the State. The Missouri Pacific Railway skirts her entire southern border. The Osage Valley & Southern Kansas Railroad runs from Boonville, on the Missouri River, in a southerly direction through the center of the county, a distance of twenty-four miles to the Missouri Pacific, and is now being rapidly extended towards the southern part of the State; and the Missouri, Kansas & Texas Railway runs from Boonville in a southwesterly direction through the county a distance of twenty miles, while the Missouri River washes her entire northern boundary, thus giving every neighborhood a convenient outlet and an easy market for its products. There are seventeen

railroad stations within her borders or in close proximity thereto, besides numerous shipping points on the Missouri River and the Lamine which traverses the western part of the county and is navigable for a number of miles from its mouth.

#### RELIGIOUS AND EDUCATIONAL.

People seeking new homes always wish to know something of the religious and educational advantages of the county to which they are invited, and especially is this information desirable to those seeking homes in the West, where Missourians are supposed by Eastern friends to be a parcel of semi-civilized creatures, who neither regard man or fear God. No State in the Union surpasses Missouri in its public school system, and no county in the State is in advance of Cooper in adapting itself to that system. There are in the county one hundred and two public school buildings, all well constructed and comfortable, and some handsome and expensive, and they are so well distributed over the county that a school house is in a convenient distance of almost every farm. In addition to the public schools there are a number of private schools and academies, some of which are quite noted. There are seventy church buildings in the county belonging to the Baptist, Methodist, Cumberland Presbyterian, Christian, Episcopal, Catholic, Lutheran and other denominations. The people are enlightened, intelligent, peaceful and prosperous; they fully realize that a greater population is needed to develop the country, and the hand of welcome will be extended to every good man, no matter what may be his race or nationality, his politics or religion, who will come and help to make the country what God intended it should be—the greatest on earth.

#### POPULATION, WEALTH, ETC.

The population of the county is now estimated at 25,000 inhabitants, and is composed chiefly of people from the States of New York, Pennsylvania, Ohio, Indiana, Virginia, North and South Carolinas, Tennessee, and Kentucky, and also from Ireland and Germany. The German population especially is very large. The assessed valuation of the property of the county is now more than six millions of dollars.

#### PRINCIPAL TOWNS.

Boonville, the county seat, is situated on the south bank of the Missouri River. It is a beautiful town, containing about 5,000 inhabitants, and is noted for its wealth and culture, its intelligence and hospitality, its splendid schools and elegant churches. It has two railroads, one of which, the Missouri, Kansas & Texas, crosses the Missouri River here on a splendid iron bridge, 1,637 feet long, which cost one million dollars. No town in the State is more conveniently situated or blessed with greater natural advantages. It is in the midst of one of the finest agricultural districts in the world; the country around it is beautiful and picturesque, the climate is pleasant and healthy, coal, wood and water are abundant, and easily obtained, thus making it one of the most desirable localities for manufacturing purposes that can be found anywhere. It has two lumber mills, one of which is very large and engaged

exclusively in sawing walnut lumber for Eastern markets; three large flouring mills, a woolen factory, a foundry, four wagon and carriage manufactories, three potter ware and two barrel factories, one packing establishment, a large tobacco factory, and three extensive brick yards. It has two public schools, six flourishing private schools, and ten churches. The other principal towns of the county are Otterville, Bunceton, Pilot Grove, Palestine, Pleasant Green, Prairie Home, and Overton.

#### SUMMARY.

From this brief and necessarily imperfect description of a few of the leading characteristics of Cooper County, it will readily be seen that she possesses rare advantages, and presents to the immigrant—no matter what may be his occupation—unrivalled inducements. Her extensive forests, broad prairies, valuable mines, fertile soils, numerous streams, genial climate, and varied resources, offer comfort and plenty to the industrious and deserving of every clime and every pursuit.

## CRAWFORD COUNTY.

Crawford is the second county southwest of St. Louis, through which the St. Louis & San Francisco Railway passes. It is also intersected by the St. Louis, Salem & Little Rock Railroad, and contains two branch railroads leading to two of its iron mines.

#### AREA AND SURFACE CHARACTERISTICS.

Its area is about 800 square miles, or 512,000 acres, of which about 50,000 are improved.

The surface of the county is generally rolling and mostly timbered, with all the varieties of hard and soft wood that grow in this latitude.

There are hills, ridges, valleys, bottoms, flat uplands, and some prairie.

The principal streams are the Meramec, which traverses the county from southwest to northeast, Courtois, Huzza, Dry Creek, Crooked Creek, Benton Creek, Clear Creek, Brush Creek, Whittenburg and Yadkin.

#### SOIL AND AGRICULTURAL PRODUCTS.

Good bottom land is found along these streams, and rich soil is also in the valleys. The uplands, though not so rich, are well adapted to the growing of wheat and other small grain. There is no swamp land of consequence in the county.

Besides being well adapted for raising grain of all kinds, the county cannot be excelled in growing grass, potatoes, melons, and raising fruit and all kinds of stock. The unimproved land is a vast pasture, and the laws of the State do not require stock to be enclosed.

Acorns, walnuts, hazel-nuts, hickory-nuts and hackberries often furnish sufficient feed to keep hogs nearly through the winter.

Of the wild fruits there are crab-apples, cherries, plums, persimmons, pawpaws, gooseberries, blackberries, raspberries, whortleberries, strawberries, serviceberries, mulberries, hackberries, black haw, red haw, sugar haw, and a great variety of grapes.

#### MINERAL RESOURCES.

Coal has been discovered in a few places. Iron and lead are the chief minerals and are found in

great quantities. Several iron banks were discovered within the last year.

There are two iron and one lead furnaces in the county, and from ten to fifteen iron mines, employing hundreds of men and teams. These make a home market for farm products at good prices.

The machine shops of the St. Louis, Salem & Little Rock Railroad are located at Steeleville, the county seat, where there is also an academy that has been kept up for twenty-seven years, and has benefited society fifty miles around.

#### TOWNS.

The town of Cuba is located on the west side of Simpson's Prairie, ninety miles from St. Louis, on the St. Louis & San Francisco Railroad. The junction of the St. Louis, Salem & Little Rock is at this place. There is a steam grist, saw and planing mill in the town; also, other manufactories, churches, schools, hotels and other business houses.

Other live towns are Keyssville, Cook's Station, Iron Ridge, Leasburg, Bourbon, Scotia and Midland.

#### EDUCATIONAL AND SANITARY.

There are seventy-three public schools in the county.

The county being in South Missouri, and about six hundred feet above the level of the Mississippi River at St. Louis, is healthy, and possessed of a climate otherwise desirable.

#### THE CHANCE FOR A FARM.

As there are more than 400,000 acres of unimproved land in the county, of which 12,000 acres belong to the United States, and is subject to entry, this is destined to be one of the leading mineral counties of the State, thereby causing every foot of agricultural land to be taken up and cultivated to profit.

Improved farms now sell at from five to fifteen dollars per acre, and unimproved lands at from fifty cents to five dollars per acre.

#### FINANCIAL.

The county has but little debt, and the taxes are light, and the present county court promises to issue no more dramshop licenses.

## DADE COUNTY.

Dade County lies in the third tier of counties north from the Arkansas line, and in the second east from the Kansas line; occupying the central portion of that fertile and beautiful portion of the State known as Southwest Missouri, and situate on the western slope of the Ozark Plateau, at an elevation of 1,300 feet above the level of the sea. It contains 320,000 acres of land about equally divided between timber and prairie. Several bold, swift streams flow through the county from south to north, furnishing unlimited water-power; the number of miles of streams which can be and are utilized for that purpose, amounting to fifty-seven. The face of the country along these streams is rolling upland, covered with a dense growth of oak, hickory, black walnut, ash, and other hard wood, while the bottoms are exceedingly rich, and are covered, where not cultivated, with a luxuriant growth of soft maple, sycamore, elm and black walnut. Several small but fertile prairies are found between these streams on the uplands, well settled and under a high state of cultivation. West of these streams, and composing the entire western half of the county, the broad and fertile prairies stretch away to the great plains. The streams which water this grand region flow but a few feet below the general level of the prairie, and are bordered with narrow strips of timber.

### SOIL.

The uplands in the eastern part of the county consist of a red clay subsoil, covered with what is termed a "mulatto" soil, which, for wheat and tobacco, is unsurpassed. The valleys along the streams consist of alluvial deposits of rich black loam overlaying sub-deposits of clay and gravel, and yields corn averaging from eighty to one hundred bushels per acre, according to thoroughness of cultivation. The prairie is similar to that of Illinois and Iowa, and grows all kinds of cereals in extra abundance. Water is found in abundance at a depth of from twelve to twenty-five feet, of the best quality and entirely free from alkali or other deleterious ingredients.

### LAND AND CULTIVATION.

About one-fourth of the land in Dade County is under cultivation. There are about three thousand acres of Government land in the county subject to pre-emption and homestead. The unimproved lands are pretty evenly distributed throughout the county, and consist of both timber and prairie. Improved farms can be purchased at from eight to twenty-five dollars per acre; unimproved land at from two to eight dollars, according to quality and location. There are thousands of acres of this cheap prairie land only awaiting purchasers, which will pay for itself the first crop. Fencing material consists of stone, rails, wire, plank or Osage Orange, the latter of which is indigenous to the soil, and is used almost exclusively in the prairie portion of the county.

### THE CLIMATE AND HEALTH.

Situated in the latitude of Richmond, Virginia, the winters are mild and short, while the elevation, combined with pure breezes from the West during the summer, tempers the heat, which is felt in other regions in the same latitude. With two or three exceptions the mercury has not fallen below zero in ten years, while in summer it seldom rises above ninety degrees in the shade. Very little snow falls, and stock requires little feed during the so-called winter months. The prevailing diseases are pneumonia in a mild type during the winter months, and ague to the same extent, and in isolated cases, and owing to causes incident to opening up and turning the virgin soil in all new countries. Lung and bronchial diseases are comparatively unknown. The water is pure and healthful, and springs of hard and soft water flow from every hillside in never-failing streams.

### AGRICULTURE AND PRODUCTION.

Everything can be raised here which grows in this latitude. There is no region in the West better adapted to the production of grain, fruit and vegetables. The finest quality of wheat is raised, with mills at our doors to convert it into flour. Winter wheat is grown exclusively, yielding from fifteen to thirty bushels per acre. Corn is perhaps the leading crop. Most of the crop is fed in the country, and large herds of cattle and hogs are annually driven into the county from other sections for this purpose. Other productions of the soil are castor beans, oats, barley, millet, flax, broom corn, sorghum, buckwheat and rye, Irish and sweet potatoes, turnips, carrots, tobacco and cotton. Of the grasses, timothy, red top, blue grass and clover do well.

What Dade County's agricultural resources are, the following statistics prepared by the County Assessor, for the year 1879, will show:

No. of acres in wheat.....	22,000
No. of bushels.....	308,000
No. of acres in corn.....	55,000
No. of bushels.....	1,925,000
No. of acres in oats.....	4,000
No. of bushels.....	80,000
No. of acres in timothy.....	7,000
No. of tons.....	7,000
No. of acres in flax.....	900
No. of bushels.....	4,950

A moderate estimate of the value of the cereals above mentioned would give results as follows:

Wheat.....	\$246,400
Corn.....	481,250
Oats.....	20,000
Timothy.....	42,000
Flax.....	6,187

Total .....\$795,837

STOCK-RAISING.

Stock-raising is one of the leading industries. The meadows and wild grasses furnish a never-failing supply of grazing, and hay, while the immense crops of corn and oats raised in the county enables one to engage in the business with a certain prospect of remunerative profits.

The following is the number and value of live stock owned in the county in 1879:

	No.	Value.
Cattle .....	20,522	\$359,000
Horses .....	5,578	260,000
Mules .....	1,600	95,650
Asses and Jennets .....	53	3,500
Hogs .....	29,783	75,000
Sheep .....	13,096	22,000
Total value .....		\$815,150

MINERAL RESOURCES.

Coal, lead, iron, zinc and fire clay are all found in Dade County in immense deposits.

The coal deposits of the Osage Basin extend into the northwestern portion of Dade County, covering about fifty square miles of her territory, and consist of three stratas, the upper, or one now worked, being three feet in thickness, and is of a superior quality, and makes excellent coke. Coal sells at the banks at about two dollars per ton.

Large deposits of iron ore exist in the northern portion of the county, but are not worked on account of lack of means of transportation to market. Before the war, several small furnaces and foundries supplied this section with iron, but these were destroyed, and have not since been rebuilt.

Fire clay of a superior quality exists in large deposits in the southeastern portion of Dade County. It is used extensively by the Corry and Ash Grove Lead Furnaces.

Zinc was discovered, in 1874, at various places in the eastern part of the county. These deposits are practically inexhaustible, and consist of carbonate, silicate and blende.

Amount of zinc mined and shipped from Dade County since the discovery of mineral in 1874 is as follows:

Carbonate and blende .....	18,000 tons.
Silicate .....	19,000 "
Total .....	37,000 tons.

Lead was discovered, in the spring of 1875, in the northeastern portion of the county. The first boulder struck was a solid mass of 50,000 pounds of almost pure lead. Since then a town (Corry) has been built, three smelting furnaces and one slag furnace erected, and lead mining is one of the leading industries of the county. The mines are owned and worked by the Dade County Mining & Smelting Company, composed of citizens of the county. The mineral is found in pockets or deposits at from a few inches to a hundred feet, the greatest depth yet reached, and covers an area of about two square miles, but there is no doubt as to the existence of other equally rich deposits in the vicinity. From the secretary of the mining company it is learned that the above company have mined and smelted at their furnaces at Corry, since the first day of June,

1875, 2,066,000 pounds of pig lead. The quality of the lead and zinc ores mined in the county are said to be the best in the State. There are good openings in Dade County for capitalists, and for active, industrious miners. Her mineral wealth has only been touched, and not developed.

MANUFACTURES.

Dade County contains all the elements which go to make up manufacturing communities—lead, coal, iron, zinc, fire clay, excellent building stone, timber of good quality and unlimited water-power, with an agricultural region in the midst capable of feeding thousands of operatives. The county contains seven excellent flouring mills driven by water; two first-class flouring mills driven by steam—nine in all; one cotton gin, driven by water; one wool carding mill, four saw mills, driven by water, and about a dozen driven by steam; four lead furnaces; one distillery; two or three small wagon factories; and an excellent pottery.

MERCANTILE MATTERS.

The capital invested in the mercantile business in Dade County is large, but to ascertain the exact amount would be difficult. By inquiry, the annual sales of goods, wares and merchandise in Dade County, for the year 1879, as near as can be ascertained were as follows:

Greenfield .....	\$175,000
Dadeville .....	75,000
Rock Prairie .....	50,000
Arcola .....	30,000
Cedarville .....	45,000
Corry .....	20,000
King's Point .....	15,000
Turnback .....	15,000
Chambersville .....	12,000
Total .....	\$437,000

RAILROAD FACILITIES.

The Springfield & Western Missouri Railroad, now being completed, runs through the county from east to west; the number of miles in the county being about thirty-two. This road connects with the St. Louis & San Francisco Railroad at Springfield, and with the Missouri, Kansas & Texas Railway, and Missouri River, Fort Scott, & Galveston Railroad, at Fort Scott, Kansas, giving us connection both with Kansas City and St. Louis. The Sedalia, Warsaw & Southern Railroad, a narrow-gauge, is building from Sedalia south to some point on the St. Louis & San Francisco road, and the main line, or a branch thereof, will run through Dade County from north to south.

EDUCATIONAL.

Dade County shows a commendable zeal in her educational interests. The following statistics respecting the public schools of the county are culled from the School Commissioner's report for 1879:

No. of persons in the county between the ages of 6 and 20 .....	4,379
No. of children attending school .....	3,874
No. of teachers employed .....	91
No. of school houses and school districts .....	74

Amount of money received from public funds.....	\$5,760 76
Amount realized from taxation.....	7,048 00
Amount paid as teacher's wages.....	10,768 00
Amount paid for erection of houses and for sites.....	1,454 17
Total valuation of school property..	29,726 90

Besides there are several select and private institutions. Ozark Seminary, an institution of twelve years' standing, situated in Greenfield, is in a flourishing condition, with an able corps of instructors, and a matriculation of eighty-seven students the present term. The buildings are valued at over \$4,000.

The county has a live teachers' institute; also, a thoroughly organized Sunday school convention.

#### RELIGIOUS INTERESTS.

Our citizens generally manifest a devotion to their religious interests, insuring throughout the county the prevalence of order, industry and sobriety. The Baptist, Cumberland Presbyterian, Methodist Episcopal, Methodist Episcopal (South), Presbyterian, Covenant and Christian denominations have organizations in the county, numbering about fifty, with twenty-five resident ministers, and a membership of about 3,020. The property of the denominations, consisting of thirty church buildings and three parsonages, aggregating in valuation about \$38,250.

#### TAXES AND COUNTY FINANCES.

The taxable wealth of Dade County, both real and personal, for the year 1879, as returned by the Assessor, was a little over \$1,600,000. The rate of taxation was \$1.42 per \$100. Taxes are paid promptly in Dade County. Her warrants are at par, and there is usually a surplus of money in the treasury.

#### SOCIETY.

For morality and intelligence Dade County already possesses an enviable reputation. Every neighborhood has its church and school house, and society is as refined and elevated as it is in the older States. There is not a single saloon in Dade County, and the sentiment of the citizens, as a class, is so strongly opposed to such, that it is impossible to obtain a saloon license in the county, under the present local option law. The result is that flagrant crimes are comparatively unknown, and the county jail rarely has an inmate.

#### POPULATION.

The first census, in 1850, showed a population of 4,246. Population in 1870, 8,683; population, according to State census returns in 1876, 11,116; disclosing an increase in six years of twenty-eight per cent. The census of the present year will give a population of not less than 15,000 souls. A large proportion of the citizens are from Northern and Eastern States, who have removed to Missouri since the war, and found homes to their liking. All such are welcome, and thousands more.

#### TOWNS AND VILLAGES.

Greenfield, the county seat of Dade County, is an incorporated city of the fourth class, situate near

the center of the county, on the line of the Springfield & Western Missouri Railroad, and contains a population of over 1,000. The business of the place is represented by two hotels, seven dry goods stores, five drug stores, three hardware stores, three harness and saddlery houses, two millinery stores, three furniture stores, one bank, two grocery stores, one notion store, one boot and shoe manufactory, one jeweler, one barber shop, one billiard hall, one restaurant, one livery stable, two picture galleries, one lumber yard, one flouring mill, two printing offices, four blacksmith shops, two wagon shops, seven lawyers, six doctors, two dentists, one meat market, three real estate agencies. Religious organizations, six — Presbyterian, Cumberland Presbyterian, Methodist, African-Methodist, Baptist, and Christian. There are two Masonic Lodges, one Chapter and one Commandery of Knights Templar; a Lodge of Ancient Order of United Workmen, one of Sons of Temperance, and a Refuge of the Order of the Sacred Brotherhood. The city boasts a large and elegant public school building, besides Ozark Seminary, a fine institution of learning located at this place. No more beautiful town of its kind is found in Missouri.

Corry, a mining town of 300 inhabitants, situated ten miles northeast from Greenfield, owes its origin to the discovery of lead. Here are located the offices, furnaces, pumps and other mining appliance of the Dade County Mining & Smelting Company. Zinc is also mined here in large quantities.

Dadeville is a lively village of 400 inhabitants, situated twelve miles northeast of Greenfield in the midst of a fine agricultural section. Three dry goods stores, two drug stores, one livery and feed stable, two hotels, one harness shop, one wagon shop, two blacksmith shops, one steam flouring mill, two doctors, one attorney, three church organizations, one Masonic, and one Odd Fellows society.

Arcola, a flourishing village, twelve miles north of Greenfield, surrounded by a fine farming country; population 100. Three general stores, one drug store, one millinery shop, one blacksmith shop, one church (Methodist), and two doctors.

Cedarville, fifteen miles northwest of the county seat; population about 100. Two general stores, one drug store, one church, blacksmith shop and one physician. In the vicinity of the coal fields.

Rock Prairie, ten miles southeast of Greenfield on the Springfield & Western Missouri Railroad, is a lively trading point. Population, 75. Two general stores, one drug store, one furniture store, one hotel, one pottery, one blacksmith shop, two physicians. Large deposits of excellent fire clay exist in the vicinity.

King's Point, ten miles southwest of the county seat, is beautifully situated, and is destined to become a considerable village. Population, 100. Two dry goods stores, one drug store, blacksmith shop, school house and church.

Other villages and post-offices in the county are, Chambersville, in the southwest corner of the county; Pemberton, seven miles east of Greenfield; Turnback, eight miles southeast; Newkirk, seven miles south; Sylvania, ten miles northwest; Eldridge, seven miles west; Davenport, nine miles northwest.

## DALLAS COUNTY.

Dallas County is located in the southwest central part of the State, about one hundred miles from the southern and the same distance from the western boundary of the State, is bounded north by Hickory and Camden Counties; east by Laclede; south by Webster and Greene; and west by Polk and Hickory Counties, and contains 344,931 acres of land. There are entered and assessed 220,000 acres, leaving 124,931 still vacant, nearly all of which is subject to homestead entry.

### THE PHYSICAL FEATURES

present a varied surface, from the level to the gently undulating and rolling land, whilst in the vicinity of the larger streams it is broken and hilly. From one-fourth to one-third of the county is prairie; the remainder is well timbered—the uplands with post, black, white, red and black-jack oak; the bottoms with burr, Spanish and chinquapin oak, black and white walnut, hickory, ash, elm, cherry, maple, sycamore, etc.

### RIVERS, WATER-POWER, ETC.

The Niangua (pronounced Neongo) rises in Webster, and enters this county in the central southern part of the county, having in this section three important tributaries, Jones, Deussenberry and Greasy Creeks, and flows northwardly to near the center, thence east or northeasterly to near the county line, where it receives the cool and limpid waters of one of the most remarkable springs in the world. Little Niangua rises near the center of the county and flows in a northwardly direction, and unites with the former in Camden County.

These streams, with their numerous tributaries, fed by living springs all over the county, afford the best and purest of water for all purposes; and in this respect, as well as for the purposes of water-power for the driving of machinery, Dallas is not excelled by any other county in the State.

These streams likewise abound in excellent fish, such as the black and white perch, cat, drum, buffalo, redfin, and white suckers.

### THE SOIL

is fertile, and adapted to a wide range of products. The black loam, the brown, the red, the rich alluvial, with clay subsoils, may be enumerated as the leading varieties.

### THE AGRICULTURAL PRODUCTIONS

are wheat, corn, rye, buckwheat, barley, oats, sorghum, tobacco, castor beans, flax, cotton, potatoes and all kinds of vegetables usually produced in this climate. Apples, pears, peaches, plums, cherries, apricots, nectarines, grapes and all the small fruits are grown in great abundance.

Timothy, red-top, clover, Hungarian, millet, blue and all the grasses grown in the State, are probably not surpassed in quality and quantity of yield per

acre in any county in the Southwest. The same remark may be made of all, or nearly all, the other agricultural productions of the county, and the average yield, with proper tillage, will compare favorably with the best sections of the State.

### STOCK-RAISING.

Owing to the richness of the wild grasses and the abundant yield of nuts and acorns, Dallas County is especially adapted to stock-raising, and that it is a profitable industry is attested by the large number of mules, cattle, horses, sheep and hogs that are annually sent off to market.

### GRAPE CULTURE.

is beginning to attract some attention, and it is known to be a profitable industry. According to Professor Swallow's report in his geological survey of this part of the State, the poorest lands found in the county, to-wit: those bordering on the large streams, are well adapted to the culture of the grape. These lands are among those enumerated as vacant, and subject to homestead entry.

### PRICE OF LANDS.

The entire cost of homesteading a "

40 acre tract is.....	\$6+	\$1.50+	\$1.00=	\$8.50
80 " " " .....	7+	1.50+	1.00=	9.50
120 " " " .....	13+	1.50+	1.00=	15.50
160 " " " .....	14+	1.50+	1.00=	16.50

There are some 1,200 acres of agricultural college lands, and a few hundred acres remaining that were selected under the Swamp Land Act. The latter is for sale at one dollar and twenty-five cents per acre, and belongs to the county for school purposes. Railroad lands and entered unimproved lands can be bought for one dollar and twenty-five to five dollars per acre, whilst improved lands are selling from five to fifteen dollars per acre. Any Government land is likewise for sale at one dollar and twenty-five cents per acre, or subject to homestead, as before stated.

### MINERAL RESOURCES.

Lead is found in many places in the county, and is known to exist in paying quantities. The Rambo Mines, fourteen miles northwest of Buffalo, discovered in 1868, have attracted most attention, having for a number of years been successfully worked; but the want of convenient transportation has retarded the development of this mineral to any great extent. Iron is found in many localities, and its development in large quantities only awaits the stimulus of railroad transportation. Indications of stone coal are found in various localities, and the best of building stone is found in nearly all parts of the county.



### THE MANUFACTURING INTERESTS

consist of the usual complement of blacksmith wagon, furniture, tin, saddle, harness, and shoe shops, with three carding mills, four steam and nine water mills.

### RATE OF TAXATION

For State purposes, forty cents on one hundred dollars valuation; for county purposes, fifty cents; and for school and school house purposes, an average of thirty-five cents; amounting for all purposes to \$1.25 on the \$100 valuation.

### RAILROAD FACILITIES.

The Laclede & Fort Scott Railroad, which, when completed will become a branch of the St. Louis & San Francisco road (the first fifty miles of which, from Lebanon, in Laclede, to Bolivar, in Polk County, is nearly all graded), will run through the center of the county from east to west.

The Sedalia, Warsaw & Southern Narrow Gauge road in seeking a terminus on the Mississippi River below the freezing point, will find the route from Warsaw to Blackoak Point, Urbana, Buffalo and Marshfield to Memphis, a much better and shorter route than any other proposed. The money is now being raised to procure a preliminary survey, and Dallas is indulging the hope that at no distant day this road will traverse the central portion of the county from north to south, affording the only stimulus needed for the full development of all the industrial interests of the county.

### EDUCATIONAL.

The whole number of white children in the county of school age (between six and twenty years,) is 3,347, and the number of colored children, twenty-five. Schools are being organized all over the county in sub-districts, and sessions are held in each from four to twelve months per year.

The county has a permanent school fund of some \$15,000, which is being constantly augmented by the sale of the sixteenth sections, which are all reserved for school purposes; the sale of so-called swamp lands, the proceeds of fines and estrays not reclaimed. This fund is loaned out to individuals, on the best security, at ten per cent. per annum, and the proceeds, together with twenty-five per cent. of the State revenue raised in the county, are divided pro rata amongst the sub-districts of the county.

In addition to these public free schools, there are a number of private schools taught in various parts of the county—and notably at Buffalo, Urbana and Louisburg. At the latter place the citizens have erected a handsome building and established a school called "The Louisburg Academy."

### RELIGIOUS AND SOCIAL.

The principal religious denominations are the Methodists, Baptist, Christian and Presbyterian. Some church organization may be found in almost every neighborhood.

There are two lodges of Masons and three of Good Templars in the county.

Several Granges are in active operation, and their organization has been socially and otherwise advantageous to the farming community.

### POPULATION.

The population of the county is estimated at 10,500, and is made up from nearly every nationality, and being thus cosmopolitan, is not subject to the clanishness found in less favored localities.

It is the boast of the better class of citizens that the meagre dockets of their court records show them to be a peaceable, quiet and law-abiding people.

### TOWNS AND VILLAGES.

Buffalo, the county seat, at the crossing of the proposed railroads, some thirty miles west of Lebanon, is beautifully situated on an eminence at the eastern edge of the prairie, and from a western approach presents a rare and picturesque appearance. Its buildings are well and tastefully constructed and nestle around and near the public square in which stands an elegant and substantial brick court house, costing some \$16,000 or \$18,000, and said to be the prettiest in Southwest Missouri.

There are seven stores (general merchandise), two drug stores, one saddle and harness shop, one millinery store, one furniture store, two boot and shoe stores, one tin store, five blacksmith and two wagon shops, two newspapers, two hotels, one graded, one private and one colored school and one saloon.

The newspapers mentioned are the Buffalo "Reflex," a Greenback paper, and the Buffalo "Register," a Republican paper.

There are other flourishing little towns in the county, and among them may be mentioned Louisburg, nine miles northwest of Buffalo, and Urbana, fifteen miles in nearly the same direction. Both have the usual complement of business houses, shops and a post-office, and are located in beautiful little prairies, surrounded by excellent farms and farming lands, and an industrious class of people.

Boyd is a post-office twelve miles south of Buffalo. Cross Plains. (See Wood Hill.)

Forkner's Hill, a post-office sixteen miles southeast of Buffalo.

Long Lane, a post-office twelve miles east of Buffalo.

Lead Mine, a post-office fourteen miles northeast of Buffalo.

Spring Grove, a post-office nine miles southeast of Buffalo.

Thorp, a post-office southeast of Buffalo.

Wood Hill (formerly Cross Plains), a post-office eight miles north of Buffalo.

Dick's Creek, a post-office nineteen miles northeast of Buffalo.

### GENERAL AND MISCELLANEOUS MATTER.

The water-power afforded by the springs and living streams of water indicates the manufacturing capabilities of the county in a very marked degree.

The rolling surface and excellent range for stock are strongly suggestive of sheep and wool-growing, to which the county is notably adapted as well as to stock-raising generally.

## DAVIESS COUNTY.

Daviess County is situated in Northwest Missouri, in the second tier of counties from the north line of the State. It is twenty-four miles square, and contains an area of 359,633 acres of land. The assessed value of real estate, made in the year 1879, was \$2,455,131, and that of personal property \$1,361,181, making the total value of real and personal property in this county, in 1879, \$3,817,312. This does not include the value of railroad or telegraph property in this county, which amounts to \$256,272, making the taxable wealth of Daviess County at last assessment \$4,072,584. The last assessment, which was in August, 1879, shows the live stock in the county as follows:

	No.	Value.
Horses.....	10,101	\$287,947
Mules and asses.....	1,505	49,923
Neat cattle.....	27,138	327,728
Sheep.....	23,216	32,723
Hogs.....	51,194	72,678

Other property, not including railroad, was listed to the value of \$729,232.

The population of Daviess County, according to the census of 1870, was 14,410, but now reaches over 19,000, and is on the steady and rapid increase.

### COUNTY INDEBTEDNESS AND TAXATION.

In 1875, Daviess County was indebted, an outstanding interest bearing bonds issued for railroad purposes, in the sum of \$320,000. The amount outstanding on April 1, 1880, was \$107,000, showing a net reduction in five years of \$213,000, principal with interest. In addition to the payment of these bonds the county has built four magnificent iron bridges, with iron abutments, costing in the aggregate \$21,000. About \$1,000 has annually been expended in the erection of small bridges across the many streams flowing through the county.

The levy of taxes for county purposes for the year 1878 and also 1879 was ninety cents on the hundred dollars for all purposes.

The same levy for a few years will pay all the bonds outstanding.

The levy of 1875, for poor farm purposes, was invested in a poor farm, which is now well stocked.

### AGRICULTURE AND GRAZING.

There is no county in this State that will rank in advance of Daviess for agricultural advantages and grazing. The soil is from one to six feet deep, very rich and productive—a soil that will not wear out. The formation of the surface of this county displays a natural drainage in its highest perfection. The beds of the streams are below the general level of country, and sloughs of standing water are rarely seen. The ascents and descents of the country are not so abrupt as to prevent the tillage of the entire surface of the land. The soil of the Grand River Valley, which runs diagonally through the county

from northwest to southeast, is not surpassed by that of any other country in the Union. This county contains about two-thirds prairie and one-third timber lands; the timber being situated advantageous to the prairie, as if placed by human hands for the convenience of man.

Indian corn, wheat, oats, rye, barley, and other small grains, are peculiarly adapted to the soil of this county. It will yield from forty to one hundred bushels of corn per acre; winter and spring wheat, from fifteen to thirty-five bushels; rye, twenty to forty bushels, and a crop that never fails; oats, from thirty to sixty bushels; flax, ten to fifteen bushels per acre, and all other small grains in proportion. The timber lands produce good tobacco and a profitable yield. Irish and sweet potatoes of the finest quality are grown, and are particularly adapted to this soil, and will yield from three hundred to four hundred bushels per acre. The grasses consist of timothy, clover and blue grass, all of which grow in abundance. The blue grass pastures are not surpassed by the blue grass regions of Kentucky. There is yet a very good range of wild grass, but it is being crowded out by the blue grass, which is superior.

Daviess County has been blessed by the munificence of nature with native fruits in great abundance. The strawberry, plum, raspberry, gooseberry, blackberry, and the wild grape, are native growths in this county. These are also successfully cultivated to a great extent, and with a large profit. A great quantity of wine is made from the tame grape.

Apples, peaches, pears, plums, cherries and all other fruits of this climate, are extensively raised. The fruit-bearing trees in this county are numbered by the thousands. There is not probably a farm in the county that does not have more or less fruit trees, mostly bearing. Daviess County is situated in the great fruit belt, extending from the Ohio River on the east to the Missouri River on the west.

### TIMBER.

Enough timber is found in this county to supply half a dozen generations yet to come. The burr oak, white oak, hickory, black walnut, maple, elm, cottonwood, linn, white and blue ash, hackberry and mulberry grow spontaneously and to a great size.

### STREAMS.

Grand River, already mentioned, enters Daviess at the northwest corner, and runs diagonally through the county, passing out at the southeast corner. It is spanned by two magnificent bridges, one at Gallatin, the county seat, and one sixteen miles above, at what is known as the "Groomer Mills." Grand River is a rapid stream, and affords excellent water-power for milling, factories, etc. There are several mills now in operation upon this stream. There are also several small streams flowing into Grand River in different parts of the county. Da-

viess County is well supplied with water, the streams being equally distributed throughout the county, besides a large number of never failing springs, and scarcely a farm house in the county that does not have a well of living water, and, where it is necessary to dig wells, water is obtained at no great depth below the surface.

#### STONE.

There is an abundance of stone for building purposes in the different parts of the county. Several quarries are open, and are supplying stone to parties in other parts of the State that are less fortunate in their location than the people of Daviess County are. Limestone and sandstone are found here in inexhaustible quantities. No coal stone is found near the surface in this county, but it is believed that it can be obtained at a depth below the surface in paying quantities, the test not as yet having been made.

#### RAILROADS.

The Wabash, St. Louis & Pacific Railway enters the county near the southeast corner, and passes diagonally through it and out near the northwest corner, running along the Grand River Valley, making a continuous and direct line from St. Louis to Council Bluffs and Omaha.

The Chicago, Rock Island & Pacific Railroad enters the county at the southwest corner, and passes diagonally through and out near the northeast corner. It is one continuous line of railway from Leavenworth, Kansas City, Atchison and St. Joseph, to Chicago, Illinois. This road is actively operated by the Chicago, Rock Island & Pacific Railroad Company, of Chicago. The Chicago, Rock Island & Pacific Railroad and the Wabash, St. Louis & Pacific Railway cross each other and form a junction at Gallatin, the county seat of Daviess County, at or near the center of the county. It will be seen that this county has advantages for the farmer and stock-raiser in that they can ship their stock and grain to either St. Louis, Chicago, Kansas City or Omaha, taking the benefit of the competition in trade between the business interests of those cities. No straw railroads have been constructed, or on paper only, but two great lines of railroad pass through the county in different directions, each having one of the two great cities of the West as its terminus, giving an outlet to any market in the world. Direct railroad communication is had with St. Joseph, Kansas City, Leavenworth and Atchison, all of which are within the distance of seventy-five miles from the center of the county.

#### MILLS.

There are seven grist mills in operation in convenient portions of the county. There are also several saw mills in different parts of the county.

#### SCHOOLS.

No county in the State has better schools than Daviess. There are ninety-five school districts in the county, each having a good substantial school house. The school building at Gallatin was built at a cost of about \$15,000; five instructors are employed, and school is maintained ten months in the

year. This school is graded, and all the higher branches are taught. The schools throughout the county are open six months in the year, and in many districts longer. There is in this county a reserve school fund of about \$65,000, which is loaned out at ten per cent., the interest being collected yearly and distributed to the different school districts according to the enumeration of children in them.

Amount of State funds to be distributed in 1880.....	\$4,736 38
County funds, interest on money loaned.....	6,550 00

Total.....\$11,286 38

The school system is in good order, and school houses are as plentiful and as conveniently situated as those of any Eastern State.

#### CHURCHES.

There are scattered over Daviess County over forty-one church buildings, and a great number of school houses are used for religious worship. The religious organizations of this county are the Methodist Episcopal (South), Baptist, Christian, Presbyterian, Cumberland Presbyterian, Congregational, Methodist Episcopal, United Brethren, Calvinistic Baptists, Albright Methodists, Catholic and Adventist, all of which are in a working and prosperous condition.

#### SOCIETIES.

The Freemasons, Odd Fellows, Good Templars, Patrons of Husbandry, and Ancient Order of United Workmen have a number of organizations in this county, all in a prosperous condition.

#### TOWNS.

Gallatin is the county seat of Daviess County. The town was located in the year 1837. It is situated not far from the center of the county, on a high table-land, one mile from Grand River, and at the junction of the Wabash, St. Louis & Pacific Railway and Chicago, Rock Island & Pacific Railroad. It is at a distance by railroad from Chicago four hundred and seventy-nine miles; from St. Louis, two hundred and fifty miles; Kansas City, seventy-five miles; Leavenworth, Kansas, seventy-six miles, and St. Joseph, Missouri, fifty-seven miles. Gallatin at present contains a population between 1,500 and 2,000 inhabitants. The buildings are substantial, the business houses being mostly new, and the greater portion are built of brick. It has, being the county seat, all the necessary county buildings, built of brick and stone. The town of Gallatin is skirted on two sides by timber; on the other sides by undulating prairie. Gallatin has five good church buildings and two school houses. One of the school buildings is used for the colored children, the other is the magnificent brick edifice heretofore spoken of.

Jamesport.—This flourishing town is on the Chicago, Rock Island & Pacific Railroad, in the eastern part of the county, eleven miles distant from Gallatin. It is one of the most thrifty and go-ahead towns in Northwest Missouri. Jamesport is beautifully situated on a high rolling prairie, and in the midst of as fine a country as can be found in the State.

Jameson is a thrifty town on the Wabash, St. Louis & Pacific Railway, eight miles north of Gallatin. It is situated in a rich fertile country, contiguous to the timber and in the edge of a beautiful prairie.

Pattonsburg, situate in the northwest part of the county, on the Wabash, St. Louis & Pacific Railway is a thriving business place surrounded by a good country.

Jackson Station and Lock Springs are stations on the Wabash, St. Louis & Pacific Railway, in the southeastern part of the county, and are surrounded by a fine grain and stock-raising country.

Winstonville is in the west part of the county, eleven miles distant from Gallatin, and on the Chicago, Rock Island & Pacific Railroad. It is built upon a high prairie contiguous to timber, and in the center of a rich farming country.

Alto Vista, Victoria and Civil Bend, in the west part of the county; Salem in the north, and Bancroft in the northeast part of the county, are thriving towns in a rich country.

#### CLIMATE.

The climate of this county is mild and salubrious, free from all the impurities of a murky atmosphere, clear and bracing; it is not surpassed by any country of the same latitude. It is particularly noted for its health-giving qualities.

#### ROADS.

The roads throughout the county are numerous and are generally in a fine condition. Heavy rains

do not effect the roads so that a sunshine of a few hours will not dry and make them as passable as before the rain. The roads can be kept in good repair with very little labor.

The postal, telegraphic and express facilities in this county are good, and extend to all convenient parts of it.

#### LAND AND ITS PRICE.

Lands are now cheap, owing to the fact that many of the first settlers bought more lands than they needed and are now selling it to others who are rapidly improving it. Good improved farms can be bought from ten to twenty-five dollars per acre; good unimproved land from five to ten dollars per acre, and all upon reasonable terms. Never before in the history of Daviess County was there a more favorable time for investments to be made, either by home-seekers or speculators than there is now.

A complete history of the advantages of Daviess County has been given. The result of all these influences is the presence of a healthful, hopeful, moral public sentiment among the people, producing the natural fruits of peace, security and good order. Very few crimes are committed in this county simply because crime is swiftly and surely punished, a rigid enforcement of the law being essential to the safety of both person and property; and it can be asserted without fear of successful disproof that a more quiet, orderly, peaceable, law-abiding people cannot be found in any county in any State than the people of the County of Daviess. Neither religious or political strife have any place among us.

## DE KALB COUNTY.

DeKalb County is bounded on the north by Gentry, east by Daviess and Caldwell, south by Clinton and west by Buchanan and Andrew Counties. Its western boundary is about fourteen miles east from the city of St. Joseph. It contains 263,608 acres of land, and has a population of about 15,000.

#### POPULATION AND HISTORY.

By the census of 1870, it contained a population of 9,888.

The boundaries of DeKalb County were established January the 5th, 1843, and the county was organized February 25th, 1845.

#### PHYSICAL FEATURES.

The surface is undulating and diversified by prairies and woodland. The county is well watered by Big Third Fork, Little Third Fork, Castile, Grindstone and Lost Creeks, and numerous smaller streams, all of which are bordered by a fine growth of oak, walnut, hickory, hackberry, elm, soft maple, cottonwood and ash. About one-fifth of the land is well timbered. The soil is fine, and the bottom

lands are exceedingly rich, and there is no part that will not yield a good return for the labor bestowed. Almost all the streams are well bridged, and the roads are generally excellent.

#### AGRICULTURAL RESOURCES.

The products are chiefly corn, oats, wheat and hay. The country is well adapted to stock-raising, and much blooded stock has been imported. The first Durhams were brought in 1857, and large additions have since been made. An imported breed of hogs was introduced in 1855, and now the hogs of the county are equal to any in the State. Fruit succeeds well and considerable attention is now being paid to it.

#### COAL AND BUILDING STONE.

Several quarries of good building stone have been opened, and the entire county is underlaid with coal.

#### MANUFACTURING INTERESTS.

The county being, so to speak, strictly agricultural, not much attention has been paid to manufac-

tures. It has, however, an ample supply of saw, grist and flouring mills, with the necessary number of wagon and blacksmith shops to meet the wants of an agricultural people.

#### PRICE OF LAND.

Good unimproved land can be purchased at from five to eight dollars per acre, and farms can be obtained at from ten to twenty dollars per acre, according to situation and improvements.

#### WEALTH.

The valuation of the county by the census of 1870, was \$5,000,000, but the depressed times of late years have greatly reduced the valuation now.

#### TRANSPORTATION AND WATER.

The Hannibal & St. Joseph Railroad runs through the southern portion of the county, the Chicago, Rock Island & Pacific through the southeastern, the St. Joseph & Des Moines through the northwestern, while the St. Louis and Omaha Division of the Wabash, St. Louis & Pacific Railway passes near the northern boundary without entering the county, so that every portion is within easy distance of railroad transportation. The Chicago, Burlington & Quincy Railroad Company has surveyed and propose soon to build a line passing through the center of the county from northeast to southwest.

The Third Fork of the Platte River runs through the west side of the county from north to south. Little Third Fork, its principal tributary, runs at an average distance of five miles east of it. Grindstone Creek, a large tributary of Grand River, runs from south to north through the eastern portion, and Lost Creek, with its numerous branches, waters the whole central portion of the county.

#### TIMBER.

Along these streams, which are fed by living springs scattered over every part of the county, are distributed about 55,000 acres of fine timber. It is difficult to conceive how the supply of timber could be better regulated by the people themselves, had they the control of it. It is ample to meet the wants of the county when it shall become fully populated, and is so situated that no point is distant more than three miles from one of these belts.

#### THE EXPORTS

are hogs, cattle, horses, mules, sheep, corn, oats, wheat, etc.

#### SCHOOLS.

Public schools are established throughout the county, and are in a flourishing condition. In several

of the larger towns there are good graded schools in substantial buildings. For several years a seminary has been in successful operation at Stewartsville.

#### FINANCIAL

The school fund is ample and continually augmenting. Taxation is low. The county is out of debt and has stainless credit.

#### SOCIETY.

The people are temperate, orderly and enterprising, and the different denominations of Christians are well represented.

#### TOWNS AND VILLAGES.

Maysville is the county seat of DeKalb County. The town is most beautifully and healthily situated eight miles on the stage road from Osborn. Along the line evidences of the grandeur and vastness of this garden spot are to be seen. Water in abundance and surrounded with delightful wooded hills abounding in well cultivated farms, making this section attractive for home sites. The prairie is of a high, rolling character, exceedingly productive.

There are well disciplined graded schools, several churches; religious and secret societies are in a flourishing condition. The character and standing of those in business is fully up to their commercial neighbors in both enterprise and business footing.

Stewartsville is situated in the south part of DeKalb County, somewhat west of a meridian line. Its southern boundary is coincident with the north line of Clinton County. It was laid out in 1853 by George Tetherow, then owner of the town site. Next year he gave its present name in honor of Governor Robert M. Stewart, the projector and first president of the Hannibal & St. Joseph Railroad. It has now a population of about 800. For many years it has been the most important shipping point on the line of the road.

There are stores of all sorts of general merchandise sufficient to meet the needs of the dense population in the surrounding country. There is a good tinshop and hardware store, excellent blacksmith shops, and a good furniture store, kept by skilled workmen. Farm and spring wagons are made here equal to any from the large manufactories. Hundreds are sold annually. Great numbers of mowers and reapers are also sold here, of various patents. All kinds of improved farming implements are sold in vast quantities to the enterprising farmers. Stewartsville Academy was incorporated last year, and now has many students. There are two substantial churches, affording accommodation for Presbyterian, Methodist Episcopal, and Baptist congregations.

The other towns in the county are Osborn, Union Star, Fairport, Winslow, Haydensville, Amity, McCartney Cross Roads, and Santa Rosa.

## DENT COUNTY.

Dent County, bounded by Crawford, Phelps, Texas, Shannon, Reynolds and Iron Counties, contains, altogether, about 450,000 acres of land, divided about as follows:

Rich valleys and bottoms.....	75,000 acres.
First-class uplands.....	75,000 "
Second-class uplands.....	150,000 "
Unfit for cultivation.....	150,000 "

That part classed as unfit for cultivation is nearly all good timbered land, including about 50,000 acres of excellent pine lands that will manufacture, upon an average, 5,000 or 8,000 feet of first-class pine lumber per acre. And all of the land not fit for cultivation produces excellent wild grass and makes good feed for stock from April to December.

### CHARACTER OF THE LAND.

There is now in cultivation about fifty or sixty thousand acres of lands about equally divided between bottoms, valleys and uplands.

The valleys are from two to eight hundred yards wide, sloping gradually from the top of the Ozark Mountains, and contain as fine soil as can be found in the State. Although the county is situate so as to include the mountain summit, it has more level lands and the surface is less broken generally than the other counties of south central Missouri.

### POPULATION AND OCCUPATIONS.

The population of the county is about 10,000 including about 2,000 adult males, of whom about 1,200 are engaged in farming, 600 in mining, and the balance in other occupations.

### MINERALS.

There are more than fifty deposits of blue specular iron ore in the county, about ten of which are now being operated. There are now being built two blast furnaces in the county, and there will in all probability be three or four more erected within the next year.

When the iron interest becomes fully developed there will be engaged in it not less than four thousand employes, representing a population of 30,000, making the best market for farm products that can be found in the State and that market at the very door of every farmer in the county.

### LAND PRICES.

Lands are selling at reasonable prices, but are being held at some higher figures than even six months since.

There is but a small amount of Government land in the county, most of it having been entered under the graduation laws, so that if it is desired to enter lands directly, the immigrant cannot be accommodated here. But the fact that the lands are about all entered does not increase the costs of the unimproved portion to any great extent. That which is suited for cultivation can be bought at from one dollar and a half to three dollars per acre, the titles in each case being good.

### RAILROADS AND TOWNS.

The St. Louis, Salem & Little Rock Railroad runs to Salem, the county seat, and near the center of the county.

Salem is a thrifty town of about 2,000 population, and bids fair soon to become the queen city of the Ozarks. There is as much life and activity displayed there as in any town in the State of the same size.

### PRODUCTIVENESS.

The lands of the county vary greatly as to quality, but, keeping out of the valleys, which are generally of a deep, rich loam, and liable to wash from the freshets, the upland is sandy and well adapted to the raising of small grains. The average yield of wheat in ordinary years being from twelve and a half to fifteen bushels to the acre, although when properly cultivated the yield is often more than doubled, and the instances are many where it reaches twenty-five, thirty, and even forty bushels. A prominent farmer of the county in experimenting last year with clover as a fertilizer, had an average of forty-five bushels per acre on a five acre piece.

### THE CLIMATE.

The climate is mild. The extremes reached by the thermometer being one hundred and four degrees above to sixteen degrees below zero. These are the extremes, the former being the highest point reached last summer, and the latter the lowest point reached during some eleven years. The winters are not long.

## DOUGLASS COUNTY.

Dougllass County is situated between latitude 36° 50' and 37" north and longitude 92° and 93" west from Greenwich.

The length of the county is forty-five miles and width eighteen miles. Its area is 810 square miles, and its population numbers about 7,000. The principal streams are the North Fork

and Bryant's Fork of White River, Big Beaver Spring Creek, and a great number of smaller streams of running water.

### THE CLIMATE

is mild and salubrious. At no time is it so cold but what persons may perform their daily avocations

with comfort, and in summer the heat is not as intense as in some of the more northern counties. At no time within the recollection of the oldest inhabitants has the thermometer run five degrees below zero nor higher than one hundred above.

The county is situated at the foot of the Ozark Mountain on the south, thereby causing swift running streams. The mountains form the water-shed of all the streams south of them in the State.

#### THE SURFACE

is composed of hills and valleys, and there is also considerable bottom land. The soil is varied. The bottom lands or creek valleys are composed of a rich productive soil, which yields good crops of corn and cotton. The uplands include fine farming and grazing land. Stock of all kinds do well. It is particularly adapted to raising stock, such as cattle, sheep and hogs. There is abundance of mast, and hogs will fatten on it. There is a rich and spontaneous growth of grass on the hills and the uncultivated portion of the valley lands, affording plenty of pasture for cattle and sheep. There is plenty of pure water for stock furnished by the streams described as above, and we might say thousands of never-failing springs of the purest water. The climate range and water keep the stock free from all disease.

#### THE PRINCIPAL PRODUCTS

are corn, wheat, oats, cotton and tobacco. Fruits of all kinds are grown in such abundance that there is as yet no local market for it.

#### MINERALS.

There is plenty of mineral in the county such as iron and lead, but it is so far from market as yet that it does not pay to mine for it, but the prospect for a railroad through the northern part of the county (the Kansas City & Memphis Railroad) is good, and when it does come the mineral productions will pay the miner for his labor.

#### TIMBER AND WATER.

There is an abundance of timber in the county for fuel and building purposes. In the eastern portion of the county are found extensive pine forests that furnish lumber for home and nearly all of the southwestern part of Missouri, and in the western part is found hickory, oak, ash, walnut and various other kinds of wood sufficient to furnish timber for all purposes for many generations to come. Nearly all the streams in the county furnish water-power sufficient to run all kinds of machinery.

#### COST OF LAND.

There is in the county 518,048 acres of land of which 130,648 acres are taken up. There are 14,400 acres of school land, 5,000 of indemnity land, and 23,440 acres of agricultural college lands, leaving a total of 385,000 acres of government land subject to homestead entry. The whole cost of making a homestead entry of one hundred and sixty acres is about fifteen dollars, making about nine cents per acre. Besides there are about 7,000 acres of township school lands not yet surveyed that can be bought for twenty-five dollars per acre, also 28,040 acres of indemnity and college lands that can be bought at the same price, and improved farms sell at three to ten dollars per acre, owing to locality and improvements.

#### SCHOOLS AND MORALS.

There are in the county thirty-two school houses, and good schools taught in each district in the county three months annually. The morals of the county are good, as the law is strictly enforced.

#### MERCANTILE INTERESTS.

There are in the county seven saw and thirteen grist mills. Merchandise is handled in the three villages in the county, viz.: Ava, the county seat, Arno and Richville. Ava has a population of about 175; Arno, 100, and Richville, 75.

## DUNKLIN COUNTY.

Dunklin County is in the extreme southeastern portion of the State (it and Pemiscot being the extreme southern counties); it is bounded on the north by Stoddard County, on the east by New Madrid and Pemiscot Counties, on the south and west by the State of Arkansas. It is forty-four miles long and varying in width from ten to twenty-four miles.

#### SURFACE CHARACTERISTICS.

The soil, for the greater part, is a black sandy loam, of unsurpassed fertility, equal if not superior to any in the Mississippi Valley. The western portion of

the county, bordering on the St. Francois River, abounds in fine, valuable timber, such as ash, black walnut, white oak, poplar, hickory, etc. There have been several million feet of fine black walnut lumber shipped from Malden this season.

#### AGRICULTURAL RESOURCES.

The principal products are cotton, corn, wheat, peanuts, castor beans, etc.

It is estimated that there are 61,400 acres in cultivation, one-fourth of which, 15,300 acres, was in cotton in 1879. The gin reports show over 14,000 bales

ginned in the county. Few of these bales weigh less than 500 pounds, and often as much as 700 pounds. The revenue to the county from cotton alone will not fall short of \$750,000 for the year. The corn crop is estimated at 3,000,000 bushels. The annual shipment of cattle is about 18,000 head, and hogs about 20,000 head. The annual revenue from fur is about \$15,000. There is excellent range for both hogs and cattle, and it is never necessary to feed them more than three or four months in the year.

A failure in crops in this country is impossible, unless from want of cultivation. The heaviest rainfall only hinders farmers a few hours, whereas, in a clay soil it would require two or three days drying. On the other hand there exists no danger from drouth, as the water is so near the surface of the ground that during the most severe drouths moisture enough will rise during the night to keep the crops in good growing condition.

#### WATER.

And as for water, no country in the world can boast of so good an article, so easily and cheaply procured. It is only necessary to drive a pump, which costs from ten to twenty dollars, to a depth of from sixteen to twenty-four feet, which can be done in two hours, and a stream of water as clear as crystal, as pure as a snowflake, and almost as cold as ice itself, will reward the labor.

#### PRICE OF FARMS.

Improved farms are held at a tolerably high figure, persons owning such farms being content to live on them, knowing that they could not better themselves elsewhere. Land partially improved can be bought at from five to ten dollars per acre. Unimproved land can be bought much cheaper; there are large tracts of fertile, unimproved lands, that can be bought for two dollars per acre, and on terms that will suit any kind of a purchaser.

#### EDUCATIONAL, SOCIAL AND RELIGIOUS.

There is now more interest being manifested in the cause of education than ever before in the history of the county. Every school district in the county has its six months school, and some districts longer terms; a better class of new school houses is being built, and the schools are all in a prosperous condition. There are thirty-eight church organizations of various denominations in the county.

#### PRINCIPAL TOWNS.

Malden, the largest town in the county, is at present the terminus of the Little River Valley & Arkansas Railroad, and grown up from nothing in the short space of two years to a town of 800 inhabitants. It is surrounded by a beautiful level, fertile country, and is growing very fast.

Clarkton, seven miles from Malden, is in a fine, healthy locality, surrounded by good well improved farms. Its society, schools and churches are as good as can be found in Southeast Missouri.

Kennett, the county seat, is near the center of the county, and is the oldest town in it.

Cotton Plant, on Grand Prairie, and Hornerville, in the extreme south, and Four-Mile, in the northwest, on what is known as "The Ridge," are all good business points, surrounded by good society and a good class of farmers.

#### RAILROADS.

The Little River Valley & Arkansas Railroad is now running from New Madrid, on the Mississippi River, to Malden, and will shortly be extended into Arkansas, west, and to Cape Girardeau, on the other end.

A route has been surveyed from Dexter through the country south, which will doubtless be built soon, and will give the county all the railroad facilities she needs. Upon the whole no other county in the State can hold out more and better inducements to immigrants than Dunklin County.

## FRANKLIN COUNTY.

Franklin County is situated in the central portion of Eastern Missouri, and is bounded north by the Missouri River, east by St. Louis and Jefferson Counties, south by Washington and Crawford Counties, and West by Gasconade County. The county was organized in 1819. Union, the county seat, was located in 1826, at the geographical center of the county.

The area of the county is 559,360 acres, one-third of which is under cultivation, one-third may be classed as mining lands, and fully one-half is more or less wooded or timber lands.

#### POPULATION AND WEALTH, SCHOOLS AND CHURCHES.

The population, by the United States census of 1870, was 30,098. The estimated value of the real

and personal property was \$15,500,000, and for taxable purposes the assessed value was \$4,863,449. The rate of taxation for all purposes was one dollar and seventy-eight cents on the one hundred dollars.

The county is divided into twelve civil townships and one hundred and seven school districts, each district is supplied with a public school house. The schools are well attended, and great pride is taken by the people in their success.

There are sixty-seven church buildings in the county, divided among many Protestant Denominations and the Roman Catholics, who have several very costly structures at different points in the county.

#### RAILROADS.

Two railroads traverse the county. The Missouri Pacific skirting the northern line along the channel



of the Missouri River. The St. Louis & San Francisco road passes through the eastern half of the county diagonally, and joins the Missouri Pacific road at the town of Pacific, in the northeast corner of the county, from where the two roads use the same road-bed to St. Louis.

These two railroads, supplemented by the Missouri River, give ample freight facilities for all the products and manufactures of the county, and brings every town, hamlet and farm in close connection with St. Louis and the Eastern and European markets.

#### COUNTY ROADS.

There are thirty-six miles of rock roads in the county, and dirt roads intersect the county everywhere. All the rivers and streams are well bridged with iron or wood.

#### THE NATURAL WATER SYSTEM

of the county is magnificent. The Missouri River drains the whole northern portion. The Meramec and Bourbuese Rivers and their branches, fed by thousands of living springs, water and drain two-thirds of the eastern portion. The western part of the county has the Bouef and St. Johns, and lesser creeks, with innumerable springs on every tract of land.

These rivers, creeks and springs furnish immense water-power, which, when utilized by the people, will make the county a large manufacturing center of agricultural implements, furniture, carriages, etc.

#### MANUFACTURES.

The county already boasts over thirty grist and saw mills, besides five or six steam merchants mills, which turn out each thirty-six thousand barrels of flour for export a year.

#### NEWSPAPERS.

There are published in the county four weekly newspapers—three in English and one in German.

#### ASSOCIATIONS.

The county has the usual number of societies and associations. Public enterprise supports a flourishing agricultural and mechanical association, which ranks the equal of any outside of St. Louis.

#### THE CLIMATE

of the county is mild and healthy. But little snow falls in winter, and ice is a very precarious crop. Along some of the streams chills and fevers linger, but are fast disappearing before the advance of the plow and hoe.

#### THE TIMBER

of the county is mostly oak, walnut, pecan, sycamore, poplar, and other hard woods. The oaks and butternuts yield sufficient mast, in ordinary years, to feed and fatten thousands of swine with very little other food.

#### GRASSES AND STOCK-RAISING.

Blue grass is indigenous to the soil. This and other nutritious wild grasses grow luxuriantly and

cover with a rich green carpet the hills and valleys two-thirds of the year. Young stock is rarely housed or fed the year round. Sheep-raising is being introduced quite extensively into the county.

#### MINERAL RESOURCES.

The general surface of the county is quite broken, particularly the southeast portion, where the rich mineral region of Southern Missouri and Northern Arkansas commences. Lead, iron and copper ores crop out of all the hills and bluffs, as well as showing on the surface in the rich valleys. In this section are very valuable mines of lead and iron. Thousands of pounds of lead have been marketed in the past from one mine—the Virginia—and this is only one in fifty extensive lead mines worked. There are several large iron smelting works along the railroad which passes through this portion of the county. Both lead and iron are in inexhaustible quantities, and it is estimated that one thousand miners will be at work in this section before another twelvemonth. Copper, marble, onyx, kaolin, clays and building rock fill this whole tract of country with untold wealth.

#### AGRICULTURAL.

The lands along the streams, known as second bottom, and the hill slopes and ridge lands for general farming cannot be surpassed. Corn yields in the bottoms eighty to one hundred bushels to the acre; wheat on the uplands fifteen to twenty-five bushels. Fruits of all kinds grow abundant on the hill tops and along the rock ridges. This country is well suited to vegetables, fruits and root crops. There is a home market for everything the farmer can raise among the mining population, which, in a few years, will be counted by the tens of thousands.

#### PRICES OF LAND.

Large amounts of land are in market, for sale at from one dollar and fifty cents to two dollars and fifty cents for wild lands, and farms with fair improvements at eight to twenty-five dollars per acre.

#### THE NORTHERN PORTION

of the county, along the Missouri River, is in its bottom lands as fertile as the classic delta of the Nile. The soil is of a rich loam, from five to twenty-five feet deep. Corn, tobacco and hemp yield enormous crops. The uplands, the hillsides and the ridge lands yield large crops of the cereals and fruits. No country under the sun repays the tiller better than the farming lands in this county.

#### TOWNS AND HAMLETS.

There are quite a number of towns and hamlets in the county. Washington, fifty-five miles from St. Louis, on the Missouri River and the Missouri Pacific Railway is the principal one in population, trade and wealth. Its population is about 3,500, mostly Germans and of German descent. It has two merchant steam flouring mills and several other manufacturing establishments. In the town is located the hospital of the Missouri Pacific Railway, an institution which adds much to the renown of

the place. The town does a large shipping trade in hog products, flour and wheat. But the great shipping interest will soon concentrate in fire and potter's clay to the manufactories of St. Louis, as a most wonderful discovery has lately been made and developed. The clay bank has long been known but only within the last few weeks has its wonderful capacity been brought to light. It will soon become the greatest export from the county, and when manufactured at the bank, make the town one of large interest and employ hundreds of hands.

The next town in size is Pacific, at the junction of the two railroads of the county, and has about 1,200 inhabitants and one steam flouring mill. From this point large quantities of glass sand is shipped to St. Louis glass works. On the St. Louis & San Francisco Railway, are located several brisk mining towns: Moselle, near where are the great iron works. St. Clair, on the same road, near which are the great Virginia lead mines where there are two shafts over three hundred feet in depth. From this mine millions of pounds of lead have been taken in past years. Next comes Stanton, celebrated for the immense cropping of copper ore. Sullivan, is the last town within the county on the line of the railroad. This is the shipping point of the Hamilton Iron Works, one of the most extensive in the country. Near Sullivan are known to exist very valuable marble, kaolin, and building rock said to equal the Warrensburg rock. Onyx and lithographic stone has been found in paying quantities.

On the Missouri Pacific Railway, west of Pacific, first comes Gray's Summit, surrounded by the best cultivated lands in the county, and Labadie, one

among the oldest stations on the road, and Augusta and South Point. Above Washington on the railroad and river is New Haven. This is a very flourishing town of about 800 population, several stores and a merchant steam flouring mill, and besides Washington has the only steam ferry across the Missouri River. There are two other little hamlets on the line of the road above, known as Utah and Berger.

Union, the county seat, is a beautiful town in the center of the county containing about 300 inhabitants and a brick court house, stone jail and several fine brick residences, a steam flour mill and beer brewery. The surrounding country is extremely beautiful and the finest farming land in the State. There are quite a number of little hamlets in the interior of the county and several mining towns in the southeast part of the county, where large quantities of mineral are being dug and shipped to St. Louis.

#### SUMMARY.

To sum up, Franklin County presents to the emigrant one of the very finest localities for a happy and profitable home in the broad West. There are immense bodies of wild land to be had at very low prices and cultivated farms are offered extremely low. General farming will pay better than in most any other portion of the State, as owing to the large mining interests a home market will always take all the surplus produce which can be raised. The county is an anamoly. Land as cheap and as plenty as in the new territories, with all the conveniences around, an old settled country can boast—schools, churches and the best of society.

## GASCONADE COUNTY.

Gasconade County became a municipal corporation immediately after the admission of the State into the Union in the year 1821, as on the 15th day of January of that year the first county court was organized. In the year 1828 the first permanent county seat was located at Mount Sterling, and in 1842 said county seat was removed to Hermann, which removal, together with the burden of debt left on the county after its division into Osage and Gasconade Counties, brought Gasconade so into debt that county scrip was exchanged at twenty-five cents on the dollar.

The increase of population, with the consequent thrift and enterprise, soon afforded means for liquidating the obligation, and for many years past affairs have been so judiciously managed as to leave the county entirely free from debt and in a prosperous condition.

The county is situated south of the Missouri River, and about eighty miles west of the Mississippi River in ranges four, five and six, west of the Fifth Principal Meridian of the United States, and in townships

numbers 40, 41, 42, 43, 44, 45 and 46, north of the base line, and contains 323,176.65 acres at an assessed valuation of \$1,533,578, while the assessed valuation of personal property in the county is \$1,130,207.

There is almost every variety of

#### SURFACE CHARACTERISTICS AND SOIL.

The rich bottom lands of the rivers and small streams, the level and undulating prairies, the hickory and post oak table lands, gentle slopes and steep hillsides, variegated with hills, hollows, caves, cliffs, bluffs and deep ravines, making it healthful and peculiarly adapted to the wants of the most capricious. There is an abundance of timber for all ordinary purposes.

The lowest bottoms are the most fertile; next in order of fertility are the gentle slopes when covered with a mixed growth, as white oak, black and white walnut, shell-bark hickory, with hazel or sumac underbrush. Of the third class are the pin oak, shell-bark hickory and prairie lands. Of the fourth class are the white oak, black oak and white hickory

lands, when intermixed with sumac and hazel undergrowth. The post oak table lands belong to the fifth class, and the black-jack with white clay under-soil, to the sixth.

It is a uniform characteristic of all the uplands, that from the dark red under-soil the fertility gradually declines until the white clay lands, the least fertile of all, are reached.

In the northern and western portion of the county the surface is very hilly; in the eastern, the slopes are more gentle; while the southern portion forms small plateaus, these being separated from the streams by steep hills, bluffs or gentle slopes.

There are about 3,500 acres of prairie land lying nearly in one tract between the headwaters of the Third Creek and the Bourbois River. There is but little bottom land along the Missouri River, the hills terminating abruptly at the water's edge. The large tract of about 1,600 acres in the northwestern corner of the county is the only one of note. The largest tracts of bottom land are near the mouth of the Second Creek on the Gasconade River, about the center of the west line of the county; smaller tracts are found near other water courses.

Along the tributaries of the Gasconade River the rock is limestone; on the other streams it is chiefly sandstone or flint.

#### AGRICULTURAL RESOURCES.

The inhabitants are engaged chiefly in agriculture. Nearly 60,000 acres are already in a high state of cultivation, and about as much more may still be reduced to tillage, and land is for sale at prices ranging from one dollar to fifty dollars an acre, and on long terms.

The average annual crops are:

Wheat.....	400,000 bushels
Oats.....	170,000 "
Rye.....	10,000 "
Corn.....	300,000 "
Potatoes.....	40,000 "
Barley.....	7,000 "
Tobacco.....	8,000 pounds
Wool.....	25,000 "

#### VINICULTURE, FRUIT, STOCK-RAISING.

The climate and soil are peculiarly adapted to the grape culture. The beautiful slopes throughout the northern part of the county are covered with vines. It is estimated that between 1,000 and 1,200 acres are now cultivated in grape, yielding annually about 450,000 gallons of wine, which is disposed of at about \$325,000. It is exported to all parts of the United States, and within the last year a trade has been opened up with some parts of Europe.

There are about 3,000 acres in orchards. Apples and peaches of rare quality and superior flavor are produced in abundance.

Stock-raising is not very extensively followed, though several hundred head of cattle, hogs and sheep, and some horses and mules, are exported annually.

#### EDUCATIONAL FACILITIES.

The county is divided into fifty-four school districts. Schools are in session from four to ten months during the year.

The school population is: Whites, male, 2,117; female, 1,915; colored, male, 17; female, 8. Total, 3,057; of whom in the year 1879 there were enrolled: Male, 1,332; female, 1,112. Total, 2,442. Total number of days attendance, 156,390; average number of scholars attending each day in county, 1,593,546; average number of scholars attending each day in each school, 31,246; average salary of teachers: male, \$57.85; female, \$34.91, per month. Value of school property in the county, \$18,700, not including a German-English school at Hermann, which has a building valued at about \$10,000 and a fund of \$10,000 more, the interest of which is annually expended for school purposes. The expenditures for school purposes (public schools only) for the year 1879 were \$14,077.17.

#### CHURCHES.

There are thirty-two churches, of the following denominations: Evangelical, eight; Lutheran, three; Congregationalist, one; Presbyterian, six; Catholic, six; Baptist, three, and Methodist, five. The churches own 689.53 acres of land and some very fine church buildings, which are valued at about \$30,000.

#### TOWNS AND VILLAGES.

Hermann, the county seat and metropolis of the county, is beautifully situated on the right bank of the Missouri River, at the entrance of Frene Creek. It contains about 1,500 inhabitants, almost exclusively Germans. It has three newspapers, "The Independent," "The Volksblatt," a German paper, and "The Advertiser-Courier."

The buildings are substantial, mostly of brick, and the streets are macadamized, and owing to judicious management on the part of the Board of Trustees, the town is free from debt, and in a prosperous condition.

Gasconade City lies at the mouth of the Gasconade River. It has about 200 inhabitants, who are engaged chiefly in the shipment of railway ties, a large number of which are annually rafted down the Gasconade River to that point. The Missouri Pacific Railway passes through the city.

Morrison is a nice village situated on the Missouri Pacific Railway, about twelve miles west of Hermann, and has about 200 inhabitants.

Drake is a new town, though it is an old post-office. It is at the crossing of the Old State Road and the Iron Road, the main thoroughfare of the county, and has a population of about sixty.

Other post-offices, stores, blacksmith shops, grist and saw mills are located at convenient places all over the county, so that farmers are not inconvenienced by such daily wants.

#### POPULATION.

Of the whole population of the county, 6,670 are of foreign (mostly German) parentage. It is estimated that the population has increased 2,000 to 2,500 since 1870, making the present population about 12,000 to 12,500.

The inhabitants are thrifty and well regulated, as well as law-abiding people.

**WATER.**

The county is well watered, being traversed by numerous creeks and the Gasconade and Bourbois Rivers, while the northern boundary is formed by the Missouri River. The main creeks are the Frene Creek, running north into the Missouri River, First Creek, running north and west, emptying into the Gasconade River, the Little Berger, Big Berger and Boeuf Creeks, running east into Franklin County, and being tributaries to the Missouri River. The Red Oak and Dry Fork are tributaries to the Bourbois River, and together with that river have an east by northern course. Second Creek has a north-western course, and Third Creek a western course, both being tributaries to the Gasconade River, which beautiful stream passes along through the north-western part of the county. The Gasconade River was lately surveyed by the United States Government, and it is proposed to improve the same for navigation, although several small steamboats are now running on the same, affording excellent facilities for the shipment of grain and other products from the adjacent country to the St. Louis market.

**TRANSPORTATION.**

The facilities for cheap transportation are very good. The Missouri Pacific Railway passes through the entire width of the county along the northern part, and the southern part of the county extends

within twelve to fifteen miles of the St. Louis & San Francisco Railroad, while the grand Missouri River, with her fine and regular packet and passenger steamers gives another mode of shipment. The river and railroad accommodations can hardly be surpassed. There are four steamboats owned here and run in the interest of the county.

**MANUFACTURES.**

Manufactories are not very extensively carried on in the county, being confined to a large hub factory on the Bourbois River, and a flouring mill with a capacity of about 25,000 bushels per annum, which latter is located at Hermann.

**MINERALS.**

Coal of medium quality is found in the middle and southern part of the county with prospecting and boring, with good indications in other localities. Iron is found on the surface in many parts of the county, especially in the western and southern portions, on the Gasconade River bluffs the Third Creek hills, and near the Red Oak and Dry Fork Creeks and Bourbois River as well as on the prairie in the center of the county.

There has been more prospecting for lead than any other mineral, and what promises to become an important mine was lately opened up in the southern part of the county.

## GENTRY COUNTY.

Gentry County is part of the beautiful "Grand River Country," adjoining the Platte Purchase, and on its eastern boundary, and is equal if not superior to the latter in fertility of soil, smoothness of surface, abundance of water and timber, and in all the other essentials that constitute the make up of a rich and prosperous country.

The county is bounded on the west by Nodaway, on the east by Harrison, on the south by DeKalb, and on the north by Worth Counties. It is only twelve miles south from the Iowa line, and thirty miles northeast from St. Joseph, and is at the center of the richest corn, cattle and hog producing country in the United States. The county is twenty-four miles long by twenty and one-half wide, and has an area of 322,880 acres, all available for farming purposes and nearly all susceptible of cultivation. There is no waste land in the county.

The population of the county is over 18,000 and is composed of as thrifty, orderly, quiet and law-abiding a set of people as live in the older States.

**THE FACE OF THE COUNTRY**

is undulating, sufficiently so to afford good natural drainage, and is divided up into beautiful prai-

ries, lying between the three forks of Grand River, which traverse the county a few miles distant from each other, bordering the prairies with belts of oak, walnut and other timber valuable for farming purposes, while the prairies are dotted over in every direction with groves of timber which seem to have been designed by nature to adorn the home of the settler and to afford shelter for his domestic animals. The river bottoms are wide and high, generally above overflow, and the county is especially favored with a large proportion of this class of the most valuable farming land.

**THE SOIL**

is a dark alluvial of a surprising depth even on the highest prairies, as is everywhere amply shown by the luxuriant growth of the crops of corn, wheat and grass; and the river bottoms differ in this respect from the prairies only in the soil being an unnecessarily greater depth; the subsoil is wonderfully capable of withstanding both drouth and excess of moisture, equally well; in the latter case it absorbs water like a sponge, and retains a sufficiency to withstand all demands that may be made upon it during a spell of dry weather.

## THE CLIMATE

is mild and healthful—there are no swamps nor wet lands; hence no miasmas. The air is dry and bracing, particularly during winter, hence is especially favorable to weak-lunged people. The winters are short and with but little rain or snow fall; the changes are not sudden, nor is the weather as cold as in the Eastern States and those further north. Spring comes early, affording a longer season for planting crops and other summer work; the summers have but few uncomfortably hot days, while the nights are always cool and pleasant; but the long, mild, delightful autumn is the most charming season of this country. It is almost invariably dry, and just cool enough for comfort until late in December, and is by far the most delightful season of the year.

The piercing winds which sweep the prairie countries west and north, and are the most disagreeable feature of life beyond the Missouri River, are almost unknown here, while the hot, scorching winds of the Kansas summers are entire strangers to Missouri—the many timber belts and groves before alluded to are protection and safeguard against them.

## TIMBER

is abundant, and well distributed all over the country. Native timber is worth from one dollar to one dollar and a half per hundred, and cord wood from two to three dollars delivered at the door.

## COAL,

though not yet developed, owing to the abundance of timber, certainly underlies the county at no great depth, as every indication exists, and the best authorities agree as to its presence.

## WATER

is as abundant and well distributed as the timber, the streams of Grand River and their numerous tributaries afford stock water in all parts of the county, and springs are numerous all over the country. No trouble is experienced in finding water in wells sunk to a depth of from fifteen to thirty-five feet.

## ROCK

of the choicest quality for building and other purposes, is well distributed throughout the county.

## THE CROPS.

All the products of this latitude are a success here. It is a grand corn country, and from 1,500,000 to 3,000,000 bushels are annually grown, the yield ranging from thirty-nine to ninety bushels per acre. Wheat is an excellent crop, especially in the oak and hickory timber soils, where fifteen to thirty-five bushels per acre are raised by good farmers with as much certainty as in Nebraska or Minnesota. Oats are generally a heavy crop, giving thirty to seventy bushels per acre. Rye is an unqualified success. Barley does well. Buckwheat, broom corn, tobacco, hemp, sorghum, Hungarian, millet, vegetables without end, fruits and grasses, all flourish in this rich soil.

## AS A GRAZING COUNTRY

Gentry County need acknowledge no superior. It is a very paradise of the wild and domestic grasses. More than one hundred varieties of the wild prairie grasses still remain upon the native ranges, giving the most nutritious pasturage from April to September.

Blue grass fairly luxuriates in this deep, flexible soil, and is fast making the conquest of forest and prairie. Like white clover it is indigenous to the country. The timothy and clover meadows are equal to the best in Ohio, Michigan or Illinois.

Live stock exports of the county now reach 20,000 swine, 8,500 cattle, 1,800 horses and mules, and about 8,000 sheep, which, at present figures, would aggregate the magnificent sum of \$1,030,500. And yet not more than twenty-five per cent. of the stock-growing resources of this rich county are developed.

## THE FRUIT INTEREST

prosper here, as everywhere in North Missouri. Fine, thrifty, fruitful orchards, vineyards and small fruit yards attest the success of this noble industry in every neighborhood, and the production of apples, pears, cherries, peaches, grapes and smaller garden fruits of the highest quality might be carried to mammoth proportions, while the vast population which will soon occupy the Upper Missouri valley to the northwest, beyond the fruit line, and to which the shortest possible line of railroad connects, will afford a market almost at the door of the farmer, without an equal in the West.

## THE RAILROAD FACILITIES

are unsurpassed. The St. Joseph & Des Moines Railroad having been completed from St. Joseph to Albany, is now owned and operated by the Chicago, Burlington & Quincy Railroad Company, which is about to widen and equip it as a standard gauge and complete it from Albany northward to a connection with the Atchison, Topeka & Santa Fe Railroad via St. Joseph, making when they are all consolidated into the hands of one company, the grandest and most important railroad line on the continent.

The Council Bluffs & St. Louis Branch of the Wabash, St. Louis & Pacific Railway also passes through the center of the county, giving a through line to Chicago and St. Louis on one hand and to Council Bluffs and the Upper Missouri Valley on the other, and at Darlington, the intersection of the two roads, competition will give shippers better rates than can elsewhere be had in Northwest Missouri outside of St. Joseph, greatly to the advantage of those who live within reach of that thriving new town. The Quincy, Missouri & Pacific, already completed to Milan, only sixty miles east of Gentry County, is likely to be completed to a connection with the Wabash Railway (which company now own it) at some point in Gentry County during the present year.

Thus two great railroads crossing at the center of Gentry County will, with their branches, make it the local center of a railway system, closely related to all the great lines of the East and West, giving the producers and shippers of the county market facilities equal to any west of the great lakes.

## NO SOCIAL OR POLITICAL PROSCRIPTION

or intolerance can be found here. Political feeling is not so strong as in Ohio or Connecticut, and political action is as free and unconstrained as in Michigan or New York. The parties are closely balanced, and the best men secure official favor quite independent of politics. The social order is enlightened, liberal and progressive in a high degree. Social life is frank, cordial and hospitable. A spirit of enterprise pervades all departments of life.

## SCHOOLS.

There are seventy-five public schools and school houses in the county, an inalienable school fund of \$78,000, which is being steadily increased by public fines and penalties, and every child in the county may have a thorough elementary education. There is not a county in the old Bay State where the laws are more faithfully executed, or the people more law-observing than here.

## CHURCHES.

The Baptist Church has a large membership in the county, with several congregations and three or four preachers. The Methodists have several congregations and preachers; the Presbyterians and Reformers about the same. In fact, nearly all the churches are represented in the county, including two or three settlements of Catholics. The county is

## OUT OF DEBT.

and with a valuation of nearly \$4,000,000, is free from the burdensome taxation that has brought ruin to so many Eastern and Western municipalities.

Progress and prosperity greet the visitor in every portion of the county. There are six flouring mills, numerous saw mills, a woolen factory, and several furniture factories, with hundreds of miles of fine hedge, superior highways, substantial bridges, hundreds of orchards and vineyards, fine farm homes and outbuildings, royal meadows, luxuriant blue grass ranges, and splendid herds in this fair and fertile county to attest the thrift and enterprise of the people. With all these evidences of wealth, prosperity and progress, the visitor is astonished at

## THE LOW PRICE OF LANDS.

The demoralization of land values all over North Missouri is without a parallel in the history of real estate transactions. Good wild and improved lands, under the most fortunate local conditions herein mentioned, are selling for less than the treeless plains 300 miles further west. They are 100 per cent. less than the near neighboring lands of Iowa; 200 per cent. less than similar lands in Western Illinois, and as ruinously cheap as they are astonishingly fair and fertile. Five to ten dollars per acre will buy choice prairie land, and ten to fifteen dollars, timber land, while farms range all the way from ten to fifteen dollars per acre, with some at higher prices, depending upon location and improvements.

New railroads being just completed into a country heretofore without such facilities, are giving a new impetus and life to all business; new people are coming in, new farms opening up, new towns starting and new business men are seeking locations in the various localities which attract them.

## PRINCIPAL TOWNS.

Of the older towns, Albany, the county seat, has a population of 1,000, and is the center of a rich and well settled farming community. It is the present terminus of the St. Joseph & Des Moines Railroad, from which the Chicago, Burlington & Quincy Railroad will extend to the main line immediately, and offers good openings for professional and business men.

Gentryville, Mt. Pleasant, Alanthus, Havana and Berlin are all good points, with room for more business men and a larger population.

Darlington, at the center of the county, and at the crossing of the two railroads, offers superior inducements to enterprising men desiring to embark in any kind of business, trade or profession.

It is remote from any other town, surrounded by a prairie country of exceeding richness, which is thickly settled with a substantial and well-to-do population. Timber for building and fuel is near to the town, abundant and cheap, as is also building rock of the best quality.

The town has a high, healthful, beautiful location between Grand River and Long Branch, commanding a view of all the adjacent country for a long distance. The best and richest part of Gentry County lies south and west from Darlington, in which direction for many miles there are no towns whatever.

King City, handsomely located upon the grand prairie, is in the midst of a magnificent farming country, and on the St. Joseph & Des Moines Railroad. The tributary country is large enough and rich enough to support a town of 1,500 souls.

Millen is a new station midway between King City and Darlington, and is surrounded by the same rich prairie country which insures a prosperous future to the three towns last named.

On the Wabash, St. Louis & Pacific Railway there are four stations in the county, two of which it is expected will become towns of greater or less importance, one at McFalls, on the east side of the county, is in the midst of a rich and prosperous neighborhood, and will, without doubt, make a good trading point; the other, Stanberry, is near the west line of the county, and in the midst of a rich prairie country, which will undoubtedly soon settle up under the influence of the railroad just completed through its midst. Being the "division town" on the Wabash St. Louis & Pacific Railway, it has a certainty of a prosperous trade and a hopeful future. Although only about six months old, it already has a population of 900 people, and has representations in all the various branches of business and of trade, but there is room for many more, and new-comers are constantly flocking in.

## GREENE COUNTY.

Greene County is a central county of Southwest Missouri; is bounded on the north by Polk and Dallas, east by Webster, south by Christian, and west by Lawrence and Dade Counties, and comprises an area of 465,622 acres. It lies for the most part upon what is known as the summit of the so-called Ozark Mountains, a series of table lands, delightfully undulating, and is made up about equally of timber and prairie, interspersed with clear, bright and rapid streams that flow over beds of gravel. Springfield, the county seat, is 241 miles from St. Louis, on the line of the St. Louis & San Francisco Railway, and contains a population of about 8,000. The first settlements in the county were made in 1829-30, by a few adventurous spirits from East Tennessee. The population of the county in 1840, was 5,372; in 1850, 12,785; in 1860, 13,186; in 1870, 21,549. The present population is estimated at 30,000, while the taxable wealth foots up over \$10,000,000. The inhabitants are made up of people from nearly every State and section of the Union.

As an agricultural region, Greene County ranks with the most favored. It is eminently a wheat-growing county, while corn, rye, oats, potatoes and tobacco yield abundant returns. It is a natural blue grass region, furnishing good pasturage for stock three-fourths of the year.

### LANDS AND SOILS.

Greene County shows many varieties of soil, which may be roughly classed as follows:

First. The mulatto soil, a rich, reddish, friable loam, well suited to the growth of corn, wheat and other cereals, and producing well any crop suited to this latitude. This is the prevailing soil of the county.

Second. The coarse-grained, or black soil, which is very much like the best Illinois prairie. It is rich, easily worked, and produces well in all crops.

On Kickapoo prairie, south of Springfield, are large areas of this soil, and it is also found in a portion of the valley and bottom lands of the county.

Third. The post oak soil, so named from the prevailing growth of timber upon it. This land generally lies very level and free from stone. It is a heavy clay of a whitish-brown color, and is the best land for tobacco, producing a choice article of that crop. Grass, also, does remarkably well on this soil, and meadows sown on it remain in good condition an indefinite length of time, and produce heavy crops of timothy for many years.

With proper cultivation the post oak kind produces good crops of wheat and oats, but it is not so well adapted for corn.

Fourth. The fine-grained, black soil, rich as any land can be, but generally lying low, and too wet for cultivation in ordinary field crops. It will, however, produce very heavily in meadow, and where so located as to be cultivated, yields abundantly in

corn or oats. There is but little of this soil in the county.

The county is well watered by numerous large and small streams, fed by never-failing springs. The Pomme de Terre River, East Fork of Sac River, James River, and the numerous tributaries of these streams intersect every portion of the county, forming fertile valleys, interspersed with prairie and strips of timber land.

### PRICE OF FARMS.

Cultivated or improved lands are worth from ten to fifty dollars per acre. Unimproved lands are valued at from two to fifteen dollars per acre. Town lots in Springfield, 80 by 200 feet, are held at from seventy-five to three hundred dollars. Good, well-located houses, containing three or four rooms, may be had for five hundred dollars. The St. Louis & San Francisco Railway Company has for sale in Greene County about 65,000 acres of land. This includes lands of all grades, and is scattered over the whole county, the grant extending for twenty miles from the railroad on either side. The prairie lands of the company have mostly been disposed of, but there are still many thousands of acres of the best soils, supplied with wood, water and pasturage, for sale on the easy terms offered by the company, viz.: One-tenth in cash and the remainder in seven annual payments at seven per cent. interest. The railroad lands vary in price from two dollars and fifty cents to ten dollars per acre, and offer many excellent opportunities to settlers.

A United States office is also located in Springfield, Mo. Although but few tracts of Government land yet remain vacant in Greene County — the choice locations belonging to the United States having been about all taken up — yet there are still 4,500,000 acres under its control and located in the counties of Laclede, Dallas, Webster, Douglas, Wright, Ozark, Taney, Christian, Stone, Barry, and McDonald. These lands can be entered under the Pre-emption and Homestead laws, and afford abundant scope to immigrants seeking homes.

### CLIMATE AND HEALTHFULNESS.

Greene County is the highest part of the so-called Ozark Mountain range, though in fact it is not mountainous at all, but is an area of high table land. The altitude of Greene County is from 1,300 to 1,400 feet above tide water, or about 900 or 1,000 feet above St. Louis. It will be noticed that this is the most elevated region for more than one thousand miles north, east, or south, and for several hundred miles west. The latitude of Springfield is about 37½ degrees. The above statement of the topography and geographical position of this county at once suggest an idea of its climate.

In general terms it may be said that the climate

here is similar to that of East Tennessee or the Southern part of Virginia. The temperature is generally mild and equable, the winters short with but little snow, and the summers are pleasant. Like all inland climates, it is subject to changes of temperature and to seasons of rain and drouth, yet extremes are not met with. The number of days in winter when the mercury falls to zero is very small. A fall of five inches of snow is very unusual. Stock cattle require feeding from three to four months. In summer a temperature of ninety is deemed excessive, though it sometimes rises higher. The nights are particularly pleasant and cool. It is safe to say that there is not, on the average, more than half a dozen nights in summer when it is uncomfortable to sleep under a blanket. Mosquitoes are conspicuous by their absence. There has not been a general failure of crops on account of drouth since the settlement of the country. The average rainfall is about, forty-seven inches during the year.

#### PRODUCTIONS.

The best lands, when properly managed, will produce from sixty to one hundred bushels of corn, from twenty to forty bushels of wheat, from forty to sixty bushels of oats, about fifty bushels of barley, from two to four hundred bushels of potatoes, sweet and Irish. Broom corn and sorghum cane grow finely and yield well.

Corn is successfully grown on both bottom and uplands, but succeeds best on the former. This valuable cereal, which supplies more than any other the varied wants of the people, is considered an almost certain crop, being always well matured before the autumn frosts set in.

Wheat, the great staple of the farmers, yields abundantly, rarely failing to produce a full crop. The quality of the grain ranks high in the markets of the great cities, being for the most part rated as No. 1. Winter wheat is almost exclusively raised, but "spring" may also be successfully grown. The average price paid for wheat, by Springfield dealers, during the season of 1879-80, was about one dollar.

Oats are almost universally grown for local consumption, and rarely fail to produce a bountiful crop. Rye and barley also grow well, and command good prices.

Greene County ranks among the foremost as a tobacco-growing county, having shown some of the finest specimens ever exhibited in St. Louis and other places. The soil and climate are admirably adapted to the growth of this product. The latitude is the same as the great tobacco-producing regions of Kentucky and Virginia, and the same advantages exist for producing it here.

The tame grasses all grow well and yield abundantly. Timothy and blue grass, however, take the lead. The best lands will produce from two to three tons of hay per acre. Red clover has proven a success here, and in the future will be one of the leading crops of the county. As much of the seed is now raised and thrashed here, it can now be obtained at a less price than formerly. Wild prairie grass will yield a ton to the acre.

Blue grass for pasture is now being extensively used, and grows as luxuriantly here as it does in Kentucky or any where else, as can be seen in all portions of the county.

The lands are generally dry. There is but little swamp land in the county. Hence farmers are not driven to the expense of underdraining before cultivating successfully. Neither are they subject to drouth.

#### TIMBER.

Timber for building purposes, fencing, and firewood, are important considerations with the immigrant seeking a home in the Southwest. Unlike treeless, prairie regions, Greene County is well supplied in this respect, with her beautifully diversified stretches of forest and prairie. The different kinds of oak, walnut and hickory are the chief forest trees, although elm, wild cherry, sycamore, hackberry, mulberry, linn, maple, ash, cedar, etc., are to be found in many localities. A species of black oak (black-jack) which grows abundantly everywhere in the timbered portions of the county, is, next to hickory, the favorite wood used for fuel.

#### HORTICULTURE.

No section of country in the Great West, or in any portion of the north temperate zone, possesses greater facilities, or more natural advantages for the successful growing of fruits, flowers and vegetables, than does Greene County. While late frosts occasionally cut short the fruit crop in some localities, there are others in which the peach, plum and apricot (tender fruits) have been known to bear uniform crops, with only one failure in twenty-two years. It is safe to say that the county at large will produce fair crops of the above fruit at least two-thirds of the years.

The fruits that can be grown here with perfect assurance of remunerative returns, are the apple, peach, pear, cherry, plum and apricot. Also the grape, in many varieties, together with small fruits, such as the strawberry, raspberry, blackberry, currant and gooseberry. Vegetable and root crops of all kinds grow luxuriantly. Sweet and Irish potatoes thrive well. The many varieties of melons produced with difficulty in the north temperate zone, flourish here in great profusion, and attain marvelous perfection.

#### STOCK-RAISING.

The following figures will show the resources of the county in this particular.

There have been shipped from Springfield Station alone, as shown by the books of the railroad company, from March 1, 1879 to March 1, 1880, viz.:

153 car loads cattle, averaging 20 to the car.....	3,040
262 car loads of hogs, averaging 65 to the car.....	17,030
51 car loads of sheep, averaging 100 to the car.....	5,100
28 car loads of mules and horses, averaging 19 to the car.....	532

#### VALUE.

2,040 head of fat cattle, at \$40.....	\$121,600
17,030 " " hogs, " 7.....	119,210
5,100 " " sheep, " 5.....	25,500
532 " " mules and horses at \$70, 27,240	

Total value of stock shipped.....\$303,550



It is estimated by competent stock men engaged regularly in the business, that the "drive" in cattle, sheep and mules and horses from the county, yearly, is about as follows:

8,000 head of cattle, valued at \$15.....	\$45,000
6,000 " " sheep, " " 2.....	12,000
500 " " mules and horses, valued	
at \$60.....	30,000

Total value of stock driven.....\$87,000

Making a grand total of 35,202 head, valued at \$390,550, as the annual exports of stock from this county. There have been shipped from stations in the county, outside of Springfield, quite a large amount of stock, but these have been purposely left out of this estimate as an offset to any that may have been driven to Springfield from other counties. It will be remembered that no account is taken in this estimate of the value of animals sold for breeding purposes, which, if added to the above, would make the amount scarcely less than \$400,000.

With the requisites for successful stock-raising, Greene County is abundantly blessed, and in a few years it is expected that this will constitute the chief industry of the inhabitants.

#### COUNTY COMMERCE.

Springfield, the principal town, is a fair sample of the enterprise of the county. Capital has been freely invested in valuable public improvements, until to-day, in point of commercial importance, solidity, attractiveness, and population, Springfield ranks among the most ambitious cities of the State. What is known as the "Arkansas trade," has, and with proper attention always will be, an item of importance to the wholesale merchants of Springfield. This territory embraces the leading towns and cross-roads places of business in Northern Arkansas this side of the Boston Mountains. It now amounts to \$1,500,000 per annum, and is being yearly increased.

It is from this country, largely, that the enormous quantities of cotton, hides, furs and peltry, which form so important a part of our exports are received. This trade is looked after carefully, and such is the physical aspect of the country bearing towards Springfield from that section as compared with that of any other city north, south, east or west, for a distance of more than a hundred miles, that so long as its merchants manifest their present enterprise in catering to the wants of Northern Arkansas, it will be retained.

The wholesale trade of Springfield is not, however, confined to adjacent counties in Missouri and the section of Arkansas just mentioned, but has latterly been pushed into Kansas, the Indian Territory and Texas. The cotton trade from Southern Missouri and Northern Arkansas is an item that is annually increasing in value. During the past year there were received 9,000 bales, the greater portion of which was shipped to Eastern markets. As a retail market Springfield has no superior among cities of its population, being peopled by a thrifty and industrious class as a rule, and surrounded by an excellent agricultural country.

#### RAILROADS.

The railroad facilities, while not all that could be desired, and although falling far short of expectations in the near future, yet are of an excellent

character. The St. Louis & San Francisco Railway which now extends from St. Louis to the borders of the Indian Territory on the one hand, and into the heart of the State of Kansas on the other, is advancing with gigantic strides towards a position among the most powerful and enterprising railroads of the country, and it is now conceded will, under recent arrangements, be completed within a few years to the Pacific coast—making the great southern trans-continental route. This company has extensive machine buildings and machine shops at Springfield which give employment to several hundred hands, and will be doubled during the year. The Springfield & Western Missouri Railroad is an enterprise of great importance to Springfield, from a commercial point of view, as it will afford a western and northern outlet. This road is now completed to the town of Ash Grove, in Greene County, and will be built the coming summer to Fort Scott, Kansas, thereby giving direct connection with Kansas City and the northwest. Another road is projected from the city of Sedalia to this point, and from thence south into the State of Arkansas, and operations have been commenced. A glance at the map will show Springfield to be a natural railroad center, as it was in days past the center of stage lines reaching into the great Southwest. In addition to Springfield, Greene County has located within its borders, a number of prosperous towns and villages. The principal of these is Ash Grove, situated near the northwestern boundary of the county, and being the present terminus of the Springfield & Western Missouri Railroad. It has a population of 500 or 600, a handsome public school building, churches, and a number of the most enterprising and energetic business men in the West. Ash Grove, aside from being surrounded by a fine agricultural country, is the seat of the mineral wealth of the county. There are several other good neighborhood towns in the county with populations ranging from 200 to 300. Walnut Grove, Cave Spring, Fair Grove, Strafford, Brookline and Bois D'Arc, are well scattered over the county for the accommodation of the farming community.

#### THE MINERAL WEALTH

of Greene County is great, and it is not presumptuous to predict that in a short time the county will take equal rank in this respect with any in the State. The principal mining is for zinc and lead, and so far has been conducted over only a small surface by one company, but with most gratifying results, the output for one week in March of 1880 being 51,000 pounds of first-class galena.

The ore occurs in the carboniferous limestone of the Burlington series, throughout the western, northwestern and southwestern portions of the county, namely, at Brookline, Ash Grove and on Pickerel Creek, the only points where mining of any consequence has been carried on, and the region to which the foregoing refers. Zinc ore, except at Brookline, has not been discovered in paying quantities, and unlike Jasper, Newton and Dade Counties, does not appear to be intimately associated with the lead ore.

The lead carbonate is found close to the surface, while the sulphuret or galena is found from fifteen to seventy-two feet, in proportion to the protection

afforded for its preservation, either by water in a shallow soil or in the absence of water, heavy deposits of clay and sand which appear indispensable elements in the formation, to prevent a transformation of the latter to the former and perhaps rendering them almost worthless deposits.

The east, northeast and southeastern portions of the county represent the upper and lower Salurian periods and the center portion the Devonian. In the former the second magnesian rock is visible along the headwaters of James and Pomme de Terre Rivers. Some few shafts have been sunk in these localities and good galena found, but not as yet in paying quantities, sufficient however to warrant the belief that they present a favorable field for prospecting operations.

Coal does not exist in Greene County, except in drift deposits found in pockets in a few places. The nearest workable coal is in the adjoining county of Dade, on the line of the Springfield & Western Missouri Railroad.

#### MANUFACTURES.

The honor of being the most enterprising city of the State in manufacturing interests in proportion to its population is claimed for Springfield. One of the best cotton mills in the State is here located and is supplied with the raw material from districts tributary to the county. A most complete wagon factory, with a capacity of three thousand wagons annually is another prominent industry. The principal repair shops of the St. Louis & San Francisco Railway are located at Springfield, affording employment to several hundred hands. The Springfield Iron Works would do credit to any large city. A large woolen mill, several valuable flour mills and a well appointed and successful brewery are also included in the list of manufacturing industries. It is confidently expected that the opportunities for business openings in paper mills, soap, cracker, broom and furniture factories will be properly appreciated by outside capital at no distant date.

#### SCHOOLS AND CHURCHES.

The city of Springfield feels very justly proud of its public schools. Under able management, for a number of years past, the interest and value of the schools have been steadily increasing, and it is believed that but few cities of its size in the country can show so effective results at so small an expense. From the last report of the city schools it appears that an aggregate of 1,130 white children were taught during the past year at an average expense of only five cents per scholar for each school day. The High School department furnishes the usual High School course, and the advantages of the city schools are open to citizens of the surrounding country on payment of a small tuition fee.

The city has fine and commodious school buildings, erected a number of years ago.

In 1879, Greene County had one hundred and two school houses, and other buildings are now rented wherever necessary. During the past year there were in operation one hundred and twelve white and ten colored schools. In every part of the county school privileges of a good order will be found close at hand.

Besides these, the county calls special attention to the advantages for higher education which it offers in Drury College. The college was founded at Springfield in 1873, and since that date has been rapidly growing in all the elements of permanent strength. It occupies a site of thirty acres, and possesses property in buildings, endowments, lands, etc., of about \$150,000. It has a permanent faculty of ten professors, besides assistants, and an aggregate attendance of nearly three hundred students per year.

All the religious denominations are represented in the county, and in many instances the flourishing condition of church finances have permitted the erection of costly and beautiful temples of worship.

#### FINANCIAL CONDITION OF THE COUNTY.

The total assessed valuation of taxable property in the county, is, in round numbers, \$6,000,000, and the floating indebtedness smaller than for several years past. The amount incurred and unprovided for, up to January 1st of this year, is about \$13,000. A tax of one-half of one per cent. pays the ordinary annual current expenses. A higher annual rate cannot be levied without a vote of the people.

Taxes for the support of the public schools are levied by the board of directors of the various districts, of which there are over one hundred in the county, and average in the whole county between forty and forty-five cents on the hundred dollars of taxable property. In addition to this the permanent township and county school funds aggregate about \$45,000, the annual interest of which, with the twenty-five per cent. of the State revenue set apart for the support of public schools, enables us to maintain schools, on an average, about six months in the year. But very few of the districts are in debt.

The court house, with jail attached, cost \$40,000. The county also has a good three story brick building, which cost over \$20,000, capable of accommodating about fifty paupers and insane persons. In connection with it is a farm of eighty acres, which furnishes a good portion of the support of the paupers.

Banking facilities are furnished by the Greene County National Bank, capital \$100,000; the First National Bank, capital \$50,000; and the Banking House of C. B. Holland & Son, capital \$50,000. These banks are well managed and enjoy the entire confidence of the business community.

## GRUNDY COUNTY.

Grundy is situated in the second tier of counties south of the Iowa line and nearly midway in the great pastoral region between the Mississippi and Missouri Rivers, is twenty-one miles square and contains 282,000 acres.

Its county seat, Trenton, is sixty miles north of the Missouri River at Brunswick, and forty miles south of the Iowa line. The taxable wealth of the county is estimated at \$3,250,000.

### PHYSICAL FEATURES.

About three-fourths of the county is prairie, undulating and well drained, and its numerous streams are well wooded with valuable timber of all sorts common to the State. Native lumber is abundant, and very cheap. The bottom prairies afford early range for stock, and the abundant timber welcome shade and shelter in summer and winter. The wild prairie grasses exist only in the bottoms, having given way to blue grass, which grows here without effort and kills out the native grasses. The county is well watered by North Grand River, and its numerous tributaries, the running creeks being about three miles apart. Very few counties in the State have such an excellent proportion of prairie and timber, interspersed with so many fine streams of water, capable of supplying abundant stock water in the driest season.

The soil is black loam of great depth, rich and warm, and amply repays the efforts of the energetic farmer.

### AGRICULTURAL PRODUCTS.

The early, nutritious bottom prairie grass, the luxuriant blue grass, and extensive timothy meadows, reaching into the hundreds of acres, combine to make Grundy a notable stock county, and this is its chief business.

Here are raised herds of fine and common cattle, which are mostly stall-fed. Drovers of young cattle are sold every year to Kansas, Nebraska, Illinois, and the western Territories. Horses and mules are largely raised, and sold to buyers from abroad who frequent this market. Sheep are largely raised, and the county is well adapted to wool-growing, which interest is largely on the increase, under the auspices of the County Wool Growers' Association, and made a specialty by some farmers.

Corn, wheat, oats, rye, potatoes, buckwheat, sorghum, and all the productions common to the State, are here raised. Tobacco was formerly a staple but of late has received small attention. The yield of corn is from forty to seventy-five bushels.

### HORTICULTURE.

Great attention is paid to fruit-growing, nearly every farmer having a fine orchard, of well selected fruit of all kinds. Grapes are largely grown, and are a success; a large amount of wine is made, and one winter in this year shipping his wine to Colorado.

### MINERAL RESOURCES.

Coal abounds, and of a good quality. The abundance and convenience of timber for firewood has retarded the coal trade. The shaft at Trenton by the railroad track is two hundred and twelve feet deep, works seventy hands, and supplies the Chicago, Rock Island & Pacific Railroad and citizens who desire that kind of fuel, and is capable of furnishing an unlimited quantity. There are coal banks in the southeast part of the county and within a few feet of the surface. Coal has also been found at a depth of sixteen feet in bottom prairie on Grand River. Extensive quarries of limestone and sandstone are on the Grand River bluffs at Trenton and through the western part of the county, and very accessible.

### MANUFACTURES.

The Trenton woolen mills turn out a large amount of excellent fabrics, and its goods have a good reputation. There are twenty-five steam saw mills at work at different parts of the county. Wagon and walnut lumber are shipped to factories in other States. There are ten wagon factories on a small scale in the county and one plow factory. Vast quantities of ties and piling are got out and shipped west. The facilities for making wooden ware, staves, hoops, headings and barrel stuff are very good, owing to suitable and cheap timber. The coal, water and timber are here in profusion. The manufacturing of agricultural implements could be engaged in with great success. The water-power of Grand River is good, and several grist and saw mills are located upon it.

### RAILROADS.

The Chicago, Rock Island & Pacific Railroad, technically known as Iowa Southern & Missouri Northern runs twenty-seven miles through the county, entering centrally on the north passing via Trenton out of the northwest corner of the county. Trenton is a division and has the machine shops of the road. Trains west are run to Kansas City, Leavenworth and Atchison from this point.

The Quincy & Missouri Pacific survey runs through the county east and west, and is completed to a point thirty miles east of Trenton. Its speedy completion is a thing assured and greatly desired, and will aid the material interests. The road from Trenton intersecting the Hannibal & St. Joseph and Wabash, St. Louis & Pacific at Chillicothe is expected to be completed this year. This will give Grundy and Mercer Counties a direct outlet to St. Louis and turn the channel of trade lately directed to Chicago to the home metropolis, whose markets can be reached in shorter time and at less expense.

### EDUCATIONAL.

Grand River College is an old established school of good repute, well patronized, and under the

auspices of the Baptists. Trenton public school is a commodious brick structure seventy-one feet square and cost \$20,000. It has enrolled eight hundred scholars and has a good corps of teachers. There are eighty-four school districts in the county all well sustained and provided with a well painted frame school house. Great attention is paid to the common schools, and they are cheerfully maintained from six to nine months in the year from the public funds and taxation.

#### TOWNS.

Trenton, the county seat, contains 4,000 people, is growing rapidly, and spreading its improvements in every direction. Nearly all religious denominations are represented here. The Baptists, Catholic, Christian, Methodists (North and South), and Presbyterians, have good churches.

There are two banks, three weekly newspapers, the "Times," "Star" and "Republican." There is not a vacant house in town, and more new roofs are seen here than in any town in North Missouri. With its present and prospective railway facilities, it may safely be predicted that it will soon have a population of 10,000. There are some dozen of villages in different parts of the county of more or less trade, chiefly Lindley, Nevada, and Spickardsville, east of Grand River, and Edinburg on west side. County post-offices are numerous and mail facilities abound.

#### LANDS AND PRICES OF SAME.

There are no Government lands in Grundy unimproved, and good farms can be bought very low

at this time, and on time payments. Timber land can be bought at prices ranging from five to fifteen dollars per acre, and well improved farms at ten to thirty dollars, depending upon location and improvements.

#### GENERAL CHARACTERISTICS.

This whole Grand River country possesses a remarkable adaptation for timothy and clover. Timothy seed is largely raised for export, and clover hardly ever dies out in winter when properly managed, and has been known to be a continuous crop for seven years. Taking into view the great healthfulness of this county—second to none in the State—its rich grazing and tillable lands; its uncommon stock-raising facilities, and cultivated society, it offers great inducements to immigrants desiring to settle in this highly favored region.

#### SOCIAL FEATURES.

The social feeling among the people is very good. There are no vendettas here; no commune; no Ku-Klux. All asperities that grew out of the war have ceased to exist in this part of the State, and perfect good feeling obtains in Grundy County. Its people come from all parts of the common country. One-third, say, from Kentucky, Virginia and Tennessee, and the balance from Illinois, Indiana and Ohio, with a smart sprinkling of New England people. Perfect toleration and freedom of speech and opinion prevails on all subjects. The hand of welcome is cheerfully extended to all new-comers, from whatever quarter they may come.

## HARRISON COUNTY.

Harrison County is bounded on the north by Iowa, east by Mercer and Grundy Counties, south by Daviess, and west by Worth Counties, and contains 464,294 acres. It lays in the northwestern part of the State, and is known as a part of the "Grand River Country." By the census of 1870 it contained a population of 14,635. The county was organized February 14, 1845, and named in honor of Hon. Albert G. Harrison.

#### PHYSICAL FEATURES.

The surface of the country is generally undulating, with a little low land and a small portion that is broken. About four-fifths is prairie, and the balance timber, which is principally confined to the water courses, and though not abundant, it is sufficient for all practical purposes and consists mainly of oak, hickory, elm, walnut, ash, linn, etc.

#### THE SOIL,

which is generally good, is a dark brown loam, one to three feet deep, with a small mixture of sand,

and rests on a clay subsoil. Grand River passes along the eastern side from the Iowa line to within a few miles of the southeast corner of the county. It furnishes water-power almost the entire year. Big Creek, an affluent of Grand River, traverses the center of the county from north to south, while Sugar, Sampson, Cypress, and some other smaller creeks, drain the other parts of the county, and furnish an inexhaustible supply of water for stock of all kinds, the raising of which is carried on to a very large extent. The streams usually have rocky or gravelly beds, and rapid currents.

#### AGRICULTURAL PRODUCTS.

The staples are wheat, corn, rye, potatoes, horses, mules, cattle, hogs and sheep. Flax, broom corn, sorghum, sweet potatoes, buckwheat and beans succeed well. Fruits and grapes are extensively and successfully cultivated.

#### THE MINERAL RESOURCES

consist of building stone in abundance, and coal, which has been discovered near Bethany, at a depth

of eighty feet. A little coal mining is done near Mount Moriah.

#### MANUFACTURING INTERESTS.

First-class flouring mills are in operation at Bethany, Eagleville and Lock's Mill in the eastern part of the county, and at Gainsville, in the northeast. A good woolen factory, for carding and spinning, is in operation at Bethany.

#### WEALTH AND INDEBTEDNESS.

The valuation of the county, as per census of 1870, was \$7,500,000, and the county is out of debt.

#### RAILROADS.

Exports are taken from, and merchandise brought to the county via the Wabash, St. Louis & Pacific Railway on the south, the Chicago, Rock Island & Pacific Railroad on the east, and the Burlington & Missouri River Railroad on the north; the first being twenty, the second twenty-six, and the last forty miles from Bethany, the county seat.

#### THE EXPORTS

are corn, wheat, oats, rye, potatoes, eggs, butter, mules, horses, cattle and sheep.

#### SCHOOLS.

There are one hundred and fourteen sub-districts organized under the public school system of the State. They are in a flourishing condition, the people being alive to the importance of education. The school fund is ample, and taxation for all purposes very low.

#### RELIGIOUS.

The different denominations are well represented all over the county, and good and substantial churches are to be found in the principal towns and in central points throughout the county. The people are sober, orderly and intelligent. The county is principally settled up by people from the old free States.

#### PRICE OF LANDS.

Unimproved lands of desirable quality can be purchased from five to eight dollars per acre. Farms can be had from ten to twenty dollars per acre, according to locality and improvements.

#### TOWNS.

Bethany is the county seat, located on the east fork of Big Creek, near the center of the county. It was laid out in 1845, and incorporated in 1858. Its population by the census of 1870 was 2,460. West Bethany is also incorporated, but the two are usually considered one. Bethany has the advantage of good building material, limestone, sandstone, good timber, and clay for brick, all near at hand. It contains a fine flouring and custom mill, two banks, fourteen stores, three saddler shops, and three or four churches and good schools, besides the usual number of shops and other industrial enterprises. It is a flourishing town of very considerable importance, and the people are orderly, industrious and enterprising, making a pleasant and agreeable place of residence.

Gainsville, seventeen miles northeast of Bethany, and thirteen miles northwest of Princeton, is a thrifty town of about 300 or 400 inhabitants, and contains several stores and a flouring mill, and has good schools.

Eagleville is fifteen miles north of Bethany, is a splendid farming country, and has a good flouring mill, a dozen stores, three hotels, a graded school, and three churches. It has a population of about 800.

Minor towns are Akron, Andover, Blue Ridge, Bolton, Brooklyn, formerly called Snells Mills, Burr Oak, Hamptonville, Martinsville, Morris Ridge, Mt. Moriah, Pleasant Ridge, Thomas, Yankee Ridge and Mitchellville.

#### SUMMARY.

The county is out of debt, taxation is very low, county warrants are at par; and, taken all in all Harrison county is an inviting field to immigrants in search of a good county to locate in.

## HENRY COUNTY.

Henry County is situated between the 38th and 39th parallels of latitude, and joins the border county of Bates, thus placing it in the midst of that section of the State known as "Southwest Missouri." It contains about 470,000 acres of land, of which about one-fifth is timbered. The proportion of waste or untillable land as compared with many surrounding counties is merely nominal, thus insuring equality in the burden of taxation.

#### WHEN FIRST SETTLED.

The pioneers first settled in this county about the year 1830, and at that time were mostly from the

older settled counties north. In 1833 the survey was completed, and lands could be entered, when immigration increased and settlers located in every portion of the county. In 1857, all arable lands remaining unentered were taken up either by settlers or non-residents for purposes of speculation.

#### PRICE OF LAND.

At the present time not 15,000 acres of arable lands in the county remain unimproved in the hands of patentees. These lands could have been sold in 1869 and 1870 at from nine to twelve dollars per acre, but owners held for higher figures; then during

the depression their faith was so great that they continued to insist on their former prices. Much of the unimproved lands in the hands of patentees in the fall of 1879 has since been disposed of to residents at from ten dollars and fifty cents per acre, down, according to quality and location.

#### SCHOOLS.

The county is divided into nineteen municipal townships and one hundred and three school districts, each possessing a good school building, nearly new, and wholly paid for, which, as a rule, are in addition to use as schools, devoted to Sunday-schools and preaching on the Sabbath.

#### PRAIRIE, TIMBER AND STREAMS.

The timber of Henry County is excellent and includes all varieties found in the State, the most valuable being black walnut, hickory, burr oak and white oak. The county is watered by over twenty-five streams whose banks are covered by a fine growth of timber, among them Grand River, Deep Water, Big Creek, Fields', Sharps', White Oak, Honey, Barker's, Deer, Coal, Bear, Marshall's, Cooper's and Otter Creeks and the three Tebos, with their never failing supply of pure water, are among the sterling advantages offered by this county. The timber lands are also mostly susceptible of cultivation.

#### THE SOIL.

The county possesses an unusual proportion of rich tillable prairie land. In round numbers there are 360,000 acres of good arable prairie lands, and 15,000 of good pasture lands not timbered.

The major portion of the soil is choice black limestone, and the minor portion freestone, each having its fast friends. The face of the country is undulating, occasionally rising into mounds, but not too high for the pleasant location of farm buildings. It is rare to find a farm in cultivation on stony land, where it is almost impossible to secure one hundred and sixty or even eighty acres free from rock and stone, and requiring years to remove them. The farming is nearly all done by improved machinery.

#### COAL.

The lower coal measures are found exclusively in Henry County, comprising a vertical section of rocks and shale of two hundred and fifty to three hundred feet, including five workable seams of coal from eighteen inches to five and one-half feet in thickness, and several thin seams covering an area of three hundred square miles with three and one-half feet of workable coal, and two hundred and fifty square miles with six and one-half feet of coal and one hundred and fifty square miles with ten and one-half to twelve feet of coal, or in all six hundred and fifty square miles with three and one-half to twelve feet of this valuable fuel.

#### CROPS.

The staples are corn, wheat, oats, millet, flax, broom corn, timothy and clover. Corn has made in an average season, with the best farming, one hundred bushels per acre on the high prairie.

Wheat of inferior producing varieties has yielded an average of forty bushels per acre on forty acres. Oats of the Texas red variety has given ninety bushels, and the ordinary white and black returns from thirty to fifty bushels. German millet, recently introduced, proved a fine crop in 1879, many having thrashed forty bushels of seed per acre for the crop, worth sixty-five cents at the railroad. Flax is not considered a reliable crop for profit, but the stubble offers a fine basis for seeding to grass or improves the soil for wheat. Timothy is a profitable and reliable crop, while clover is invaluable to the stock man. Irish and sweet potatoes are raised by nearly all farmers, but only in isolated cases for outside markets. The returns are satisfactory from this crop as a rule.

#### FRUITS.

All fruits known to the temperate zone are grown with success in this county and section.

Notwithstanding apple orchards are in their infancy, as a rule, the prospect is assuring for a million bushel crop this year. Peaches are found in every orchard and yard, and they promise to equal the apple crop in their productiveness. Cherries grow everywhere, and the Wild Goose Plum is very thrifty and a prolific bearer, and enjoys immunity from the attacks of the arculio, so fatal to other choice varieties proving profitable. All of the choice small fruits, viz.: gooseberries, strawberries, blackberries, raspberries, etc., can be had in abundance by planting. The Lawton blackberry has been known to yield here for daily use during two months.

Grapes find here their natural home, and produce unrivaled crops of the choicest fruit. The favorite is the Concord, this variety proving most hardy and reaching the greatest perfection here.

#### STOCK-RAISING.

This county long since established a claim to rank among the first stock-raising counties of the State. While unlimited facilities for free grazing were at the command of all,—farmers were indifferent regarding the quality of their herds. Later, with the fencing and cultivation of their former range, an interest has been fostered for thoroughbred and graded cattle, until a large number of farmers are owners of entire herds of well-graded stock. Numerous herds of registered and pedigreed cows of the choicest strains of Durham blood are found here. This disposition to improve has not stopped with cattle, but extends to horses, mules, hogs and sheep. Breeding for mules is practiced largely, and a large number are in use here, while the surplus sold materially increases the revenues.

#### COMPARISON OF ASSESSMENTS FOR 1870 AND 1880.

1870.	
481,000 acres of land assessed at.....	\$4,848,460
Town lots.....	533,875
No. of cattle, 16,171; value, \$252,395	
" " horses, 5,633; " 300,275	
Total personal.....	1,298,000
Total aggregate.....	\$6,670,585

1880.	
460,000 acres of land assessed at.....	\$2,341,700
3,699 town lots.....	470,610
No. of cattle, 33,185; value, \$434,931	
" " horses, 9,596; " 301,000	
Total personal.....	1,807,710
Total aggregate.....	\$4,620,020

By the assessment for 1870 the lands were valued at an average of \$10.50 per acre, horses, at \$53.33 average, and cattle at \$14.50 each, while the assessment for 1880, made August 1, 1879, places the lands of the county at \$5.10 per acre average, while horses are valued at \$31.33 each, and cattle are listed at \$13.10 per head. The lands have gained in value through the various improvements made during the last decade, fully fifty per cent. but still they are taxed at half their then value. Added to this the State and county levy is fully thirty per cent. less on the one hundred dollars valuation than in 1870, hence taxation is comparatively nominal.

The assessment, being made August 1, does not represent the thousands of cattle and hogs bought by large feeders in other counties and States. This influx occurs from September to November, and they are fed and disposed of by or before June. The increase in the number of cattle and horses during the last decade is about one hundred per cent.

#### TOWNS.

Clinton, the county seat, is incorporated as a city of the first class, under the law of 1877, and has a population of 3,600 within the city limits, and 4,000 including suburbs. Her principal growth dates from 1867. An immense business is done in every line of merchandise. Since 1877 her business houses have been considerably increased, but none are vacant. The different religious denominations are represented by seven churches. The public school buildings are large, substantial and tasty, surrounded by commodious grounds, shaded with ornamental trees.

Here will be found two banks, with ample capital; four good hotels; three livery stables, and a good elevator at the depot. Also, two first-class merchant flouring mills, the largest of which has a capacity for 175 barrels per day, and two grist mills that make the production of choice meal a specialty; one saw mill, one woolen mill and three wagon and carriage factories.

The country surrounding Clinton is, in addition to being a richly productive agricultural region, underlaid with several thick veins of the choicest coal, which is now worked by several firms who make it a specialty, and find a home market for half a million bushels annually. There are five licensed cigar factories doing a large business with headquarters here. Some fine residences adorn the city.

Windsor, situated twenty miles southwest of Sedalia, on the Missouri, Kansas & Texas Railway, contains about 1,500 inhabitants, is very prosperous, and has a good bank, new and commodious public school building, four good churches, and located in the heart of a district rich in choice and easily mined bituminous coal, some of the veins reaching a thickness of six feet; and, in addition, has the trade of a very rich farming section.

Calhoun, located on the same railroad, seven miles southwest of Windsor, is the pioneer town of the county, and contains a population of about 800. Here are located four good potteries, all doing a thriving business; a good merchant flouring mill of moderate capacity, and the town is supported by a rich farming section, and is prospering annually.

Lewis, five miles south of Calhoun, on the railroad, owes its existence to the deposit of fine coal adjacent. The population is about 400, principally miners. This is the headquarters of the "Osage Mining Company" in this county, and they are shipping twelve car loads daily. The vein now operated being five and a half feet thick, with a shaft one hundred feet deep.

Six miles southwest of Lewis is Clinton, and on six miles southwest of Clinton is the railroad town of Ladue, with a population of about 300.

Montrose, seven miles southwest of Ladue, is also a railroad town, with a promising future. This town is surrounded by a very rich farming section, and receives liberal support from Bates County. Here is found two elevators, a merchant mill, livery stable, hotel, public school and four churches, beside a full representation of business men.

This completes the list of railroad towns, but, in addition, there are eight hamlets located over the county, containing stores, churches, schools and other conveniences.

A careful estimate will give this county not less than 25,400 inhabitants.

## HICKORY COUNTY.

Hickory County lies in southwest portion of the State, bounded north by Benton, east by Camden and Dallas, south by Dallas and Polk, west by St. Clair, and contains 260,998 acres.

Population in 1850.....	3,329
" " 1860.....	4,705
" " 1870.....	6,452
" " 1880 estimated at.....	7,200

#### THE FACE OF THE COUNTY

is varied, being about two-thirds timber land and the balance prairie. The Pomme de Terre River entering on the south and running due north divides the county into two nearly equal parts. In the eastern part is Little Niangua Creek, in the south-east are Crane Creek, Ingles Creek, and Lindley. In the west are Little Pomme de Terre Creek,

Nagles Creek and Weaubleau Creek. Springs are numerous, and afford an abundance of pure, healthful water. Water-power on the several creeks and Pomme de Terre River is available at a number of places. Along the streams are very fertile bottoms, back of which to the edges of prairies it is rocky, clothed with oak timber. The prairies are rich loam and are well cultivated. The bottoms are clothed with heavy timber, consisting of the various kinds of oak, hickory, walnut, sycamore, elm, ash, butternut, persimmon, hackberry, coffee bean, honey, locust, maple, and gum. The valleys and prairies are very productive. The broken country between the valleys and prairies are mostly too rocky for profitable cultivation, but abounds in ranges for stock, the grass on which is nutritious and abundant. In fact no better stock-growing county is to be found in Southwest Missouri than this.

#### THE AGRICULTURAL PRODUCTIONS.

are wheat, rye, corn, oats, Irish and sweet potatoes, cotton, sorghum. Corn is the staple, and for fruit this county cannot be excelled. About two-thirds of the county is arable. There is still some Government and swamp lands in this county for sale.

#### MINERALS.

The county abounds in minerals, chief among which are galena in large quantities, zinc, blende, cannel coal, iron, and indications of copper. Lead mining can be made a profitable investment.

#### RAILROADS.

There is no railroad running through this county. The Sedalia, Warsaw & Southwestern Railroad will pass through this county. No survey has yet been made south of Warsaw. The road-bed is, however, nearly completed to Warsaw, on the Osage River, twenty-five miles north of Hermitage, and the track laid down ten miles south of Sedalia.

#### THE MANUFACTURING INTERESTS

are chiefly confined to flouring and saw mills as yet.

#### COUNTY FINANCES.

The valuation as per assessment of 1879 is as follows:

Real estate and town lots.....	\$632,054
Horses.....	3,729
Mules.....	828
Jacks and Jennets...	35
Neat cattle.....	13,373
Sheep.....	7,997
Hogs.....	13,161
All other property.....	207,782
Total.....	\$1,140,919

The county taxes for all purposes is one-half of one per centum, except school taxes, each school district regulating its own taxes. The county has a small floating debt of some \$3,000.

#### RELIGIOUS AND EDUCATIONAL.

The churches are well represented in the various Christian denominations, and a great interest is manifested in schools. There are some fifty or sixty

district schools, generally conducted by energetic teachers, and the schools are well attended from four to eight months a year. Weaubleau Christian Institute, at Weaubleau City, is a school of high attainments and conducted by first-class professors and assistants. It is situated in a healthful, moral and wealthy community.

The funds for school purposes are derived mainly from State, county and township funds, the remainder, about one-third, from a levy on the taxable wealth of each district.

#### TOWNS AND VILLAGES.

There are no large towns in the county. Hermitage, the county seat, has a population of about 200, is situated on the Pomme de Terre River near the center of the county; has two dry good stores, one drug store, church, school house, Masonic hall, one Good Templar Lodge, several blacksmith shops, and is surrounded by some very productive and extensive farms of river bottom lands.

Wheatland, five miles west of Hermitage, has a population of about 250, has two dry good stores, two drug stores, school house, one Odd Fellows lodge, one Good Templars lodge, one good steam flouring and saw mill, one carding mill, several cabinet shops, and blacksmith shops, and is situated on Twenty-Five Mile Prairie in the midst of a fine agricultural country.

Quincy, in the western portion of the county, has two dry good stores, one drug store, a carding mill, several blacksmith shops, one school, one public hall, one Masonic hall, one Good Templars lodge, and is surrounded by a good agricultural country. Population about 200.

Cross Timbers, in the northeast part of the county, on North Prairie, has two dry good stores, one drug store, one school, one church building, one Good Templars lodge, blacksmith shops, and is surrounded by good agricultural lands.

Black Oak Point, seven miles east of Hermitage, has two dry good stores, one church, one school, one Masonic hall, one good Templars lodge, blacksmith shops, and is situated on Fifteen Mile Prairie, in the midst of a good farming country.

Pittsburg, a post-office seven miles south of Hermitage, has one store.

Elkton, a post-office eleven miles southwest of Hermitage on Twenty-Five Mile Prairie has two stores.

Weaubleau City, fifteen miles southwest of Hermitage, is the seat of the Weaubleau Christian Institute, has one store and is situated on Weaubleau Prairie, a fine agricultural and grazing country.

Cornersville Post-office, three miles northeast of Weaubleau City, has one store. Roney Post-office, four and a half miles northeast of Cross Timbers. Goose Neck Post-office, seven miles east of Black Oak Point. Lone Spring Post-office, five miles south-east of Black Oak Point.

#### LAND AND PRICES.

The lands in this county now belonging to the Government are not generally considered valuable.

Unimproved arable land can be purchased at from two to five dollars per acre, according to location and quality; improved farms at from five to ten dollars per acre; and a few choice small farms, well improved, at prices something higher.



## HOLT COUNTY.

Holt County is situated in the northwestern portion of the State, and forms a part of that fertile tract of land known as the Platte Purchase. With Atchison County on the north, and Nodaway and Andrew Counties on the east, Holt has its entire western and southern borders on the Missouri River. Its area is 434 square miles, or 277,760 acres, including unsurveyed lakes and navigable rivers. Its population is 20,000. The early settlers came from Virginia, Kentucky, Ohio and Indiana; immigration during late years has been chiefly from Indiana, Ohio and Illinois.

### SOIL.

There are few distinct classes of soil in this county. About one-fifth of the county is bottom lands, which consists of alluvial deposits made by former overflows of the Missouri River. Of this soil there are two varieties: First. A silicious alluvial, intermixed with clay and humus, a vegetable mould. This is exceedingly fertile and produces immense crops of various cereals. It is light, friable and easily worked, and withstands drouth. Second. A variety known as gumbo; a tenacious vegetable mould, that after being thoroughly soaked with water cracks in drying, leaving the land lumpy and difficult to cultivate. However, this gumbo is very fertile, and since it is underlaid by a strata of sand at a depth of twelve to fifteen inches, it is capable of being subsoiled, and hence rendered very valuable land.

The bluff formation constitutes the third class of soil, and comprises about 80,000 acres, most of which is peculiarly adapted to fruit culture. It is here that the largest and most profitable vineyards and orchards are planted. The soil of this formation is porous and in many places exceedingly deep.

The fourth class embraces the upland prairies, which consist of a dark loam, intermixed with sufficient sand to make it porous. "Hard-pan" land, therefore, is unknown in Holt County, since intermixture of sand extends down to the rock strata, thus affording adequate drainage for excessive rains, while the soil retains sufficient moisture to withstand drouth. One-half of the bottoms and two-thirds of the uplands of the county are prairies, the uncultivated portions of which have heretofore furnished excellent pasture for large numbers of horses, sheep and cattle, and in addition thereto yielded from one to three tons per acre of good hay. Where this land has been pastured closely the sod can be turned by a single pair of good horses or mules, and where the grass is heavy the sod can be turned readily with three horses.

### PRODUCTIVENESS.

The soils of Holt County are peculiarly adapted to tame grasses. Blue grass grows readily, and will supplant the prairie grass where the latter is eaten down by stock. Timothy and clover are easily

started and thrive well, producing from two to four tons of hay per acre. The average production of grain per acre is as follows: Corn, fifty bushels; wheat, eighteen; oats, thirty; barley, twenty-five, and rye, twenty. The price realized by farmers for these products varies according as the season is propitious or unfavorable. Corn, for example, sold for twelve to twenty cents in 1872, while in 1874 it brought seventy-five cents to one dollar per bushel. Wheat sells at from seventy-five cents to one dollar and twenty-five cents per bushel; oats at twenty to forty cents; barley, forty to sixty cents, and rye at fifty to seventy-five cents; though at times the various products may exceed these figures.

Corn, the main product of the county, is usually planted from April 15 to May 15, though in exceptionally early springs it can be planted in March, and has been known during one year to yield a fair crop when planted as late as the first of July.

### PRICE OF LAND AND COST OF FENCING.

Unimproved land sells from six to twelve dollars per acre, according to locality, while improved farms can be bought for eighteen to thirty-five dollars per acre.

The cost of fencing depends on the kind of material used. First-class oak posts can be bought at seven cents each in the timber. Native lumber costs from ten to twelve dollars per 1,000 feet. Pine fencing costs eighteen to twenty dollars per 1,000 feet. By using barbed wire for the top and plank for the bottom the cost of fencing can be somewhat reduced. Middle posts can be shorter and hence cheaper than those to which the wires are attached, and yet make a strong and lasting fence. The Osage Orange is used extensively, and when once well set makes a permanent fence against all stock. These hedge plants cost from one dollar and fifty to two dollars and fifty cents per 1,000, and at four to six years old make an excellent fence. From these estimates of fencing the cost of building can be approximated. Rock and sand suitable for building exist in exhaustless quantities in many portions of the county.

### CLIMATE.

With an altitude of 800 to 1,200 feet above the level of the sea, and a dry, bracing air, the climate of Holt County is unusually healthful. The air is remarkably free from humidity, and even during protracted rains rarely becomes completely saturated, the hygrometer invariably indicating slight evaporation. Though occasionally severe the winters are generally mild and sometimes delightful. The spring and autumn months are mild and pleasant. The average annual temperature of Oregon, the county seat, as ascertained by observations from 1855 to 1875 is 52°. The average rainfall is from thirty to forty inches.

## STREAMS AND TIMBER.

The county is abundantly supplied with springs and small streams, which afford ample water for stock. The few farms that are destitute of running water can be easily supplied, as the nature of the soil renders well-digging expeditious and cheap work. Excellent water can be found on the uplands from twenty to fifty feet. The Nodaway River, Big and Little Tarkio Rivers, with numerous creeks, furnish water-power for milling. The first districts embrace about one-third of the county, and barring the north central and northeastern portions are well distributed. They are composed of numerous varieties of trees—the various kinds of oaks, hickory, ash, soft and hard maple, hackberry, mulberry, elm, cottonwood, etc. The Missouri bottom furnishes large quantities of building and fencing material.

## TRANSPORTATION.

The railroad facilities of the county are good, but will soon be greatly improved. The Kansas City, St. Joseph & Council Bluffs Railroad passes through from southeast to northwest, having 37.7 miles of road in the county, the assessed valuation of which is over \$460,000. This road furnishes an outlet for grain and stock to both Chicago and St. Louis. There are also two new roads being built, one from Bigelow, on the Kansas City, St. Joseph & Council Bluffs Railroad, to Burlington Junction, on the St. Louis & Omaha Road, and another, the Corning & Clarinda, from Corning, in the northwest part of the county, to Clarinda, Iowa.

## INDUSTRIES.

Farming and stock-raising are the chief occupations. Hogs and cattle have undergone vast improvement during the last decade, and some attention has been given to sheep and horses.

As the wild lands are being enclosed and cultivated, pastures of tame grasses are being prepared by stock breeders. The Berkshire and Poland-China hogs are preferred by most farmers, and the Short-horns are the favorite cattle, though the Herefords have their advocates. The latter breed have not yet been introduced, though several fine herds of Short-horns are owned in the county. Short-horn bulls sell for \$75 to \$250, and cows and heifers from \$100 to \$300. Exceptionally good animals sometimes exceed these figures.

Good common cattle are always in demand, and sell at figures profitable to the breeder.

C calves sell at from.....	\$ 8 to \$15
Yearlings " " .....	12 to 20
Two-year-old steers.....	20 to 35
Three-year-old steers.....	25 to 40

There are 6,500 horses, 1,500 mules, 18 jacks and jennets, 5,500 sheep, 18,000 cattle, and 55,000 hogs in the county.

## FRUIT CULTURE.

Next in importance is fruit culture. Both soil and climate are particularly adapted to nearly all varieties of fruit, and with rare exceptions the yield is large. Apples, peaches, plums, pears, cherries, grapes, strawberries, raspberries, etc., are raised extensively and yield handsome profits to the

grower. St. Joseph, Omaha and Lincoln are good markets for all small fruits. Captain Wm. Kuncher, a correspondent of the Smithsonian Institute, makes the following statement relative to fruit culture in this county. "I have observed during a residence of nineteen years, that the peach crop for example has never been injured by the frosts of spring, although frosts sometimes occur after they are in full bloom; and on one occasion, that in the spring of 1871, the mercury fell to 26½° on the 11th of April, after the apple, peach, pear, plum and cherry blossoms were out in full; but no such injury followed as would have been the case in a more humid climate. Winter apples sold that year for fifty to seventy-five cents per bushel. The spring winds no doubt account for the aridity of the climate." Mr. N. F. Murray, the most extensive fruit-grower in the county, makes this statement: "I affirm that when we take into consideration cheapness of good fruit-growing land, the certainty of abundant crops, the abundance of soft timber for fruit crates, the facilities for shipping, the high price of fruit and the durability of trees, that Holt County will, for profit to the fruit-grower, equal if not excel the far-famed fruit-growing regions of Delaware, New Jersey, Michigan and Southern Illinois. In the last seven years we have had five abundant crops, one half crop and one failure. Two acres of four-year-old peach trees yielded a net profit of four hundred dollars. Forty acres of six-year-old trees produced a crop in 1874 which sold for seven thousand dollars."

## MANUFACTURING.

The manufacturing interests are conducted by competent workmen. They consist of seven wagon and buggy shops, one stove factory, one rope factory, one cement factory, one for washing machines and one tannery. A superior quality of cement is made from rock found near the county seat, and though the work has been undertaken but recently, it is destined to become a lucrative business.

## EDUCATIONAL ADVANTAGES.

The public school system of the county is thoroughly organized, and is in a creditable condition. There are seventy-three common schools and five organized under an act of the Legislature for cities, towns and villages. Each district is supplied with a commodious, well arranged school house, and the aggregate value of these buildings will reach \$100,000, and the county seat has a school building which cost \$23,000. The whole number of children of school age is 5,421, of whom 100 are colored. The permanent school fund is more than \$70,000, the annual interest of which gives very material aid to the public schools. The town of Oregon has a Normal School, supported by private enterprise, which does good work in training teachers for the public schools, and which is well patronized by students from adjoining counties and States. Public sentiment demands higher education. The people recognize the necessity of teachers being educated beyond the subjects contained in the daily routine of recitation. Hence most of the teachers make thorough preparation before beginning their work. Teachers' institutes are held regularly, and ideas exchanged, and benefit bestowed and received.

## CHURCHES.

The various religious denominations are well represented among the people,—comfortable churches are of easy access in almost every neighborhood. There are thirty-six ministers and thirty churches, the aggregate value of which is \$53,200. The number of church members is 3,522. The churches represented are the following: Christian, Presbyterian, Methodist Episcopal North, Methodist Episcopal South, German Methodist Episcopal, Baptists, Regular Baptists, Catholic, Evangelical Association, Evangelical Christian, St. John, Cumberland Pres-

byterian, Union Evangelical Reform, Latter-Day Saints, Dunkards, United Brethren, Colored Baptists.\*

## FINANCIAL CONDITION.

No bonds or indebtedness. Holt County is entirely free from bonded or other indebtedness, hence the rate of taxation is low, being only what is required to meet the ordinary expenses of county and State government. The county, therefore, is free from expensive litigation. This fact ought to be a strong inducement to immigrants.

## HOWARD COUNTY.

Howard takes rank among the first settled counties of the State, having once been the home of the celebrated Daniel Boone, Colonel Cooper, and other pioneer settlers of the great Mississippi Valley. It is centrally located, and is bounded on the north by Chariton and Randolph Counties, upon the east and northeast by Boone, upon the west and south by the Missouri River, which separates it from Saline and Cooper. It contains over 285,000 acres of land, five-sixths of which are under fence and a large proportion of it in a high state of cultivation, containing many magnificent country residences and baronial estates.

## ITS PEOPLE.

Howard has a population of about 20,000, a majority of whom are natives of the county. They are generally a sober, intelligent, industrious, law-abiding and prosperous people. The county contains at this time about 700 inhabitants of foreign birth, who are in the full enjoyment of all the rights of citizenship, and are quiet and enterprising, and most every one of them making money, and therefore contented. Some have amassed handsome fortunes. Their every legal right is respected as much so as were they "to the manor born." The negro laborer is fast disappearing, and can scarcely be considered an element in opposition to a good class of industrious white labor.

## AGRICULTURAL RESOURCES.

The lands of Howard County are divided into bottom lands and uplands. The bottomlands, which are comprised of those parts of the county which lie contiguous to the Missouri River, the Moniteau, and other streams, are generally level and exceedingly fertile, producing immense crops of wheat, corn and hemp when sown. The soil is simply inexhaustible, and is susceptible of being cultivated for a lifetime without perceptible diminution of its fertility. The soil of these lands is a deep sandy loam, absorbing moisture and giving it out like a sponge, so that they are not materially affected by drouth. The uplands are high and beautifully

undulating, with splendid natural drainage. The soil is warm, quick, and susceptible of the highest culture, producing large yields of all the cereals, fruits and vegetables known to this latitude. Tobacco is one of the staples of the county, much of these lands producing a very fine article when skillfully handled, and in some instances yielding 2,000 pounds per acre. This county, being in proximity to a large belt of now wheat-producing country, offers to the wheat-grower an inducement rarely met elsewhere.

## COMMERCE AND TRANSPORTATION.

The commercial advantages of Howard County should challenge the consideration of every one desiring an advantageous location. The Missouri, Kansas & Texas Railway crosses the entire county from north to south, passing Fayette, the county seat, and thence on to Boonville, where it crosses the Missouri River on a magnificent bridge. This line is doing a lucrative business. The Chicago & Alton passes through the county east to west, crossing the Missouri River at Glasgow, in this county, on the great steel bridge—the structure of the age. There is also a branch line extending from the city of Glasgow, and intercepting the Wabash, St. Louis & Pacific at Salisbury. There are not only two magnificently equipped trans-continental lines of railroad running transversely across this county, but her western and southern borders are washed by fifty miles of the great Missouri River, capable of affording cheap and easy transportation for the products of an empire. Thus it may be seen that this county possesses facilities for transportation east and west, north and south, embracing a system beyond the power or control of corporation or monopoly.

## EDUCATIONAL ADVANTAGES.

The entire county is divided into school districts, each of which, with but few exceptions, has a good comfortable school house, where schools are generally sustained from four to ten months in a year, at a mere nominal cost to the patrons, the expenses

being defrayed by the distribution of the liberal public fund with which the county is supplied. There are also numerous private and select schools conducted by competent and accomplished teachers. The county also has four colleges and seminaries. Howard College is a seminary of the highest order, where young ladies from this and other States receive instruction from teachers of eminent ability and large experience. This school occupies a fine building, beautifully located in the delightful little city of Fayette. Near by it, situated upon a lovely plateau, and commanding a view of the city and country for miles around, stands Central College. This school has a wide and justly won reputation. It has a full collegiate faculty. This college is liberally endowed, and a classical education of the most advanced type may be obtained here by young men at a trifling cost. Lewis College and Pritchett Institute are both admirably located in the healthy and picturesque city of Glasgow, among a people proverbial for sobriety, intelligence and liberality. In connection with the Pritchett Institute is the Morrison Observatory, which is provided with all the modern appliances of science, containing the second largest astronomical telescope in the United States. Both of these schools are amply endowed, and are taking rank among the first institutions of the day.

Churches of nearly all orthodox denominations are to be found in nearly all parts of the county; they are liberally supported, they have generally fine buildings and are led by shepherds careful of their flocks.

#### STOCK-RAISING AND GRAZING FACILITIES.

There is no branch of farming in this county that pays larger or surer returns than stock-raising and grazing. The lands in all parts of the county seem peculiarly well adapted to the growth of all the favorite and most profitable grasses. Timothy grows finely, produces heavy crops of seed and hay, and furnishes splendid pasture. Clover grows to perfection, and is not spewed out or winter-killed as in hard-pan countries, but will live and do well upon the same land for years. There is no part of the county upon which clover will not catch and do well without the use of fertilizers. Blue grass, however, may be regarded as the stand-by. It is indigenous and nearly all the timbered land and woods in the county is well set in blue grass. When properly cared for it furnishes rich food for stock the entire winter; indeed, much of this county is not surpassed by the far famed blue grass regions of Kentucky, and these lands can be purchased at a fifth of what such lands are commanding in the States lying farther east. For all the necessary requisites for making a first-class dairy country Howard County is not surpassed west of the Alleghany Mountains, and no man would be more warmly received in our midst than the practical dairyman.

Sheep husbandry is fast gaining favor with the citizens and is paying handsome profits. To the flock-master Howard County offers superior inducements. The naturally high and rolling country covered with sweet, rich grass, the dry, fine winters invite the bleating flocks, and ere long many a bell that tinkles upon the barren mountain sides of Tennessee, Virginia and Pennsylvania will make music to the gambols of the rejuvenated flocks upon the green hill-tops of Howard County. Foot-rot and other

diseases superinduced by low and poorly drained lands, are here unknown. Scab, and such cutaneous diseases as decimate and destroy the flocks are not to be feared.

#### WATER SUPPLY.

This county is comparatively well watered, there being but few farms in the county that are not supplied with clear, pure, living water. Several streams run through the county affording quantities of stock water and many well sites. There are also a number of mineral springs in the county possessing medical properties of superior qualities. Also Salt Spring, from which a fine article of table salt and other salt can be made.

#### TIMBER AND COAL.

Howard County was formerly covered with a heavy growth of fine timber. Much of this, however, has been cleared away to make room for the plow, but large quantities still remain not only a sufficiency for all farm purposes but a large surplus that may be used in manufacturing. Among the most useful and popular varieties may be mentioned sugar tree, white oak, burr oak, hickory, black ash, and black walnut. Of this last variety Howard, perhaps, contains more than any county in Missouri. Together considered, this county contains timber sufficient to supply many manufactories of both useful and ornamental articles for years to come. Coal crops out in most every locality in the county, and can almost be had for the digging. The quality is good and indicates coal oil.

#### VINE CULTURE.

Attention is invited to the admirable adaptation of much of the county to the growing of this profitable branch of industry. Grapes of the rarest species and of the most profitable and prolific kinds flourish here and attain to highest perfections. Owing to the peculiarity of the face and formation of this county, the blight and other banes of the vineyard are practically unknown. There are at present thousands of acres of land in this county especially well adapted to the vineyard that can be bought for three dollars or less per acre. These lands are not on the wild frontier outside of civilization, but here within hearing of the whistle of the steamboat and locomotive and almost under the shadow of the spires and cupolas of thrifty villages and towns, and though the people are generally abstemious, yet they sometimes take a little wine for their stomach's sake and their few infirmities.

#### MANUFACTORIES.

Howard County has 285,000 acres of fruitful soil, with more than \$10,000,000 of real solid wealth; with 20,000 honest industrious people; with facilities for commerce and transportation that challenge comparison with the best; with water-power and fuel sufficient to run a thousand factories; with every needed raw material in unmeasured abundance, still it is without a single factory, and to this great field of enterprise all are invited cordially and kindly to come. To the capitalist seeking a safe investment for his money; to the skilled mechanic seeking a just recompense for his labor, are sent this kindly greeting and all will be welcomed with kindness and generosity.

## HOWELL COUNTY.

Howell County is situated adjoining the State of Arkansas, and nearly in the center of the State of Missouri from east to west. It was organized in 1857 from parts of Oregon and Ozark. It is forty miles north and south by about twenty-eight east and west.

### SURFACE.

The surface of the county has a general southern slope, rolling, with table lands and oak openings. Along the streams, the surface is broken, and in the southern part there are small prairies. The hills are irregular in their direction and cannot be said to lie in ranges; their elevation is gradual from the valleys at the base to their summits. Irregular valleys lie nestled among the hills, varying in size, of which Howells, Hutton, South Fork and Spring Creek are the principal. Some of these have streams of living water, others are dry, except springs whose waters run a few rods and disappear in the subterranean passages to meet the light again at the head of Spring River in Arkansas.

### THE SOIL AND ITS PRODUCING QUALITIES.

The soil of the county is varied, and might properly be classified as follows:

1. Pine lands with a sandy loam, which occupy the most broken part of the county, underlaid by the sandstone of the magnesian limestone series. These lands produce well in wheat, corn and rye, with tame grasses. The timber is pine, post, white and red oak, black hickory, sassafras and summer grapes, and in many of the valleys other trees and vines, where lucious black and raspberries abound. This covers large areas in the north and northwestern part of the county.

2. White and post oak soil covers a large territory and appears to be a mixture of the hickory with the magnesian limestone. The character of this is dark, warm and light, and in the valleys it is very productive; on the slopes lighter in quality and not so productive for the heavier crops; yet all yield with proper culture good crops of cotton, wheat, rye, tobacco and hay. The slopes cannot be excelled for fruit culture, and the finest of fruit both in quality and size is here grown. Particularly is this so with regard to the peach and apple, and we can safely challenge any of the fruit-growing States to produce superior. The subsoil of these lands is often richer than the surface and consists of dark-red oily clay impregnated with iron, and deep plowing makes a vast difference in their productive powers. Some of these lands are covered with flint and conglomerated rock, and in many places where these are the soil is the most productive.

3. The black-jack soil. This is generally the poorest of all, and cover the narrow and rocky ridges, and has a stunted growth of black-jack and post oak. This soil is dark in color, thin and cold, and is underlaid with pale yellow or slate-colored

clay. These lands can be made valuable for small grain and fruit culture, and all furnish excellent pasture of wild grass.

In the southern part of the county there are tracts of land that have yet a different soil peculiarly their own. This covers small prairies and some of the low lands adjacent to the streams. It is black, adhesive and rich, yet it is considered too wet, without draining, to produce first-class crops when the seasons are favorable for other lands. The low lands are gradually closing in with a thrifty growth of black elm, black hickory, ash, water oak, walnut, sycamore and hazel, on the small prairies, and within a few years they will be covered in woodlands. These lands afford the best pasturage in the county, and with proper drainage and cultivation are very productive.

The soil in the valleys is a compound of the rolling lands adjacent with decomposed vegetable matter, and each season adds new deposits. These are the most productive of any for corn, cotton and wheat, but for fruit are inferior even to the black-jack lands.

### THE CLIMATE.

The winters are short, generally commencing about the 20th of December and remaining mild winter weather throughout the remainder of that month, January, February and March, are varied with an occasional northwester lasting a few days at a time. In the average winter there are very few days that persons cannot work upon their farms with little inconvenience from the cold. In the valleys, particularly in the southern part of the county, the short, wild grass remains green all winter. The air is dry and contains no malarial swamp poisons to breed disease. Pulmonary disease, unless hereditary is unknown.

### WATER.

In parts of the county living water is rather scarce. There are, however, many springs that issue from the base of hills that afford the finest of water. The water of these springs, after running a short distance, sink and leave the valleys destitute of running streams. Yet there are many ponds, (almost every section of land contains one or more,) that furnish abundance of stock water. Good water can be found by digging from fifteen to forty feet. The principal streams in the county are Eleven Points, with some small tributaries, in the northern portion of the county, Spring Creek in the western, South Fork and Myatte in the southern part of the county.

Twelve miles west of West Plains and sixteen miles northwest of the same place are located the Dixon and Siloam Medicinal Springs. Permanent bath houses and other accommodations have been erected at both places, and the waters are accredited with great healing virtues.

### TIMBER.

Perhaps no county in the State can boast of more extensive and excellent pine forests than Howell.

In fact, in the size and quality of the timber it will compare favorably with any in the United States. The largest forests are situated in the northwestern portion of the county, also in the central part of the northern half of the county there is fine pine. There are many mills in the county, and lumber for building purpose and fencing is now offered at one dollar and fifteen cents per hundred, delivered. White, red and post oak with black-jack and hickory are found in abundance for fencing and fuel, except in some localities where the annual fires have stunted the growth. Water oak, black walnut, cypress, red cedar, common elder, red elm, dogwood, hazel and burning bush are found in different localities.

#### PRODUCTIONS.

The chief productions of the county are wheat, corn, cotton, tobacco and oats. Large numbers of cattle and hogs are raised annually for market, and are disposed of at remunerative prices to dealers at home.

#### MARKET FACILITIES.

Although the county is distant from railroads, yet there is at the doors of the farmers a market that will average with any in the State. The cotton country south of us in Arkansas where the industry of the country is employed in raising that staple, creates a demand for all the surplus corn, wheat and bacon at prices often in excess of St. Louis, without any trouble to market other than to deliver at home.

#### BUILDING MATERIAL.

The county furnishes the best of pine at very low prices with cotton-rock similar to that of which the capitol of the State is built. Brick can be bought at about seven dollars per thousand. Nails, sash, glass and shingles can be procured at reasonable prices.

#### SCHOOLS.

The public schools of the county at the last report (1879) of the Commissioner, numbered forty-nine organized, in which schools were taught during that year. Number of white children in the county between six and twenty years of age, 2,257; colored, fourteen. Amount of funds received by county from the State for the payment of teachers, \$2,100; added to this the average rate per cent. levied for school purposes was fifty cents on the hundred dollars' worth; to this also, must be added the amount of fines and the interest on the money accrued from the sale of land in each township. The sum total makes in the aggregate a respectable fund sacred to public schools. There are several private schools in the county well attended. The West Plains Academy and Normal School building, erected within the last year by private enterprise, is now in successful operation, with an efficient corps of teachers.

#### CHURCHES.

The following denominations have organized within the county: Methodist, Episcopal, Presbyterian, Methodist South, Christian and Baptist. There are, in all, about forty organized church societies, evenly

distributed as to locality. Many of these have comfortable houses of worship, and in some neighborhoods three or four denominations use the same house, "dwelling together in brotherly unity."

#### WAGES.

Farm hands receive from \$10 to \$15 per month with board. Carpenters from \$1.50 to \$2.00 per day. Blacksmiths \$1.50 to \$2.00 per day. Day farm-laborers receive seventy-five cents per day. There is always plenty of work, and there is no excuse for idleness.

#### SOCIETY.

The people are moral and industrious, and there are no classes in society. If honest and industrious a person is received by all as an equal. Perfect freedom in religious and political opinions is allowed. The blue and the gray in perfect harmony stand side by side in the same church and in the same political party..

#### CHEAP LANDS.

This county being remote from the railroads the lands have not been sought after. Patented lands can now be purchased for from fifty cents to one dollar and fifty cents an acre. Government lands can be secured under the Homestead Laws, and there are still 100,000 acres of such lands in the county. The lands belonging to the Agricultural College (70,000 acres), by act of the Legislature, are held at one dollar and twenty-five cents and two dollars per acre. Thousands of acres of these lands are of the finest quality for farming purposes. Improved farms can be bought at from three to twenty-five dollars per acre.

#### TOWNS.

West Plains contains about 400 inhabitants, three general and two drug stores, one steam flouring mill, two wagon factories, one cabinet shop, one tin and hardware store, one silversmith, two hotels, four blacksmith shops, three carpenter and joiner shops, one saddlery, two school buildings, one newspaper, two churches, one Masonic hall, one Odd Fellows' and one Good Templars' halls. The business men are energetic and wide awake. The sale of merchandise during the year amounts to several hundred thousand dollars, and the lively competition of the merchants often bring goods down below the regular St. Louis retail market prices.

Martinsville, sixteen miles northwest of West Plains, at Siloam Springs, is a village of some 300 inhabitants; has two stores, one drug store, two hotels with a steam bathing establishment, and is visited by many invalids seeking health in the waters of the springs.

Hutton Valley City, located eighteen miles north, contains about 200 inhabitants, is a neat little village situated in the famous valley from which it takes its name, has two dry goods and one drug store, one hotel, one wagon factory, one church and one school house. The adjacent county is rich and prosperous. There are country stores at the following post-offices: South Fork, Peace Valley and Pottersville.

#### STOCK-RAISING.

For stock-raising no place in the United States can excel this county, the rolling high lands with

the rich adjacent valleys furnish the best of wild grass for pasturage nine months in the year. The cattle, sheep and hogs have freedom to roam and luxuriate without bounds, and in many of the valleys grass remaining green and nutritive during the entire winter. No disease has ever yet afflicted the cattle or sheep. Taking the climate, wild grass and the high, rolling character of the county, with the low price of land and short winters, I know of no country that can excel Howell County for profitable stock-raising. The hogs (of which thousands are annually raised) multiply and fatten with little care. Many seasons they are killed "off the mast," and make the sweetest of bacon.

#### GAME.

Deer, wild turkey and quail are found at all seasons, and at times are very plentiful, and persons

who are fond of the gun can find enough of each generally on their own premises to kill, without violating the game laws. Fish of the finest flavor can be found in the North Fork (adjacent county), South Fork and Eleven Points of Howell County.

#### FINANCES.

The indebtedness of the county has been reduced within the last five years from \$23,000 to about \$12,000, and each year the rate of taxation becomes lower from this cause and from the increase of taxable property, both real and personal. Many homesteads are being "proved up," and cash entries made annually.

Rate of taxes, 1880, State and county, one dollar and twenty-five cents. The rate for public schools is left to a vote of each district at the annual meeting in April.

## IRON COUNTY.

Iron County is situated about seventy-five miles directly south of St. Louis, and about fifty miles west of the Mississippi River. It occupies the summit of the Ozark Plateau—the waters from the surface flowing north, east and south. No part of the globe is blessed with a greater abundance of pure water. Sparkling and crystal springs and streams flow over the land to fertilize it and gladden every creature.

Big River, Black River and St. Francois River have their principal sources within this territory. These streams are rapid and afford abundant water-power, very little of which is yet utilized.

#### HEALTHFULNESS.

The great elevation of this region, the entire absence of stagnant water, and the distance from any low or overflowed lands, make it beyond any doubt one of the most healthy sections in the Mississippi Valley.

#### THE SURFACE.

The general features of the country are decidedly undulating—in some places the hills rising to the dignity of considerable mountains, interspersed with fertile valleys and good upland, which yield excellent returns to the industrious tillers of the soil, in corn, wheat, oats, rye, barley, potatoes, tobacco, sorghum, and every variety of vegetable and fruit suited to the climate.

The country is covered with a forest of valuable timber of almost every kind and variety, and amongst this is a luxuriant growth of grass, which makes our region also rank high for grazing and stock-raising purposes.

#### STOCK-RAISING.

No portion of the United States offers better inducements to stock-raisers than Iron County. The forest and grass-covered hills embrace fully one-half of the county, which for many years may not be fenced and cultivated, thus affording the very best pasturage free to all. Why need any person go to the prairies of the Far West to engage in cattle and sheep raising, where the wild grasses are no better and their stock exposed, with little water, to the scorching sun in summer, and the cold, bleak winds in winter; while here they are protected from both, with equally as good free range of wild grass, in the midst of springs of pure, cold water, and so much nearer the markets, with the St. Louis, Iron Mountain & Southern Railway extending through the county for thirty miles, giving direct communication with St. Louis and the East, the Mississippi at Belmont, and the South with Little Rock and Galveston?

The winters are open and mild. Sheep often live upon the range during the whole winter, and seldom require feeding more than four to six weeks during the entire year.

In addition to other crops, blue grass, timothy, red-top, clover and other grasses are natural products of the soil and yield largely.

#### CHEAPNESS OF LAND.

Lands, both wild and improved, are cheaper in this region than in any other portion of the Union—quality and advantages considered.

Improved farms can be purchased to-day in Southeast Missouri, within 150 miles of St. Louis, at less cost than the wild, open prairie railroad lands, 500

miles distant out in Kansas and Nebraska. Large tracts suitable for grazing purposes can be purchased at but a trifle above Government price.

#### FINANCIAL.

Iron County does not owe a dollar of debt. Has money in the treasury. Has splendid brick public buildings. Taxation for State and county purposes is considerably less than one per cent. The public schools and society are second to no county west of the Atlantic seaboard.

#### MINERAL RESOURCES.

This county is the center of the great iron deposits of the State, as well as the Missouri Granite Works, and in this way a home market is produced for all farm productions, often superior to the city of St. Louis.

#### A PLEASURE RESORT

Pleasure and health seekers can find no more lovely place west of the Alleghany Mountains than the Valley of Arcadia. The valley is very beautiful and the hills or mountains surrounding it—clothed sometimes in a mantle of emerald; sometimes in a sheen of autumn glory—are picturesque and inexpressibly grand.

#### TOWNS.

Within this valley of a few thousand acres are the three busy towns of Ironton, Arcadia and Pilot Knob, with three railway depots and telegraph offices; and this, too, within three hours' ride of the great city of St. Louis.

## JACKSON COUNTY.

Jackson County is situated on the south side of the Missouri River and adjoining the State of Kansas. It is bounded on the north by Clay and Ray Counties, on the east by Lafayette and Johnson Counties and on the south by Cass County. It is twenty-seven miles from east to west and twenty-two miles from north to south, and comprises 387,450 acres.

#### TOPOGRAPHY.

The surface of the county is gently undulating, except along the streams, and is about equally divided between timber and prairie lands. It is unsurpassed in fertility of deep, rich and loamy soil, with abundant streams and never failing springs. The Missouri River washes the entire northern boundary for a distance of forty miles.

#### MINERALS.

From twenty to thirty inches of bituminous coal is found in the eastern part of the county. Building stone in great abundance is found in all parts of the county.

#### CULTIVATED LANDS AND PRICE OF LANDS.

About two-thirds of the area of Jackson County is in a high state of cultivation. Lands are worth from five to fifty dollars per acre according to quality, improvement and location, and almost any one can get land in quantity to suit their means.

#### PRODUCTS.

The principal products are corn, wheat, oats, rye, clover, timothy, blue grass, potatoes, cabbage and tobacco, cattle, horses, mules, sheep and hogs, and all fruit and vegetables common to the latitude.

#### PRODUCTS PER ACRE.

Corn.....	30 to 60 bushels per acre
Wheat.....	15 to 40 " "
Oats.....	30 to 50 " "
Rye.....	20 to 30 " "
Clover.....	1½ to 2½ tons "
Timothy.....	1½ to 2½ " "
Potatoes.....	150 to 300 bushels "

#### FINE STOCK AND HERDS.

The stock of Jackson County is of a high grade. By the use of thoroughbred animals the grade has been vastly improved within the last few years.

Within this county are fourteen herds of pure bred short-horn cattle, numerous fine bred horses and jacks, and several large herds of pure bred Merinos, Cotswold and Southdown sheep.

#### EDUCATIONAL AND RELIGIOUS INTERESTS.

There is in Jackson County at present one hundred and seven school districts, organized and in full operation, besides those organized under the general law relating to cities and towns, in which are included those of Kansas City, Independence, Westport, and Lee's Summit. The system of public schools is maintained in three ways. First, by State aid; second, by county aid; and third, by taxation. Under the constitution of the State of Missouri one-fourth of all the State revenue is set apart yearly for distribution among all the schools; also the interest on all funds are set apart to the counties, in the way of fines, swamp land, etc., which go to swell the public school fund. There is now in Jackson County about twenty-three thousand children of school age.



Almost all denominations of Christian people are represented in the county, and the numerous churches seen in all parts of the county attest that there is a large population of church-going people.

#### SOCIETY.

The society of Jackson County will compare favorably with any county in the United States. Here one may find humanity in all grades, from the highest to lowest, and a person has only to seek his level, and he will be sure to find it. Peace and good order abound, and nowhere is the criminal law more justly or promptly enforced.

#### TAXATION.

The rate of taxation ranges from \$1.00 to \$1.65 on the \$100 valuation, according to the levies made by each school district for the support of its schools.

#### RAILROADS.

Jackson County has superb railroad facilities, having two roads that run through the county the entire distance from east to west and one from the northwest to southeast, besides ten others coming into Kansas City from all directions, thus furnishing a ready and quick market for everything a man can raise from a pound of wheat straw to a car-load of cattle.

#### WAGES.

Bricklayers, \$2.50 to \$3.00 per day. Carpenters, \$2.00 to \$3.00 per day. Common laborers, \$1.50 per day. Teamsters, \$3.00 per day. Farm hands, \$15.00 to \$25.00 per month, including board. Servant girls, \$1.50 to \$4.00 per week, with board. Plenty of work can be obtained by parties desiring to work.

#### MARKETS.

Kansas City, the metropolis of this county, with a present population of over 60,000 inhabitants, and increasing at a wonderful rate, affords a bountiful market for every article the farmer can produce. (See description elsewhere.)

Independence, with a population of 3,000 to 4,000 inhabitants, furnishes a good local market.

The three railroads, the Missouri Pacific, Chicago & Alton, and the Kansas City & Eastern Railway Companies, afford additional advantages for marketing facilities.

Lee's Summit, a thriving town of 1,000 inhabitants, is located on the line of the Missouri Pacific Railway twenty-four miles southeast of Kansas City, and is in the center of a magnificent farming country. It is a good shipping point for cattle, grain, etc.; in fact has not a superior as a shipping point between Kansas City and St. Louis.

## JASPER COUNTY.

Jasper County comprises that part of southwest Missouri bordering on Kansas, cornering with the Indian Territory and the third county north of the Arkansas State line; was organized in the year 1840, has an area of 637½ square miles, and contains 419,319.21 acres of land. Spring River divides the county into two natural divisions: north of the river agriculture and stock-raising predominate; south of the river, mining predominates.

The mines of Jasper County are confined to this southern division, except the coal mines in the northwestern part.

All the northern division, and the larger portion of the southern division, are susceptible of a high state of cultivation. The northern division is mostly prairie; the southern division is largely timbered.

#### TIMBERED LANDS

comprise about one-fourth the area of the county. The varieties comprise all those usually found in this latitude, the principal of which are the different kinds of oak, hickory, walnut, ash, elm, maple, mulberry, cherry, sycamore, birch and red-bud.

The principal nut and wild fruit producing trees are hickory, oak, walnut, pecan, chinquapin, cherry, mulberry, persimmon, pawpaw, plum, haw and hazel. These are dropped every year, and help to furnish the mast which is so abundant.

#### COAL

of good quality is mined in the northwestern and western parts of the county, and is sold and delivered in the cities at from ten to twelve and a half cents per bushel. It is also brought here by railroad a distance of from ten to twenty-five miles, and sold at the same price. Cheap fuel is thus permanently assured, timber being plenty and increasing in abundance towards the south of Jasper County; good solid cord-wood is delivered here at two dollars and fifty cents per cord.

#### STONE AND BUILDING MATERIAL

Limestone is the bed-rock of Jasper County, generally lying deep, but cropping out from some of the ravines and from the sides of some of the bluffs. This limestone makes a good quality of lime. Sandstone, or freestone, quarries are numerous in the northwest corner of the county. Hornstone is found in places in the top soil; is of a very light, porous character, and has many valuable properties. These varieties of stone furnish excellent building material.

#### THE SOILS

of Jasper County comprise bottom, a rich, deep, alluvial soil; second bottom, a rich, deep, alluvial,

bordering on the red or mulatto soil; upland soil, which grades through all shades of black, grey and red. The latter is the celebrated mulatto soil for which Southwest Missouri is particularly noted, and is so highly prized wherever known.

The soils are underlaid with what is known as the river belt, containing the porous hornstone, rich in oxide of iron, oxide of calcium, phosphorus and animal and vegetable deposits, which together act on the soil as perpetual fertilizers. This red sub-soil, brought from a depth of twenty or thirty feet, will sprout vegetation like a hot-bed.

The soils of Jasper County are noted as favorable to the production of every staple grown in the Northern States, as well as some of the leading productions of the Southern States, such as cotton, tobacco, peanuts, barley, hemp, flax, castor beans and field peas.

Good water, clear, pure and healthful, is found everywhere in Jasper County. It is easily obtained by digging at from fifteen to thirty feet.

Excellent springs and streams of clear, pure water are well distributed over the county and make up the water courses which flow from east westerly for some distance nearly parallel with each other until received into the main central artery of the county.

Spring River, a beautiful, clear, rapid stream of spring water, not subject to overflow, and capable of operating mills and factories of the largest machinery.

#### THE CLIMATE

is mild, winters short, autumns long and pleasant, summers long, but not so hot as in the Northern States. The altitude, over 1,100 feet above sea level, gives a bright, clear atmosphere and cool pleasant nights.

The climate and the water are favorable to good health, especially as there are no ponds, sloughs, swamps, nor sluggish streams to produce miasma and malaria, or if those poisons do generate, they are believed to be absorbed by the porous hornstone and chemically resolved or destroyed. Thus, a residence on a rocky knoll is always found to be healthful. A foggy morning is extremely rare.

#### THE PRODUCTIONS

of Jasper County comprise a great variety of articles. The leading staples in the order of their importance are about as follows: Minerals, live stock, corn, winter wheat, oats, hay, beef, pork, fruits, potatoes, wool, vegetables, flax, millet, broom corn, beans, sorghum, rye, barley, tobacco, cotton and peanuts.

Garden productions comprise an unusual variety of vegetables of good qualities, and continue through a long season, often getting two crops from the same ground in one season.

Fruits of all kinds do well, the wood is healthy, makes rapid growth and bears early. Most of the small fruits are indigenous to this latitude, and are very large and excellent. Orchards are numerous, and much attention is given to fruit culture. They ripen in regular gradation, each variety lapping over the preceding one in about the following order: Strawberries and gooseberries, April 20; raspberries and currants, May 15; cherries, May 20; peaches, June 15, continuing until the last of November—

the "Amsden June" originated in Jasper County and has ripened there May 20; apricots and nectarines in June; apples and pears June 10 and 15 and continue until winter.

Winter wheat is an important staple; there were more than half a million bushels raised in Jasper County in the year 1879, and it is estimated that the yield of 1880 will overreach three-fourths of a million. This estimate is based on an average of thirteen bushels per acre. The work of one thrasher one season was 2,162 acres of wheat, that averaged eighteen and one-half bushels per acre. Some fields averaged forty bushels per acre.

Corn is a leading staple; two and one-half million bushels per annum is the average crop of Jasper County. It averages forty bushels per acre.

In a contest for a premium offered for the best five acres of corn in Jasper County, twelve competitors ranged from seventy to one hundred and fifteen bushels per acre, averaging ninety-two and one-half bushels per acre on the whole sixty acres entered for the contest.

#### LIVE STOCK

of all kinds do well in Jasper County. The raising of cattle, hogs, horses and sheep is an important and profitable business, made so by a combination of circumstances rarely met with—plenty of good water, rich and succulent grass that comes early and does not dry up and spoil until very late in the winter, sometimes furnishing sustenance enough to keep stock alive all winter. The feeding season is short, often lasting but two or three months. Abundance of mast for hogs, rolling, grassy knolls for sheep, and a healthy atmosphere for all.

Dairying has proved very successful, and is rapidly increasing in importance. This is closely connected with two cheese factories, which are now in successful operation.

As sheep are easily raised wool is an important and lucrative product.

#### FISH AND GAME

are large and plenty in the clear streams of Jasper County. There are many varieties, the most important of which are bass, catfish, pickerel, perch, redborn and suckers.

Considerable attention has been given to fish culture by the Fish Association of Jasper County, and the streams are becoming well stocked with salmon and trout.

Small game is very abundant, such as the prairie pheasant, quail, squirrels, rabbits, and a numberless variety of birds. The singing birds, such as the mocking bird, red bird, thrush and robin, are very numerous in the forests, and often make night as well as day melodious with their songs.

#### BEE CULTURE

takes high rank in Jasper County, and many persons have given it considerable attention and study with pecuniary profit.

#### MINES AND MINING.

There was some mining done in a rude way before the late war, but it was not until 1872 and 1873 that the great discoveries were made which led to their

present importance. The southern, and especially the southwestern, part of Jasper County contains apparently inexhaustible mines of lead and zinc ore; these mines extend into Newton County, and a few miles over the line into Kansas. This mineral district, with the city of Joplin as its center, is very rich and important, as shown by statistical reports. These reports show that for several years past the State of Missouri has furnished more than one-half of the lead production of the United States, and for the last few years this mineral district has furnished more than one-half of the lead production of the State of Missouri, and three-fourths of all the zinc manufactured in the United States.

This mineral district is heavily timbered. It is well watered by Spring River, which incloses it on the north and west, and tributaries, Center Creek, Turkey Creek, Short Creek, and Shoal Creek, which, running west, course its north, middle and south portions. Of these more important confluent are numerous lesser inlets, and on their inclines and in their valleys, as on Joplin and Lone Elm, are the productive mineral fields.

This district averages nearly 1,000,000 pounds of lead ore per week and 1,250,000 pounds of zinc ore per week.

#### MARKETS AND EXPORTS.

The large mining population of Jasper County must depend upon the farmer and stock-grower for subsistence, thus greatly increasing the home market.

The surplus cattle, wheat, corn, wool, and pork, is mostly sent north and east, and is governed by St. Louis prices. Surplus flour mostly goes west and south, Jasper County brands commanding highest prices. A few car loads per week are sent to Boston and Liverpool.

Large herds of cattle are imported every autumn from the plains of Texas, the Indian Territory, and the canebrakes of Arkansas, to fatten upon the surplus grain of Jasper County during the winter, and shipped north and east in the spring and summer.

Surplus fruits are mostly shipped west and south, except early peaches, which are mostly sent north.

Lead ore is smelted at home and the pig lead shipped north and east.

Zinc ore is shipped in its natural state to the smelting works at the coal fields near Joplin and to St. Louis and Illinois.

The exact average of the shipments of Jasper County products could not be obtained. But it is known that for two or three months two hundred and fifty cars per month of minerals, grain and stock are shipped from Jasper County over one railroad alone.

In October, 1879, there accumulated in Carthage alone 35,000 bushels of wheat, more than the railroad company were then able to furnish cars to ship away, although shipping to their utmost capacity.

#### THE RAILROAD FACILITIES

of Jasper County are as follows: The St. Louis & San Francisco Railway enters the county at the southeast corner, runs fifteen miles northwesterly to Carthage, the county seat, thence westward through the county and through the center of the southern tier of counties of Kansas and will soon be

the grand through trunk line connecting St. Louis with San Francisco. At Oronogo, a mining town, nine miles west of Carthage, this railroad sends a branch a distance of eight miles south to Joplin, passing through Webb City and forming the outlet for the center of the great mineral district of Jasper County. The main line of this railroad crosses the Kansas City, Fort Scott & Gulf Railroad, formerly known as Joy's road, at Columbus, Kansas; also the Missouri, Kansas & Texas Railroad at Oswego, and the Kansas City, Lawrence & Southern at Cherryvale, Kansas, thus bringing Jasper County in connection with St. Louis and Chicago, in two directions.

The Kansas City, Fort Scott & Gulf Railroad have recently extended their former southern terminus at Baxter Springs eastwardly, entering Jasper County at the southwest corner, and making present terminus at Joplin, proposing to continue on their surveyed line northeasterly as far as Carthage.

The Joplin Railroad, now under control of the St. Louis & San Francisco Railway Company, runs from Joplin northerly, at a distance of seven miles, crossing the main line of the latter and continuing on northerly it taps the immense coal fields near the northwestern corner of Jasper County, intersecting the Kansas City, Fort Scott & Gulf Railroad at Girard, Kansas.

#### THE MANUFACTORIES

of Jasper County are constantly increasing, and attracting more attention, and take high rank as an important feature. The numerous smelting furnaces open the way for various kinds of factories, plenty of good water and water-power, cheap and abundant fuel, both wood and coal, for steam-power, and a great variety of materials altogether insure success to the manufacturer. Jasper County has now twenty-five factories of various kinds, besides the smelting furnaces above mentioned, and seventeen flour and saw mills all in successful operation. The majority of them are operated by water-power.

#### POPULATION AND TAX VALUES.

The first settlement within the present limits of Jasper County was made in the year 1833. In the year 1880 the population had reached 6,883, according to the United States census. During the late war, being on the border, the county was almost entirely depopulated, houses and fences burned, orchards ruined, and nothing but chimneys marked where the towns once stood.

Immediately upon the close of the war she began a repopulation which, with her wealth, rapidly increased, as shown by the following tabular statement taken from the Assessor's books:

Years.	Horses.	Mules.	Cattle.	Sheep.	Hogs.	Total Valuat'n.	Population.
1866.	121	31	148	138	478	\$1,256,735	800
1870.	5,708	674	11,708	10,217	14,777	4,177,446	14,963
1880.	9,408	2,360	26,775	13,436	44,402	5,373,875	40,000

The population of 1870 is taken from the United States census; 1866 and 1880 are estimated.

The rate of taxation on each one hundred dollars of assessed valuation is, for all State and county purposes, only ninety cents. The permanent

#### PUBLIC SCHOOL FUND

of Jasper County is \$250,000, the largest of any county in the State. This fund is in charge of the county court and is a principal, which is required to be kept on ten per cent. interest, and the interest used only for paying teachers' salaries.

Jasper County now stands the third in rank in the State school fund apportionment, receiving this year \$8,377.80. All this helps to make the

#### PUBLIC SCHOOLS

of Jasper County a very valuable feature. The County Commissioner of Public Schools furnished the following items:

"Jasper is the only county in the State which employs the whole time of the County School Commissioner. When all the public schools are in session there are 150 teachers employed, fifty of whom are engaged in the graded schools; their average salary is for gentlemen \$45.50, and for ladies \$38.80 per month. The graded schools, and many of the district schools, are kept open nine months during the year. There are 112 school houses in the county which, with other school property, are valued at \$156,000. The number of children in the county of school age is 11,602."

There are a number of private schools in the county.

#### THE COUNTY FINANCES

of Jasper are in excellent condition. She is free from county indebtedness, and has so few outstanding warrants that they are worth ninety-eight cents on the dollar. She is divided into fifteen municipal townships, and on three of these townships there is a small railroad debt. Besides several railroad bridges, Jasper County has five large county bridges that have a span of about one hundred feet each; two of them are iron bridges. There are a number of smaller bridges, and excellent natural roads.

#### THE CHURCHES

of Jasper County, as well as her schools, are the pride of her people. There are over one hundred church organizations in the county, and forty-four church buildings.

#### THE SECRET ORDERS

of Jasper County number at least thirty, the principal of which are as follows: Masonic Lodges, seven; Royal Arch Chapter, two; Commandery Knights Templar, one; Eastern Star, one; Ancient Order of United Workmen, three; Odd Fellows, seven; Encampments, two; Knights of Pythias, two; Good Templars, three, and Murphy Temperance Societies, eleven.

#### IMMIGRATION — NEWSPAPERS.

She also has an immigration society, organized in 1873, incorporated according to the State laws, and has done much effective work in publishing papers, pamphlets, maps, etc., to induce immigration.

There are five daily and six weekly newspapers published in Jasper County. Two of the dailies and two of the weeklies are Republican in politics; two of the dailies and three of the weeklies are Democratic, and one weekly is Greenback and Labor Reform.

#### CITIES AND TOWNS.

Jasper County has two incorporated cities, Carthage and Joplin.

Carthage, the county seat, is in the geographical center of the county, has a population of 6,000, is well built, healthy, beautifully situated on the hills of the south bluff of Spring River, on the St. Louis & San Francisco Railway, has a forest park, shady groves and walks, fine suburban residences, is lighted with gas and is rapidly becoming a manufacturing center.

Her woolen factory consumes 165,000 pounds of wool per annum.

She has also three carriage factories, two furniture factories, a plow factory, a large foundry and machine shop, a soda factory, three flouring mills—one with a capacity of two hundred barrels of flour per day—two breweries, four wagon shops, many other shops, a number of small factories of various kinds, and many business houses of all kinds, three weekly and two daily newspapers, three hotels and ten churches.

The public school building is a fine three-story brick, mansard slate roof, situated in the center of a square block of four acres, well set in shade trees, and located in the center of the city. The building alone cost \$35,000.

The school is graded, takes a systematic course, has a graduating class every year, and is governed by a principal and fourteen assistant teachers.

The number of school children in Carthage is 1,499.

Carthage has ward schools and two private schools.

The Carthage Public Library contains 1,000 volumes and own a commodious building and reading room.

The Pleasant Valley Zinc Mines near Carthage are rapidly gaining notoriety. A zinc smelting furnace and rolling mill is contemplated. These mines have been averaging 100,000 lbs. of zinc ore per month, and as the new crushing mill is now about completed they will double their capacity.

Joplin, "the Wonder of the West," the outgrowth of the rich mines of Jasper County, has suddenly leaped into rank as the fourth city in the State of Missouri, having a population of at least 11,000. The number of school children is 2,800.

Joplin is in the southwestern part of Jasper County, and is the center of the richest lead region in the world. It contains twenty-five Scotch or blasteye furnaces, one flint shire hearth, and four slag eyes for smelting lead ore, with a capacity of 200,000 pounds per day.

The city has three railroads, fine graded and macadamized streets, is lighted with gas, has three commodious school houses, with graded schools, six churches, eight hotels—one a fine brick structure, the best in the southwest; a white lead factory, new process, two foundries and machine shops, a carriage and wagon factory, and a large number of

other factories, shops and business houses of various kinds, and two daily and two weekly newspapers.

Webb City and Centerville, two mining towns grown together, is an outgrowth of more recent mineral discoveries and has a population of about 4,000. It is in the midst of a rich mining district about five miles from Joplin, on the Joplin Branch of the St. Louis & San Francisco Railway.

The zinc mines of Webb City and Centerville are assuming large proportions, and they are operating a large zinc crusher and several small crushers, besides the lead smelting furnaces. It has a good brick school building and a weekly newspaper. Webb City is about three miles from Osvego, a town of 1,200 inhabitants, which, under the name of Minersville, is known as the oldest mining town in Jasper County. It is on the main line of the St. Louis & San Francisco Railway and at the point where the Joplin Branch leaves the main line. Osvego has an ingeniously constructed zinc and lead crusher.

There are many small mining towns and other towns with post-offices, stores, shops, etc., located at various points in every part of Jasper County. The most important are Sarcouxie, Avilla, Cham-

bersville, Jasper, Preston, Modoc, Opolis, Georgia City, Galesburg, Smithfield, Carl Junction, Alba, Leadville, Scotland, Mossville and Bowers' Mills, containing from 50 to 500 inhabitants each.

#### PRICES OF LANDS.

There are now in Jasper County 20,000 acres of mineral lands undeveloped, upon which there are constantly new discoveries of ore, and over 200,000 acres of unimproved lands mostly of good quality and susceptible of a high state of cultivation and upon which a great number of people can secure healthy and prosperous homes or paying mines, at prices ranging from five to ten dollars per acre. Good farms, with good to medium and cheap improvements, can be had at prices from twelve and one-half to twenty-five dollars per acre.

#### IN CONCLUSION.

It will thus be seen that Jasper County can sustain an agricultural population three times as large as she now has, and a mining and manufacturing population fifty times as large, or probably without limit.

## JEFFERSON COUNTY.

This county is bounded on the east, for a distance of twenty-three miles, by the Mississippi River; on the north, for twenty-four miles, by the Meramec River, and for a distance of twelve miles by the County of St. Louis; on the west by Franklin and Washington Counties, for a distance of twenty-four miles, and by Big River, for a distance of ten miles; and on the south by St. Francois County, for a distance of eleven miles, and by Ste. Genevieve County, for a distance of nine miles. A spur of the Ozark range of mountains runs diagonally through the county from the south line to the northeast corner on the Meramec River, from which point there is a continuous ridge to the southwest corner of the State, across which no water runs. The spur of these mountains lying in Jefferson County rises to a height of about five hundred feet above the Mississippi River. This constitutes the main ridge of the county, bisects it and divides its water courses. On the east the water flows in smaller streams directly into the Mississippi River, and on the west into Big River. Between these streams there are high ridges varying in altitude above the Mississippi River from two to four hundred feet. The greatest length of the county from north to south is about thirty-six miles and its greatest breadth is about twenty-four miles. The county contains 404,000 acres of land.

#### SOILS.

It is estimated that about three-fourths of Jefferson County is arable land, the balance being so broken or rocky that it is unfit for cultivation, but produces abundance of pasture grasses, and especially blue grass. The ridges of high lands lying between the water courses named, extend in width from a few yards to miles, and the soil at the surface is a light sandy loam, with a deep subsoil of clay intermixed with sand, underlaid by magnesian limestone at a depth of fifteen to twenty feet. The valleys or low lands lying along the streams named, and other smaller streams, have a very deep black loam, which is practically inexhaustible by tillage.

#### PRODUCTS OF THE SOIL.

Wheat, oats, corn, hay, clover, Irish and sweet potatoes, tobacco, broom corn, and sorghum, are the chief productions of the county. The ridges are deemed the best wheat land and the valleys the best corn land. The average yield of wheat is fifteen bushels and of corn about thirty bushels per acre, though by careful cultivation the yield of corn often reaches seventy-five bushels per acre, and of wheat thirty bushels and in some instances over forty. Peaches, apples, grapes, strawberries, gooseberries, blackberries, raspberries and currants, are produced in great abundance for home consumption and market. The hill lands are peculiarly well adapted to the production of all kinds of fruit.

## LIVE STOCK.

Farmers engaged in the business have made the raising of stock very profitable here. In the past the most attention has been given to the raising of horses, mules, cattle, hogs and sheep, the latter however to a limited extent. The amount of pasture lands in the county which can be had at extremely low figures makes the county especially desirable for raisers of sheep and dairy cattle. Butter-making has been tested thoroughly and has proved very remunerative. There are several extensive dairies in the county for the manufacture of butter, but strange to say not yet a single cheese factory, or at least none of any note has been established. The surface being broken by hills and valleys, numerous fine, cold springs are to be found in every portion of the county, furnishing hundreds of choice situations for dairies. Some of the springs afford water enough to run grist and saw mills, and hence fisheries for the raising of food fish could be made with but little cost to yield a handsome profit.

## MINERALS.

Lead and zinc ore are the only metals yet mined in paying quantities. There are, however, large deposits of hematite iron ore and sulphur. The Valle Mines and the mines in the vicinity of Frumet have been worked for over fifty years, and have yielded, and are still yielding, vast quantities of lead and zinc ore. These mines are of great extent, and lie on Big River and the headwaters of the Joachim. The Sandy Mines, on Sandy Creek, have also yielded and are still yielding much lead ore. With all lead deposits is found the bald tiff, or barytes, in paying quantities. Indeed, it is claimed by practical miners and geologists, that the largest portion of the county has all the indications of lead. The lead ore has been smelted at home, but the zinc has hitherto been shipped to the Carondelet furnaces for reduction. There is also here a white clay, known as ball clay, in large quantities, said to be, in one place at least (on Belew's Creek), practically inexhaustible. This clay is now being mined and shipped to Pittsburgh, Penn., to be manufactured into queensware and other articles for use. No other clay is found, except a most excellent brick clay, and that is found in unlimited supply.

Limestone of the best quality is found in abundance in all parts of the county. This is used profitably for making lime and for building purposes. In the vicinity of De Soto, which is forty miles from St. Louis, is what is called De Soto stone, thus named because found nowhere else but at that point. This stone is capable of fine polish, and is extensively used in the "finish" of buildings, much having been shipped to be used in St. Louis and elsewhere.

## MANUFACTORIES.

There are six steam and six water flouring mills in the county. These mills grind a large portion of the wheat raised in the county, thus giving a home market for that staple. Within the last decade the Crystal Plate Glass Company has erected extensive works at the mouth of the Platin for the manufacture of plate glass. In the vicinity of these works is an inexhaustible supply of white sand and lime-

stone for the manufacture of all kinds of glassware. This company has gone to a cost of many hundreds of thousands of dollars, and the enterprise promises at no distant day to become one of the most extensive and profitable glass manufactories in the world. A town of 1,500 inhabitants has sprung up since the work begun, and nearly five hundred hands are employed by the company. Sand in large quantities suitable for the manufacture of glass is found on the Joachim and other places in the county. The machine shops of the St. Louis, Iron Mountain & Southern Railway Company are located in De Soto, Jefferson County. These shops cost over a hundred thousand dollars, and give employment to many hands. At Windsor Harbor is located an iron foundry, which gives employment to probably over two hundred hands. The works cost over seventy-five thousand dollars, and at them are manufactured wrought iron for the trade. In these works charcoal is used, which enables the land owners within a radius of ten miles to utilize their timber by making coal. The fall in the various streams in the county and the quantity of water afford hundreds of most excellent sites for water-power manufactures, and timber is so abundant steam-power can be used with profit. Woolen and cotton mills and factories for the manufacture of plows, wagons, barrels, harrows and all kinds of agricultural implements could be established here and made to pay good dividends. Some of the poorest lands for agriculture in the county have a heavy growth of white oak timber suitable for all wood manufactures, and these lands can be bought at merely nominal figures. The timber consists chiefly of white, post, black and burr oak, black and white walnut, the hard and soft maple, sycamore, hickory, ash, linden and elm, and these varieties of timber are found in large quantities, so that the manufacture of wood into articles for trade, with capital and skilled labor could be made an extensive and paying industry here.

## MEDICINAL SPRINGS.

There are two sulphur springs in the county—one at Kimmswick and one at Sulphur Springs—the curative powers of which are said to be as good as any in the world. There is now organized a company known as Montesano Springs Company, which will soon erect buildings at the springs at Kimmswick, and will make that place a health resort.

Owing to the elevated situation of the county it is one of the healthiest places to be found anywhere. It is far enough north to be out of the reach of the pestilential and malarial fevers prevalent further south, and it is far enough south to be out of the extreme cold prevalent further north.

## RELIGIOUS MATTERS.

Perfect freedom of thought and action in religious matters is to be found in its highest and truest development in Jefferson County. Every neighborhood has a house of worship, and has its church organizations and Sabbath-schools. The prevailing religious denominations in the county are Baptist, Catholic, Methodist, Presbyterian, Lutheran, Episcopalian, Christian and United Brethren, and their respective communicants are in numbers about in the order named, the Baptist being the largest.

## EDUCATIONAL.

There are in the county seventy-seven good substantial public school houses, all new or nearly new, having been built in the last few years. The permanent school fund of the county and townships, all of which is now loaned at ten per cent. compound interest, the interest alone being usable, is \$41,770.60. For the year 1879 there was expended the sum of \$21,529.06 in the education of the children in the public schools. Every child—black as well as white—in the county is afforded the means of education at the public expense.

## DEBT AND TAXATION.

The bonded debt of the county at this time is about \$95,000, and this is the remnant of the debt that was created in the construction of gravel roads in the county, of which about fifty-five miles are completed. The people have kept faith with their creditors, and have faithfully paid their debts as they matured. The property in the county was for 1879 assessed at \$2,953,573, and the rate of taxation for that year was \$2.05 on the \$100 valuation for all purposes, including State, county and school. It will be about the same for this year. With this rate of taxation, however, the county is enabled to pay every year from \$12,000 to \$15,000 of the outstanding bonds as they mature, besides the annual interest on the whole debt.

## COUNTY ROADS.

There are two excellent gravel roads extending from the city of St. Louis nearly through the county—one by the way of Lemay Ferry, and the Hillsboro to De Soto; and the other by the way of Fenton and House's Springs up the valley of Big River to Morse's Mills. The Iron Mountain Railway and these two rock roads run parallel with each other from St. Louis through this county at about the distance from each other of five miles. The northern border of the county is less than ten miles from South St. Louis, and within fifteen miles of the court house in St. Louis. Farmers take their wheat, pork, potatoes, peaches, apples and even cord wood and charcoal to St. Louis in their wagons and bring back loads of merchandise and other articles for the country merchants and the people, and thus do their own freighting and save

large sums of money that go to the carriers in less favored counties. The northern portion of the county is near enough to St. Louis and its market facilities are such that gardening can be followed with profit, and for this a few acres of land is all that is needed. Indeed, Jefferson County is nothing less than a suburb of the great city of St. Louis.

## MARKERS, RAILROADS AND BUSINESS FACILITIES.

The principal home markets for the products of the farm and shop are Crystal City and De Soto. The former has a population of 1,500 and the latter 2,500. There are many towns in the county of minor importance such as Kimmswick, Sulphur Springs, Pevely, Horine, Bailey's Station, Hematite, Victoria, Vineland, Hillsboro, Byrnesville, Antonia, House's Springs, Morse's Mills, Maxville and Avoca. The Missouri Pacific Railway runs for many miles along the northern and northwestern border of the county, and many of the people find markets along that road and reach St. Louis by it. The Iron Mountain Railroad runs thirty miles through the county, and affords a way to business and market for a large portion of the population. As has been stated, the Mississippi River washes about twenty-three miles of the border, and hence many of our people have a water way to market north and south.

## POPULATION AND ITS COMPOSITION.

The population of the county is now estimated at 20,000. About one-third are German speaking people, principally Germans and Bohemians. There is also a large proportion of Irish. The Germans and Irish are mostly on farms and well-to-do. The balance of the population is mostly American born, yet there are some from every country in Europe. There are about 500 colored people in the county. The American born population is composed of men, or descendants of men from every State in the Union. Our people are hospitable and neighborly, kind and liberal. Not only perfect freedom of conscience but also political freedom exists here. No man is ostracised here on account of his religious and political opinions. All claim the right to regulate their own conduct religiously and politically, and this right is fully and without stint accorded to all.

## JOHNSON COUNTY.

Johnson County lies in the Lamine River valley, about equally distant from the north and south boundaries of the State, and in the second tier of counties from the western boundary line, distant from St. Louis about two hundred miles. It is bounded on the north by Lafayette County, on the east by Pettis County, on the south by Henry County, and on the west by Cass and Jackson Counties.

The county contains 522,049 acres, exclusive of town lots, of which there are 3,468 in the county. The surface of the country is gently undulating prairie lands mainly, though traversed by numerous well timbered streams.

## CLIMATE.

The climate is mild and salubrious. The degrees of cold and heat are regulated to such an extent as

to not render it a locality subject to extremes. In the summer months the nights are remarkably cool.

#### PRICE OF LANDS.

Good farm lands, in cultivation, with fences, houses and outbuildings, can be bought at from fifteen to twenty dollars per acre. Wild lands at from five to eight dollars per acre. Farms in a fine state of cultivation, with all necessary buildings, outhouses, barns, orchards, etc., at from twenty to thirty dollars per acre, according to proximity to towns and railroad depots.

#### POPULATION.

According to the census of 1870 Johnson County contained a population of 24,648, but from the increase indicated by census of school children for the year 1879, it would be just to place the present population at about 28,000 to 30,000.

#### TIMBER SUPPLY.

About one-fifth of the county is timber land. The indigenous forest trees include nearly all the deciduous trees of this latitude; among the most useful of which are white oak, burr oak, hickory, black walnut, maple, wild cherry, locust, and sycamore. The various varieties of the elm, willow, buckeye, and redbud, are found, but are not classed among the most valuable.

#### SOIL AND PRODUCTS.

The soil is generally a rich black loam, underlaid with limestone, producing abundantly under proper cultivation. In the vicinity of Warrensburg, the county seat, the soil is somewhat lighter, underlaid with sandstone, well adapted to grapes, and fruits of all kinds.

The prairie soil produces fine and abundant crops of wheat, corn, rye, oats, barley and grasses; while the upland timbered portions are well adapted to wheat and fruits. In all parts of the county the raising of small grains and Indian corn receives the greater part of the attention of the inhabitants, though in the southern and southeastern parts considerable attention has been paid to the raising of blooded stock, with fair results as shown below. In one township there is not a single bull that is not of good pedigree. At one shipment made from this township in March, 1880, of thirty-one head of cattle, twenty-six three-year-old steers averaged 2,000 lbs. each, and five spayed heifers of the same age averaged 1,710 lbs. each.

#### STREAMS, ETC.

The county is well watered. Springs are found in all parts of the county. The county is traversed by numerous creeks and small streams which afford ample drainage to all the uplands. Wells of living water can be obtained at a depth of from twenty-five to thirty and forty feet.

#### RAILROADS.

Johnson County has two railroads running across her borders: The Missouri Pacific Railway, traversing it through the center from east to west, and the Paola Branch of the Missouri, Kansas & Texas Rail-

way. Near the northern boundary, running through Lafayette County, is the Chicago & Alton Railroad; and the main line of the Missouri, Kansas & Texas Railway is but one mile from the southeast corner of the county. Johnson County ships largely over these two last named railroads.

#### COAL AND STONE.

Almost the whole county is underlaid with the upper and middle coal measures. The veins vary in depth below the surface from five to one hundred feet, according to locality; and in thickness from fifteen inches to four and a half feet. The most extensively worked coal mines are located at Montserrat, in the eastern portion of the county, on the line of the Missouri Pacific Railway, and are turning out from twenty to twenty-five car loads of coal per day.

A fine mine for blacksmithing coal has been recently developed near Warrensburg. Various other mines in the county afford ample fuel of this kind for the local demand. Near Warrensburg are the noted quarries from which the famous Warrensburg sandstone is obtained. This stone is of a blue-gray in color, and when first taken from the quarry is comparatively soft and easily worked; but, upon exposure to the weather, the particles become more firmly cemented together, the color becomes a shade lighter, and forms one of the finest building stones in the West. It does not yield to the crumbling or disintegrating process produced by wet and freeze, that is seen in many other stones used for building purposes. This stone is extensively shipped, and is being used largely in the city of St. Louis and other Western cities. Samples of the material may be seen in the Merchants' Exchange, and most of the recently erected extensive business houses in the city of St. Louis, besides scores of palatial residences in its suburbs. Two large quarries of this valuable stone have been in successful operation for nearly ten years. A third quarry is now being opened, and will be operated this season. This stone is found in inexhaustible quantities. One thousand cars of this stone were shipped from the quarries in 1879, and with the increased facilities for operating and the increasing demand for the material, it is expected the shipments of 1880 will exceed that of the previous year by at least fifty per cent.

Limestone is found quite extensively in Johnson County, and worked with success, and a good quality of lime is made from the stone taken out.

#### MANUFACTORIES.

The principal manufactories of the county are merchant flouring mills, grist mills, woolen mills, saw mills, foundries, machine shops, wagon factories, etc. These manufactories are distributed throughout the county, principally located in the towns. The flouring mills, besides supplying home and local demands, export largely their products to Eastern and Southern markets. The woolen mills manufacture woolen fabrics and yarns, and do a good exporting business. The machine shops and foundries turn out agricultural implements, and do all kinds of repairing needed in the county. Two large and convenient elevators, located on railroad



tracks, afford ample facilities for handling the large crops of grain in their removal to the great market centers.

#### TOWNS AND VILLAGES.

Of the fifteen towns or villages in the county, the principal ones are Warrensburg, Holden and Knob Noster.

Warrensburg, the county seat, is centrally located on the Missouri Pacific Railway, has a population of 4,000 and is thoroughly alive to progress and improvement. Its educational advantages are not surpassed by any city of its size in the State. Besides its excellent public schools, it is the location of the State Normal School. Warrensburg contains thirteen churches of different denominations.

Holden, situated in the western part of the county, on the Missouri Pacific Railway, contains a population of about 2,500, and is at the junction of the Missouri Pacific Railway and the Paola Branch of the Missouri, Kansas & Texas Railway. It has a large grain trade, and contains many residences of thrift and enterprise.

Knob Noster, in the eastern portion of the county, contains about 1,000 inhabitants. It is a railroad town, and is the location of a large trade in grain and live stock.

#### CHURCHES AND SCHOOL FACILITIES.

There are in the county between thirty and forty church edifices and organizations which are in a prosperous condition. The denominations represented are: The Christian, Methodist Episcopal, Methodist Episcopal South, Old School Presbyterian, United Presbyterian, Cumberland Presbyterian, Baptist, Episcopalian, and Catholic. All these churches sustain regular service and have flourishing Sabbath-schools in connection with their work, both in the towns and throughout the rural districts.

There are in Johnson County one hundred and twenty-eight school districts, all of which are organized and have had schools during the last scholastic year. One hundred and thirty-one school houses are scattered over the county, of which

three in Warrensburg, one in Holden, and one in Knob Noster, are edifices of which the respective towns are proud. In the schools in these three towns the grades reach what are commonly known as the high school grade, and, as a rule, are much above the grades of the schools in the rural districts.

The State Normal of the Second District is located at Warrensburg. This flourishing institution of learning is under the fostering care of the State; the teachers being paid by annual appropriations from the State. It enrolls annually between four and five hundred students, who are preparing themselves by a thorough course of instruction and training to become teachers in the public schools throughout the State. As a natural result Johnson County will be and is supplied with the very best class of teachers—as good as can be found in the Eastern States.

#### TAXES AND INDEBTEDNESS.

The assessed valuation of Johnson County for the year 1879 was \$6,914,217, and the total amount of tax levied for the same year was only \$89,226, being a little over one per cent. The only indebtedness upon the county is that created by the location of the Normal School within the county, and the same is not a burden upon the people.

#### YIELD OF FARM PRODUCTS.

The yield of farm products may safely be put down in the following figures:

Wheat (fall) average.....	18 bush. per acre.
Corn, average.....	50 " " "
Oats, average.....	30 " " "
Irish potatoes, average....	100 " " "
Hay, average.....	2 tons " "

Johnson County is in a flourishing condition. The farmers are operating with success. The debts are being paid off and the tillers of the soil becoming independent. Her prairie lands are broad and fertile, and there is yet plenty of room for the industrious seekers of new homes to come here and set up the standard of enterprise and prosperity.

## KNOX COUNTY.

Knox County is situated in northeast Missouri, in the midst of a fertile blue grass country. Its eastern border is twenty-five miles west of the Mississippi River and its northern boundary line is about the same distance from the Iowa State line. It is bounded on the east by Clark and Lewis Counties, and the south by Shelby and Macon, west by Macon and Adair and on the north by Scotland.

#### TIMBER AND WATER SUPPLY.

The county is traversed by creeks and rivers flowing in a southeasterly direction into the Mississippi River. Along the banks of the streams are

found all varieties of oak, hickory, walnut, maple, wild cherry, linn and other forest timber peculiar to the latitude. Dwarf timber, consisting of hazel, crabapple, white thorn and plum are met with on the rising ground.

#### SURFACE AND PRODUCTIONS.

The principal portion of the surface of the county is undulating prairie, unsurpassed in fertility and general productiveness. Fruits and vegetables of all kinds succeed remarkably well, and in average cereal production Knox County is second to none.

The following certificates from reliable farmers of the county will prove of interest to the immigrant looking for a good location:

"I, Samuel Murphy, of Jeddo Township, Knox County, hereby certify that in the year 1879 I cut and thrashed from eighty acres of cultivated land 2,466 bushels of millet, and sold it all at fifty cents per bushel, making \$1,233 for the crop, or \$15.41 per acre off of my land, beside the thrashed hay, worth reasonably \$2.50 per ton.

"Such land as this, with improvements, is selling at from eight to fifteen dollars per acre.

"SAMUEL MURPHY, D.D."

Dated March 15, 1880.

"I live in Salt River Township, Knox County, Missouri. Came here from Illinois in 1857. In the year 1879 I raised and husked and gathered off of ten acres of my land 1,240 bushels of good, sound merchantable corn. This measurement was by weight at seventy-five pounds to the bushel in the ear. My oat crop was not very good—thrashed out forty-five bushels to the acre.

"I have eighteen acres of an apple orchard, which is about seven years old. The trees are all healthy and doing well. It yielded last year about 350 bushels of as good and choice apples as ever I saw in my life. All timothy meadows in my neighborhood average one and one-half tons of grass to the acre.

"The health of this neighborhood is as good as it is anywhere in America, or elsewhere. Land just like mine can be bought on the usual terms of selling at from eight up to eighteen dollars per acre.

"LUTHER DOUGLASS."

"I reside in Knox County, about eleven miles south of Edina. I have lived in that neighborhood for about thirty years. Came from the State of Maryland. I have an orchard of about 800 good, healthy apple trees, about twenty-five bearing cherry trees, about 200 good, healthy peach trees—now in full bloom. I also have gooseberries, currants, raspberries, grapes and other small fruits. All are doing very well. I never saw fruits in Maryland do as well as mine do here. Last year I had three apple trees each of which bore twenty bushels of good choice fruit. My corn crop of 160 acres averaged sixty bushels to the acre.

"LEWIS WRIGHT."

Dated April 1, 1879.

"I, David Long, state that I reside in Shelton Township, Knox County, Missouri; and further state that in the year 1879 I planted three hundred acres of corn, from which I gathered 21,000 bushels of good corn. One part of my land, amounting to 160 acres, yielded upwards of seventy-five bushels of corn to the acre. The average yield of the 300 acres was seventy bushels per acre. Lands like this in my neighborhood are selling on usual terms at

from fifteen to eighteen dollars per acre. Corn, now in the market convenient, sells at from twenty-five to twenty-seven cents per bushel.

"DAVID LONG."

April 2, 1880.

"I, Charles O'Connor, reside in Liberty Township, Knox County, Missouri. Came here from the State of Wisconsin, in the year 1876, by reason of the good accounts I got of the place from friends and the press. The country is a very good one, and all crops do very well; and it is as healthy and free from sickness as Ireland. Last year I raised about 125 bushels of good potatoes off of one-quarter of an acre of my land. Corn and grass do remarkably well here. Some men in my locality raised fine crops of wheat last year. Such land as mine, within three or four miles from church, and close to good school, well and all conveniences, rates from twelve to eighteen dollars per acre.

"CHARLES O'CONNOR."

#### STOCK-RAISING.

is a most important industry of the county. Large quantities of good mules and horses are annually shipped to market from here, and the business in cattle, sheep and swine is very profitable and constantly increasing. In climate and grazing facilities the county ranks among the first.

#### RAILROAD FACILITIES.

The Quincy, Missouri & Pacific Railroad passes from east to west through this county. The Keokuk & Kansas City line is in process of rapid completion. The county will then possess the advantage of railroad competition.

#### SCHOOLS.

The public school system is well developed. Seventy-eight good school houses are open from six to ten months in the year. There are many good private schools and among them a convent school of the order of St. Joseph of Edina.

#### RELIGIOUS MATTERS.

The county is dotted with handsome churches belonging to the leading religious denominations.

#### INDUCEMENTS TO IMMIGRATION.

From the above it will be seen that Knox County can claim to offer unusual advantages to the immigrant in search of a home. The laws are administered without partiality, and society protected. The county is well supplied with railroad facilities, schools and churches. The climate is healthful and pleasant. The rate of taxation is low, the price of lands within the means of all. The general farmer, the stock man and the vine-grower can all satisfy themselves by a visit to Knox County.

## LACLEDE COUNTY.

This county is situated in the south-central part of Missouri. It contains about 474,879.28 acres of land. It is one of the best watered counties in the State, and is amply supplied with timber for fuel and building purposes.

### RIVERS, STREAMS AND SPRINGS.

The Gasconade River enters the county on the east, in township 32, range 13, pursues its tortuous course through the county, in a northerly direction, about thirty-five or forty miles, watering six townships and thirty-five sections of land. Its principal tributary is the Osage Fork, which enters the county in the southwest in township 32, range 16, meandering about fifty miles in a northeasterly direction, passing through six townships and fifty-three sections, and empties into the Gasconade in township 35, range 14. These important streams have as their principal tributaries Prairie, Panther, Brush, Cobb's Mill, Bear, Park's, Steen's, and Myer's Creeks, which pass over ninety-eight sections of land. In addition, there are a number of smaller streams and springs that act as feeders. The next in order is the Dry Anglaize, which rises in township 34, range 16, and runs north about twenty miles, in its windings passes through eighteen sections of land, enters Camden County and finds its way to the Wet Anglaize. Its principal tributary is the "Goodwin Hollow," which rises in township 33, range 17, runs about twenty-five miles in a northerly direction, passing through five townships and twenty-three sections of land, and enters the Dry Anglaize in township 36, range 16. The Niangua River runs along the western boundary of the county about twelve miles, and has as its tributaries Jones, Duessenberry and Mountain Creeks, and Spring Hollow; these flow through thirty-six sections of land. Besides, this river is fed by a number of large springs, the most noted of which is what has been called Bryce's Spring, situated near the line of Dallas and Laclede Counties, better known in the locality as Bennett's Spring, called after the name of the present owner, Peter M. Bennett. "It rises in a secluded valley where it forms a small pond, and then flows away a river; being, just below where it flows from the spring, one hundred and twenty-six feet wide, has an average depth of about two feet and a velocity of more than one foot per second. The water is soft, and well adapted to fulling purposes. This immense spring discharges more than 10,927,872 cubic feet of water per day; the water is nearly pure, sustains about the same temperature at all seasons, and has no perceptible fluctuation in quantity, in the dryest and wettest seasons and is so warm during the winter that no ice forms about the wheels or other machinery." After leaving the spring the water runs through the corner of Laclede County and empties into the Niangua River, about one mile from the spring. Take the map and follow the course of these various streams and springs and

it will be found that almost every Section of land in the county is supplied with living water.

### THE LANDS.

There were assessed for taxation in 1879, 356,991 acres of land in this county. Of these taxed lands 82,727.71 acres belong to the St. Louis & San Francisco Railway Company, leaving 274,264.29 acres that belong to private individuals. These lands are scattered through every township in the county.

### CHARACTER OF TAXED LANDS.

Of these lands, about one-half are open and the other half timbered. Exclusive of railroad lands, about one-third are in cultivation. The bottom and valley lands along the streams are very rich and productive, and are skirted by rolling prairies or table lands, and abound in fine timber of the choicest varieties. From the sources of these streams to their mouths are found choice farms, well improved and stocked. The improved uplands are of good quality and productive, producing all the agricultural staples; have proven superior for the growth and quality of tobacco, the tame grasses, fruits and grapes. As a general rule, every upland farm has an abundance of wood land attached, and is well supplied with water.

### PRICE OF LANDS, AND PRODUCTION.

The improved bottom and valley lands sell at from five to twenty dollars per acre, according to location and improvements; the improved uplands from two dollars and fifty cents to ten dollars per acre, according to location and improvements, both including the wood lands attached. The railroad lands are held at low figures, and will be sold on accommodating terms. The unimproved land will bear comparison with the improved taxed lands in natural quality and location.

The principal productions are wheat, corn, oats, sorghum, tobacco, hay and potatoes. The average productions per acre on the bottom and valley lands are: wheat, twenty bushels; corn, fifty bushels; oats, fifty bushels; sorghum, two hundred to two hundred and fifty gallons; hay, two tons, and potatoes, one hundred and fifty bushels; and on the uplands but a small percentage less, and of tobacco, seven hundred pounds per acre.

### THE UNTAXED LANDS

are 117,888.28 acres. Timber largely predominates in these lands. Of these, about 5,000 acres are owned by the County of Laclede; 20,000 acres are swamp lands which have been sold by the county and no patents issued; 6,702.88 acres are school lands unsold; 6,500 acres are Agricultural College lands; 20,000 acres are lands selected by the county as swamp for which no patents have been issued to

the State and county, leaving about 60,000 acres of public land belonging to the United States. The swamp lands owned by the county, and unsold, are sold for from one dollar to one dollar and twenty-five cents per acre; the school lands usually bring one dollar and twenty-five cents per acre; the Agricultural College lands are valued at from one dollar and twenty-five cents to ten dollars per acre, and the Government lands within the railroad limit are sold at two dollars and fifty cents per acre, and outside of said limits, which constitute much the greatest quantity, at one dollar and twenty-five cents per acre. These are all open to homestead entry. The swamp and Agricultural College lands were selected by commissioners, hence, as a general rule, are superior in quality to the unsold school and Government lands. Though there is a considerable portion of the county broken and hilly, almost every acre of its lands can be utilized; all the hills contain a greater or less amount of timber, suitable for fuel and rails, and the whole surface of the county, not in cultivation, is covered with luxuriant growths of native grasses, affording an excellent range for stock—besides, these hills are the best location for orchards and vineyards.

#### WATER - POWER.

Some of the streams have been described and Bennett's Spring contain excellent sites for flouring mills and other manufactures where the surplus productions of the county can be profitably manufactured.

#### MINERALS.

The geological surveys show the existence of mineral, particularly lead and iron. In different parts of the county, but thus far no efforts have been made to develop its mineral resources.

#### LIVE STOCK.

From what has already been written every intelligent reader will see that the county is well adapted to stock-raising. In fact it is now one of the leading industries. The assessment for 1879 shows for that year 3,670 horses, valued at \$102,409; mules, 1,064, valued at \$32,670; cattle, 10,648, valued at \$86,444; sheep, 10,343, valued at \$11,194, and hogs, 21,342, valued at \$24,519. Considerable pains are taken and large expenses incurred by a few citizens to improve the breed of stock, and considerable interest is being manifested by the farmers in that direction.

#### COUNTY FINANCES.

The bonded debt of the county is \$87,100. The annual interest thereon is \$5,286. The present assessed value of taxable property is \$1,800,000. If county courts keep within the constitutional limits of taxation for current county expenses and levy an additional tax of forty cents on the \$100 value to pay the principal and interest of the bonded debt (which altogether will amount to thirty-three and one-third per cent. less than was levied in 1879 for county purposes) the whole of the bonded debt can be extinguished by the time the principal of the bonds become due and payable on the present assessed value of property and the current expenses

of the county liquidated each year. The County Treasurer has advertised that there is sufficient money in the treasury to pay all the outstanding county warrants issued prior to January 1, 1878. This only leaves a floating debt evidenced by county warrants outstanding of \$1,890.91.

#### COMMON SCHOOLS.

The report of the State superintendent of public schools for 1878 shows: Number of persons between six and twenty years, 3,677; number attending schools, 2,585; teachers employed, 62; school houses, 65; seating capacity, 3,168; value of school property, \$36,925; average rate of tax levied, thirty-six cents on the one hundred dollars valuation; school funds on hand at beginning of the year, \$3,118.30; received from public funds, \$3,664.04; from taxation, \$3,078.63; teachers' wages, \$6,618.14; funds on hand, \$1,318.67; township school funds, \$7,332.38; swamp land school fund, \$4,063.07; county school fund, \$1,474.88. Total \$12,660.33. These statistics show that the county is well supplied with public schools and all the children are receiving the benefits of a common school education with but light burdens on the tax-payers. In addition to these there are several schools of high grade.

#### MANUFACTURES.

Though as shown, it is possessed of cheap and ample power for extensive manufacturing purposes, there are but a few manufactories in the county and they are confined to flouring and grist mills, and one woolen factory.

#### TRANSPORTATION.

The St. Louis & San Francisco Railway passes through the county from northeast to southwest, a distance of more than thirty-six miles. Its taxable wealth in the county is \$306,642. The stations of Stoutland, on the line of Camden County, and Phillipsburg and Conway in the southwest of the county are all points of considerable trade and do a good shipping business. But the great central shipping point of the county and of several adjacent counties is the

#### CITY OF LEBANON.

It is the county seat, and is on the St. Louis & San Francisco Railway about one hundred and eighty-five miles southwest of St. Louis; has a beautiful location near the center of the county surrounded by a fine agricultural district. It has a population of about 1,600; has fine stores, costly residences, numerous churches, schools, and all the essentials of high and progressive civilization. Its public school building is a fine edifice with a seating capacity for six hundred pupils. Its jail, situated in the public square, near the center of the city is a beautiful brick structure, and is one of the best in the State for safety, convenience and comfort.

In commercial importance there is probably no town in the State of its size which is superior to it. Having a large territory to the north, south and west, embracing several counties that are tributary to it, Lebanon is the central trading and shipping point of Southwest Missouri. It received in one

year over the St. Louis & San Francisco Railway four hundred and fifty car loads of freight and exported by the same route and within the same time five hundred and twenty-three car loads of live stock, grain and other products.

The people of Lebanon are industrious, generous and pious. They invite the citizens of every country to come and settle in Laclede County and assist in the development of her inexhaustible resources.

## LAFAYETTE COUNTY.

Lafayette County is situated in the western part of the State of Missouri. It is bounded on the north by the Missouri River; on the south by Johnson County; on the west by Jackson County, and on the east by Saline County.

### SURFACE AND SOIL.

Its general surface is high and rolling, about three-fourths being prairie and one-fourth timber. A high ridge passes south of its center, separating the tributaries of the Missouri from those of the Lamine. Many streams throughout the county afford an abundance of stock water. Along these streams are found fine groves of timber, such as walnut, oak, hickory, elm, ash, cottonwood, linn, poplar, maple, etc. The soil is a deep, rich black loam, in many places four or five feet deep, never less than two or three feet deep unless it is washed. It is underlaid with limestone, and is unsurpassed by any agricultural country on earth for fertility and production of a large variety of products.

### LAND—PRICES AND PRODUCTIONS.

The county contains 315,000 acres of improved lands, and 60,000 acres of wood land, besides 18,000 acres of other unimproved lands. The average price of improved land is about twenty-five dollars per acre; of unimproved land, from five dollars to twelve dollars and fifty cents per acre. The commodities for export are mainly wheat, corn, hemp, tobacco, cattle and hogs. The average yield of corn is about fifty-five bushels, and of wheat from fifteen to forty bushels per acre.

### LIVE STOCK.

Much attention has been paid to the raising of improved live stock in the county, especially of horses, cattle and hogs. Some of the finest horses and cattle in the State are found within her borders as has frequently been demonstrated by the premiums carried off by her stock men at the St. Louis, Kansas City and other large agricultural fairs. The country is well adapted to stock raising, the climate not being subject to extremes, being happily situated just far enough north to have mild winters, only sufficiently cold to insure, with moderate certainty, an annual ice crop, and not far enough south to be subject to the enervating influences of a warm climate. In the growth of its grasses it is unsurpassed. Central Kentucky cannot excel it for blue grass, which grows to an enormous height; and timothy, clover, orchard and other grasses grow with great luxuriance. So

true is this that it is nearly always feasible to winter cattle through in fine condition without feeding grain at all.

### FRUIT CULTURE.

By common consent this portion of Missouri is acknowledged to be one of the finest fruit growing countries in the world. Apples grow remarkably large and free from specks, and are of peculiar good flavor. Peaches are raised without difficulty, in great abundance and of the finest quality. So also of pears, plums, apricots, nectarines, cherries and other orchard fruits. Grapes are particularly suited to the soil and climate, and grow to great size and perfection. Small fruits of all kinds do well. The county derives a large revenue from fruits, as splendid markets surround it at convenient distances.

### SHIPPING FIGURES.

A partial report of the shipments from the county from July 1, 1879, to April 1, 1880, is as follows. A full report from all the town would exhibit at least twenty-five per cent. more, and the last was not by any means an exceptionally good crop year.

TOWNS.	Wheat. Bushels.	Corn. Bushels.	Cattle.	Hogs.
Corder.....	50,000	50,000	140	1,500
Alma.....	50,000	80,000	500	3,500
Lexington.....	75,000	20,000	800	2,500
Aultville.....	80,000	120,000	580	3,100
Concordia.....	185,500	80,750	196	2,540
Bates City.....	120,000	50,000	800	2,500
Page City.....	50,000	50,000	500	1,500
Higginsville.....	70,000	70,000	600	3,100
Mayview.....	50,000	60,000	200	1,500
Odessa.....	120,000	120,000	800	3,500
Wellington.....	60,000	20,000	200	1,500
Napoleon.....	30,000	20,000	150	1,000
Total.....	950,500	720,750	5,446	28,740

### COAL.

Coal is abundant in nearly every part of the county, and especially so in all the river bluffs. It is of excellent quality. It lies in such a way in the river bluffs that it is very easily and cheaply mined. The county mines and ships more coal than does any other county in the State, and the mines at

ington, the county seat, yield a very large revenue. Manufacturing enterprises may, by owning iron coal lands, procure their coal at a cost to themselves of not more than six cents per bushel.

#### MANUFACTURES.

the manufacturing interests of the county are not only what they should be, when the great facilities in cheap fuel, abundant water, cheap living, thriftfulness, and convenience to a number of large markets are considered. Lexington has two foundries, two large flouring mills, wagon and blacksmithing shops, and a very flourishing furniture factory, which employs a number of hands. The other towns in the county have the milling and other manufacturing establishments usually found in prosperous villages.

#### COUNTY FINANCES.

the finances of the county are in a healthy condition. According to the present assessment there is estimated to be \$9,000,000 worth of taxable property in the county. The present rate of taxation for State and county combined is \$1.20 on the \$100 valuation. The public school tax averages thirty cents on the valuation. The county public school fund amounts to \$87,000, and yields an annual revenue of \$10,000. The State school moneys apportioned for the schools of this county amount to something like \$5,000 per annum.

#### CHURCHES AND SCHOOLS.

Lafayette contains a highly intelligent and moral population. Churches of every Christian denomination are to be found all over the county, ministered to by eminent divines. The county owns one hundred and one public school houses, and rents many other houses for school purposes. It has in all ninety-two white public schools and

eighteen colored public schools. It employs seventy male teachers and sixty female teachers, all competent and zealous in the great work of education. In addition to these schools, three of the most prosperous female seminaries in the west are located in this county, at Lexington: The Elizabeth Aull Seminary, Rev. J. A. Quarles, president, Presbyterian; the Baptist Female College, John F. Lannean, A. M., president; Central Female College, Dr. W. G. Miller, president, Methodist.

#### TRANSPORTATION FACILITIES.

The Missouri River washes fifty miles of one side of the county, affording drainage and water transportation. The Missouri Pacific Railway has twenty-eight and one-fourth miles of track in the county; the Chicago & Alton Railroad thirty-seven miles, and the Kansas City & Eastern fourteen miles, thus giving to the county every facility for transportation which could be desired.

#### INDUCEMENTS TO IMMIGRATION.

Taken altogether, Lafayette County is the peer of any of her sister counties in the wonderfully productive and lovely valley of the Missouri. Its people are intelligent, hospitable, generous, public spirited. Its material and social advantages are unsurpassed anywhere in any State. Cheap lands, a soil equal in fertility to the famous valley of the Nile, good climate, water, coal, and wood, abundant transportation facilities, educational advantages rarely equaled, religion and morality generally inculcated, good roads, social neighborhoods, a people who invite immigration, all combine to make it the most desirable country in the west for those seeking homes where their children may have the refining influences of education and society, and where the man of small capital, supplemented with energy, may build up a happy home.

## LAWRENCE COUNTY.

Lawrence County is situated in the southwest corner of the State, west of Springfield, and contains one hundred and thirty square miles, or 389,681 acres, of which 379,848 acres are assessed for taxation, leaving 9,833 acres unaccounted for. The average assessed value is \$11-100 dollars per acre. The total assessed value for 1879 was \$2,600,000. The population amounts to about 20,000.

#### SURFACE, CHARACTERISTICS AND SOIL.

The land is about equally divided between timber and prairie. In ordinary seasons it is all very productive. The soil varies in quality, but all is fertile. The uneven and unsubdued portion is suitable for pasture, containing a wild growth of grass, known as prairie grass, on which many cattle feed, and much goes to waste.

#### PRICES OF LAND, AND PRODUCTIONS.

The uncultivated portion of the lands are generally owned by non-resident land speculators and the St. Louis & San Francisco Railway Company, and can be bought at reasonable rates, from two dollars and fifty cents to eight dollars per acre, on long time at a low rate of interest. The agricultural productions are wheat, corn, tobacco, oats, rye, barley, peas, beans, flax, potatoes, sorghum, grapes and vegetables of almost every variety grown in the United States. Timothy, blue and orchard grass, red clover, red top and all other tame grasses grow well. Apples, peaches, plums, pears, cherries, and all manner of berries, are of the finest flavor.

The land in Lawrence County produces on an average fifty bushels of corn, eighteen or twenty of

wheat, and forty bushels of oats to the acre. All other grain grown in a climate like this, grows equally as well here.

#### MINERAL RESOURCES.

Fair prospects for paying lead mines have been found in different parts of the county. Near Aurora, a station on the St. Louis & San Francisco Railway, in section six, township twenty-six, range twenty-five, sixteen thousand pounds were taken out of a shaft fifty feet deep. Struck mineral at eleven feet, largest piece weighing eighteen pounds, found at a depth of sixteen feet. Mineral ranges northeast and southwest.

#### SHIPPING STATISTICS.

The St. Louis & San Francisco Railway runs through the entire south side of the county, and the Kansas division of the same road from Peirce City across the northwest corner, and engineers are now surveying a road from Peirce City, south into Arkansas. The Sedalia, Warsaw & Southern Railroad is promised to be extended from Warsaw through Mt. Vernon to Peirce City and to Paris, Texas.

The following is a statement of all shipments by the St. Louis & San Francisco Railroad during the last year from four stations in the county, viz.: From Peirce City, for 1879, freight forwarded:

Stock.....	360 cars
Wheat.....	495 "
Potatoes.....	15 "
Lime.....	50 "
Total tonnage.....	21,527,945 lbs.
Freights received during the same period:	
Sundries.....	6,989,872 lbs.
Verona Station.—Freights forwarded:	
40 cars lumber.....	880,000 lbs.
10 " tobacco.....	200,000 "
162 " live stock.....	3,240,000 "
225 " wheat.....	5,400,000 "
Sundry freights.....	2,165,200 "

Total ..... 11,885,200 lbs.

Freights received:

Sundry freights..... 7,632,584 lbs

Logan Station:

Cars stock .....	116
" grain.....	117
" lumber.....	72

Total..... 305

Total tonnage forwarded, 1879.. 6,667,970 lbs.

Tonnage received..... 627,200 "

Aurora Station:

Freights forwarded for 1879... 1,813,409 lbs.

Freights received " ..... 343,417 "

A great deal of freight from the east and north-east part of the county is shipped from stations in Greene County, and from the north, northwest and west part of the county, from stations in Jasper County, besides many horses and mules are brought and driven on foot south to Louisiana and west to Kansas for sale.

#### STREAMS AND SPRINGS.

There are many beautiful streams in the county, all noted for their clear and pure water, among which are Spring River, which rises in the southern part of the county; Honey Creek, Center Creek, Williams Creek, Stahls Creek and Turnback. None

of these streams are bridged. Bridges are not needed except in times of high water. The streams are shallow, beds gravelly, banks firm and fords solid. There are many fine springs, some of great size and beauty, viz.: Big Spring at, and one five miles west of Mt. Vernon, the county seat. Paris Chalybeate Springs, fourteen miles east of Mt. Vernon, noted for its healing qualities. Grand Springs, eight miles east of Mt. Vernon, Polk Springs, twelve miles southeast. A large spring in the west part of the county. Some of these springs and many of the streams furnish excellent water-power.

#### CLIMATE AND HEALTH.

The county lies at an elevation of 1,300 feet above the level of the sea, on what is known as the table lands of the Ozark Mountains, is not a level plain nor hilly, but sufficiently rolling to drain the soil well and leave no ponds or stagnated water to brood disease. Health is exceedingly good.

#### TIMBER SUPPLY.

The timber consists of walnut, hickory, black oak, maple, cherry, post oak, burr oak, hackberry, mulberry, sycamore, red oak, black-jack and other species. About twenty-five per cent. of the land is in cultivation, at least one-half of which has been put in cultivation within the last ten years.

#### FINANCIAL MATTERS.

In the matter of finance, Lawrence County is in a healthy condition. Her bonded indebtedness will not exceed \$5,000, and that is a balance due on a \$16,000 jail she has recently built. The levy of tax for county purposes for the year 1879 was fifty cents on the one hundred dollars valuation of property for all purposes. There is no occasion of increased taxation. The county has a three story brick court house, permanent jail and office buildings, poor house and farm, etc.

#### TOWNS, VILLAGES AND PUBLIC BUILDINGS.

The county abounds in building rock, both sand and lime. At Peirce City is a lime kiln furnishing to Missouri, Kansas and Texas, lime equal to Alton. Peirce City has two carriage and wagon factories, plow factory, \$15,000 school building, etc. The Baptists are now erecting a brick college building at Peirce City. Marionville has a Methodist college, which has been open for five years. Mt. Vernon has a carriage and wagon factory, plow factory, etc. Other villages are: Logan, Aurora, Verona, Bowers' Mills, Lawrenceburg, Phelps, Halltown, Heaton and Round Grove. There are ten flouring mills in the county. Many saw mills cut the native lumber, yellow pine, drawn from Arkansas.

#### SOCIETY, CHURCHES AND SCHOOLS.

Society is very good. There are twenty-five churches and eighty-one school houses in the county. The Presbyterian, Baptist, Congregationalist, Methodist (North and South), Episcopal, Christian, Lutheran and Catholic are all represented and established. The churches and school houses are mostly new, nearly all of them having been built since the war. The school districts are generally out of debt. Public schools are taught in every district in the county from four to nine months in the year. First-class teachers are employed, and the county can boast of the intelligence of her youth.

## LEWIS COUNTY.

Lewis County is in the northeast part of the State, on the Mississippi River, and separated from the State of Iowa by Clark County. It was organized on the second day of January, A. D. 1833, and named in honor of Captain Merriwether Lewis, the first American Governor of Louisiana, and who, with Lieutenant Clark, first traced the Missouri River to its source, crossed the Rocky Mountains, and descended the Columbia River to its mouth.

### AREA, SURFACE, SOIL AND PRODUCTIONS.

Lewis County has a river front of some twenty-three miles, and extends back therefrom twenty-four miles. It contains about 501.5 square miles, or over 321,000 acres, of which one-half is fertile prairie, and the balance timber, the latter for the most part skirting the streams, of which the principal are the Wyacōnda, North and Middle Trabus, with Sugar, Durgain, Grassy and Troublesome Creeks as tributaries. These generally flow in a southeasterly direction, and furnish an abundance of water at all seasons. The soil is generally fertile and well adapted to the growth of corn, wheat, rye, oats, timothy and blue grass, the latter growing here as readily and with as much luxuriance as in the famed "blue grass regions" of Kentucky. The yield of corn is very prolific, and in favored sections wheat reached as high as thirty bushels per acre in 1879. The average yield of oats is from twenty to forty-five bushels per acre. Of late years, considerable attention has been given to timothy, and during the last season not less than 20,000 bales were shipped at the single port of Canton.

### PRINCIPAL TOWNS, MARKETS AND SHIPPING.

The principal towns are Canton and LaGrange, on the Mississippi River, as well as the Keokuk & St. Louis Railroad. Monticello, the county seat, near the center of the county, Labelle, Lewistown, Durham, and Maywood on the Quincy, Missouri & Pacific Railroad, and Williamstown and Deer Ridge,

in the northwest part of the county, all of which are favorable points for trade and manufactures. The river towns, however, having the advantage of transportation by both rail and river afford an excellent cash market for all kinds of stock, and indeed for every product of the farm.

### STOCK-RAISING AND MANUFACTURE.

For stock-raising Lewis County probably has no superior in the State, while the advantages offered for manufacturing, especially farming implements, make it a desirable location for men of skill, capital and enterprise.

### PRICE OF LANDS.

Unimproved land can be bought in lots of from forty to two hundred acres for from five to ten dollars per acre, and improved farms at twelve to twenty-five dollars per acre according to location and improvements.

### SCHOOLS AND CHURCHES.

The county is well supplied with schools and churches, located conveniently to almost every neighborhood. Of higher institutions of learning it boasts of Christian University at Canton, LaGrange Baptist College at LaGrange, and Monticello Seminary at the county seat, besides well conducted and thoroughly graded public schools in all the larger towns.

### NEWSPAPERS.

Four newspapers are published in this county, viz: The "Press" and "News" at Canton, "Democrat" at LaGrange, and "Journal" at Monticello.

### POPULATION AND FINANCES.

The population of the county in 1876 was reported at 16,320, but it now will probably reach 20,000. The county finances are ably administered, and the rate of taxation is low.

## LINCOLN COUNTY.

Lincoln County is situated on the Mississippi River and is the second one above St. Louis. It is nearly square in shape, its greatest length being twenty-nine miles east and west, and its greatest breadth twenty-four north and south. It has an area of 620 square miles, or 396,148 acres. The thirty-ninth degree of latitude passes through its center, and its isothermal line is fifty-six.

### TOPOGRAPHICAL FEATURES.

The topography presents but few very striking features. Along the Mississippi River is a bottom prairie two or three miles wide. This is bounded on the west by rock bluffs which vary from fifty to two thousand feet in elevation. These bluffs are cut in many places by narrow valleys through which flow



the streams that fall east of the dividing ridge. This main ridge is nearly parallel to the Mississippi River, from eight to twelve miles distant and nearly as far from Cuivre River on its west. The eastern half of the county has an uneven surface, with ridges rising in places more than a hundred feet above the adjacent valleys, generally parallel to the dividing ridge, and in the northeast is a ridge of knobs running north and south, and from four to five hundred feet high. From many points the prospect is very beautiful. The western half of the county is mostly high rolling prairie, cut through in many places by the Sulphur, North, West, and Eagle Forks of Cuivre River and their tributaries, bordered by heavily timbered land. The prairie land comprises about one-third of the area of the county.

#### SOILS AND PRODUCTIVENESS.

The soil of Lincoln County is varied in kind and quality. In quality it ranges from poor to extremely rich. Yet while none is too rich for careful and thorough cultivation not to pay largely over slovenly tilling, so none is too poor to make fair return for labor judiciously bestowed. The prairie soil is tolerably uniform; none of it can be called poor. A small proportion of the prairie land is what is called Crowfoot land, the best upland prairie soil known. It has sufficient sand for the water to drain off rapidly in wet weather, and enough of clay, lime, magnesia and humus to retain moisture. Four-fifths of the prairie is of the kind known as Resin weed land, possessing less sand and more clay than the Crowfoot land, and like it based upon silicious marl, which insures, with proper cultivation, practically unlimited durability. While inferior in quality and scope to the Crowfoot land it is of great fertility, and in favorable seasons, and with proper cultivation, will produce from fifty to seventy-five bushels of corn, forty to sixty bushels of oats, twenty-five to thirty-five bushels of wheat, and two to three tons of grass per acre. With the average season and the various grades of tillage in vogue among our farmers, good, fair to middling, and bad, the general averages will reach about half the above estimates. The bottom prairies have a very rich and inexhaustible soil. Lying mostly on the Mississippi River, by reason of its occasional overflow, which has occurred about every ten years, and of insufficient drainage, most of these lands are yet uncultivated. The difference in the soils of prairie and timbered lands of the same formation in this county has been nearly obliterated in the process of cultivation, and in a few years the limits of the prairies cannot be told by the characteristics of its soil. The timbered lands in this county comprise the kinds known as hackberry lands, elm lands, hickory lands, white oak lands, and post oak lands. The first two are contiguous and interspersed, and contain very superior soil, growing in great luxuriance corn, wheat, oats, barley, tobacco, and all kinds of fruit. The hickory lands are next in grade, with a soil more clayey and not so deep, subsoil more impervious, and the underlying marls containing less sand and lime and more clay. It responds generously to good culture and is easily rendered durable. It is adapted to corn, wheat and other cereals, tobacco and the grasses. Blue grass will grow on it spontaneously and luxuriantly. This kind in this

county has an area about equal to that of hackberry and elm lands combined. White oak lands occupy a relatively large area in this county. The surface soil is not so rich as that of the hickory lands, but the subsoil is quite as good, and the underlying marls not so clayey and impervious. It produces good corn, fair timothy, very fine sorghum, and the best wheat and tobacco in America. It is well adapted to all kinds of fruits, especially peaches and grapes. Post oak lands comprise a smaller area in this county. The soil is similar to that of white oak lands with rather less lime and sand. Its productions are also similar. Another variety of soil is the magnesian limestone, occupying the slopes, hillsides and narrow valleys of the northeastern part of the county. It is rich in lime, magnesia and humus, producing corn, the cereals, and all kinds of fruits.

According to the census of 1876 Lincoln County was then the thirty-fourth county of the State in population; in the value of total agricultural productions it was the eleventh; in the value of live stock it was the sixteenth; in the amount of corn raised it was the twenty-sixth; in the amount of wheat it was tenth; in the amount of tobacco it was third. These facts show the productive capacity of the soil to be considerably above the average.

#### STREAMS AND WATER.

The streams are numerous, affording water to every neighborhood. Few localities are so blessed in this particular. Their beds contain immense deposits of the best gravel. Springs are also numerous in the timbered lands, about a dozen of these are known to be strongly impregnated with minerals, notably iron, salt, sulphur and magnesia.

#### TIMBER SUPPLY.

The timbers comprise all the serviceable woods except pine and poplar. Lincoln is the best timbered county in North Missouri. In it are found oak, walnut, cherry, ash, maple, birch, hickory, linden, cottonwood, sycamore, locust, elm, pecan, hackberry, mulberry, willow, coffee-tree, cedar, catalpa, ironwood, dogwood, hornbeam, boxelder, sassafras, persimmon, and some others, showing an excellent variety for domestic, farm and manufacturing purposes.

#### MINERALS.

The minerals of Lincoln County are almost entirely undeveloped. In the southwest part of the county coal is found to the thickness of twenty-seven feet, the layers containing cannel, bituminous and black coals.

A good quality of coal is also found in the southeastern part of the county. Iron ore, mostly the red hematite, exists in many places, though no attempt has been made to utilize it, and its supply is a matter of conjecture. It is of excellent quality, as its analysis shows.

Building stone of many varieties is found in the county, and is rapidly finding favor as an article of export.

Superior lime can be made in every section of the county. There are many beds of nearly pure carbonate of lime. In several places is found a hydraulic limestone of from four to six feet thick. It is capable

of making a fair article of hydraulic cement. Good fire clay is found with most of the coal beds. Good potter's clay exists in several places; also, white clay, suitable for whitewash. None of these clays are utilized. In several places are immense deposits of the very finest glass sand. The analysis is: Silica, 99.55; alumina, 0.33; iron, a trace; lime, 0.08, and water, 0.015. Want of facilities for transportation prevents the working of the beds.

#### AGRICULTURAL PRODUCTIONS.

The agricultural productions are varied, though not as much so as a better development of resources and a higher cultivation would demand. All the grains and grasses are distributed over the county, but in some cases with unequal results. In the eastern and southeastern parts of the county, comprising about half its area, wheat is the prominent crop. Its quality is unsurpassed, fully equal to the best raised in the State, which is recognized as producing the finest in the world. The yield is also better, several crops having reached from forty to forty-five bushels per acre last season, and the general average being between twenty and twenty-five bushels. Under careful tillage, the same field being kept continually in wheat, the average is rising yearly. Competent judges are of the opinion that the general average will reach at least thirty-five bushels. Corn, oats and, in many places, the grasses are successfully grown. In the remaining half of the county, corn, oats, the grasses and live stock are the principal products, while wheat is raised on nearly every farm, but with less acreage, less yield per acre and of a somewhat lower grade. Its general average is from twelve to fifteen bushels per acre, with an upward tendency under good tillage. Clover, Hungarian grass and millet grow equally well all over the county; timothy yields better in the western half; rye, barley and buckwheat yield well in every section, but their acreage is small. Broom corn yields abundantly in every part of the county, but, except in a few localities, no attention has been paid to it. Tobacco is advantageously grown on the timbered lands. The golden leaf of the white oak and post oak ridges is of the very finest quality, and is in great demand for wrappers. Sorghum is grown in every part of the county; the uplands producing less, but of a finer quality. The small mills in the different localities manufacture the cane into molasses, with success varying according to skill employed.

#### FRUIT CULTURE.

Apples, peaches, pears, etc., and the smaller fruits grow well here. This county is in the great apple belt of the United States, that extends from western New York to New Mexico, which is known by horticulturists to include the best territory for yield and quality. Except from the orchards convenient to the Mississippi River, no fruit has been exported from the county, the facilities for transportation not yet justifying it. Little attention has been paid to grapes; they grow well, are very free from mildew and blight, and are never troubled by insects. In yield and flavor, they equal those grown in any county in the State.

#### DAIRYING.

While corn, clover and the grasses grow so abundantly, there are no dairy farms and scarcely any cheese is made. This profitable industry is undeveloped owing to want of transportation facilities. Stock-raising is profitable in every part of the county, and in some localities is carried on quite extensively.

#### TRANSPORTATION FACILITIES.

The transportation facilities have heretofore been convenient only to the eastern and southeastern parts of the county. The Mississippi River bounds the county for twenty-three miles, Cuivre on the south is navigable as far as Chain of Rocks. A few miles from the southern line of the county runs the Wabash, St. Louis & Pacific Railway. The Keokuk & St. Louis Railroad, completed in September, runs through the county, three or four miles from and parallel with the Mississippi River. The St. Louis, Hannibal & Keokuk Railroad is graded through the center of the county from north to south. It is finished to the northern line of the county, and the directory claim that the entire road will be completed inside of six months. A branch from this will run west to connect with the coal mines in the southwestern part of the county. No point in the county will then be more than twelve miles from railroad communication. By these two roads the southern line of the county is only forty miles from St. Louis.

#### CLIMATE AND HEALTHFULNESS.

As regards health this county is fully up to the average of the State, which statistics prove one of the healthiest in the Union.

#### SCHOOLS, CHURCHES AND SOCIETIES.

The public schools number eighty-five. The buildings are good and many of them commodious and handsome. The average length of term is seven months. The standard is being constantly elevated. There are also some good private schools. The churches are distributed thus: Missionary Baptist, fourteen; Methodist, South, ten; Christian, eight; Roman Catholic, four; Old School Baptist, three; United German Evangelical, two; Associate Reformed Presbyterian and Cumberland Presbyterian, each one. There are seven Masonic and four Odd Fellows lodges and one Royal Arch Chapter in the county.

There are twenty-eight post-offices in the county, pretty evenly distributed over the county, each having convenient mail service.

#### FINANCIAL.

The taxes are light, being for State and county only seven mills on the dollar, assessed valuation. In this State unlike most of the eastern States, property is assessed at only one-third its actual value. The county has no debt except \$260,000 railroad bonds, the legality of which is being tested in the courts. The Supreme Court of the United States will probably reach the case next year. If the bonds are adjudged legal, the taxes will be somewhat heavier, but under proper management will

still be moderate in proportion to assessed valuation. Four judgments amounting to \$6,637.32 on these bonds rendered by the United States Circuit Court, and separately for amounts too small to allow appeal to the Supreme Court were promptly paid. Notwithstanding these bonds in litigation the county can be truthfully said to be in excellent financial condition. Under a lately enacted law, railroads pay a county tax on their railroad and rolling stock in proportion to the number of miles within the county.

#### POPULATION.

The population of this county, according to the census of 1876, is 16,858, twenty-seven to the square mile. The increase for some years has not been equal to the average of the State, owing to the fact of its being off the lines of emigrant travel, and the advantages it offers to immigration not being better

known. This deficiency of immigration can be filled up and still have ample room for more.

#### PRICE OF LAND.

The average price of land in this county is low. This is especially noted when the prices here are compared with those of the well worn lands of older States and of those localities of the further west to which immigration has been strongly attracted through the representations of speculators and large landed proprietors. It is safe to say that scarcely anywhere else do prices rule so low for lands of equal productiveness and proximity to market. Good unimproved land can be bought for four to ten dollars, and good improved land for eight to thirty dollars per acre.

The inducements Lincoln County offers to settlers are solid and substantial. Some idea of what these are may be gathered from the above description.

## LINN COUNTY.

Linn County is in the exact center of the State, east and west; her north boundary is forty miles south of the Iowa State line and her south boundary, twenty miles north of the Missouri River.

The county is nearly square in form and contains six hundred and forty-eight square miles. Seventy-five per cent. of her lands consists of beautiful undulating prairies, and the residue of timbered valleys and rolling timber lands.

#### SURFACE CHARACTERISTICS.

The topography of the country presents a scene of beauty and rural loveliness unsurpassed in any country. There are eight running streams, which, with their tributaries, cross the county from north to south, furnishing an abundant and convenient supply of water for stock; and all along these streams are fine timber belts, from one-fourth of a mile to one and a half miles in width, affording plenty of timber for fire, fencing and other uses. The intervals between the streams, varying in distance from one to four miles, consists of beautiful, wave-like prairies just sufficiently rolling to give good drainage.

There are occasional springs of excellent water, and an abundance of the finest water for drinking, washing and culinary purposes, can be found in any portion of the county at a depth of from twelve to thirty feet.

#### MINERALS.

There is an abundance of excellent bituminous coal underlying most, if not the entire, county assuring an unfailing supply of fuel for all time. Along nearly all the streams is found a plentiful supply of blue and gray limestone of excellent quality for building purposes, and on Locust Creek there is an extensive formation of white freestone, of great thickness and fine quality.

An abundance of good brick clay is found in almost every part of the county, and large deposits of potters' clay are found in various localities.

#### THE SURFACE SOIL.

generally, consists of a splendid black vegetable mould, varying in thickness from eight inches to two feet, easy of cultivation and of the greatest fertility; and this surface soil is underlaid with a subsoil varying from six or eight to thirty feet in thickness, and is largely composed of the carbonates and phosphates of lime and other fertilizing qualities; which furnish us a soil absolutely imperishable and inexhaustible. This subsoil when thrown to the surface, soon, under the influence of heat and cold, rain and sunshine, slacks like an ash heap, and is unsurpassed in its producing qualities. In the entire county there is little land, indeed, that cannot be utilized as either agricultural or grazing lands.

#### PRODUCTIONS.

A glance at the map of the United States will show that Linn County is located in the very heart of the great grain, fruit and grazing belt of the continent. Corn, wheat, oats, rye, buckwheat, hemp, tobacco, broom-corn, sorghum, millet, beans, potatoes, and all kinds of garden vegetables, etc., are here in abundance. Thus far, corn is king of grains, as will be seen by reference to the table of statistics of shipments hereto appended. It must be borne in mind, however, that this is, emphatically, a stock-raising county, and that by far the greater part of the corn and hay produced is fed to stock in the county. The average crop of corn, under ordinary cultivation, shows an average of from forty to sixty bushels per acre, and where the culture is thorough, the number of bushels per acre sometimes shows a yield of from eighty to one hundred and ten bushels

per acre. Wheat, although the average crop is from fifteen to twenty bushels per acre, is not extensively raised, because of the greater profit realized from corn and stock raising. Any amount of wheat, of finest quality, can be raised here; rye, oats, millet, and buckwheat, grow splendidly, and yield abundant crops. A large portion of the lands are finely adapted for tobacco raising, and, whenever prices justify, large quantities, of fine quality, are produced.

Grasses, such as timothy, clover, red-top, herd grass, etc., grow in rich abundance, and for stock-growing purposes are exceedingly profitable. A large percentage of the improved farms are in timothy meadows, from which an average of from one and three-fourth tons to two and one-fourth tons of hay per acre are produced. Blue grass is indigenous to the soil; and as soon as the native prairie and other grasses are exposed to close grazing they yield to the blue grass, which grows most luxuriantly, and affords the most desirable and nutritious pasturage for cattle, sheep, horses and mules. The celebrated blue grass regions of Kentucky do not excel this splendid country, and a thoroughly grass and corn country like this must necessarily become desirable and wealthy.

From what has been said of the soil and productions, it necessarily follows that it must be

#### A STOCK-GROWING COUNTRY,

and so it is. For growing live stock it has not its superior on the continent. Horses, mules, cattle, sheep and swine all do admirably, and are being raised in large numbers, from the finest bloods down through the various grades to common stock, and very large shipments are constantly being made of horses, mules, cattle and swine, to supply the demands elsewhere.

With such facilities for grazing and feeding cattle, the dairy is taking an important place in the county, and is rapidly becoming a source of profit. It is yet in its infancy, but will soon become an important factor in the business of the country.

#### FRUITS.

Apples of the finest quality are becoming more abundant every year, so that now the local demand is fully supplied, and shipments are being made to supply the demand of less favored localities both north and south. It is a natural grape country, and many varieties are produced in vast quantities, so that pure wines of the best quality is vinted here, and tons of the most luscious grapes are sold every year in the markets at from two to four cents per pound. Pears, peaches, plums, cherries, strawberries and raspberries are extensively raised of the finest quality, and their production may be extended indefinitely.

#### CLIMATE.

Linn County is most happily located as to climate. Being exempt from the extremes of cold or heat, she enjoys all the advantages of a most delightful temperate latitude. It occupies a mean altitude of about nine hundred feet, hence is not subjected to the piercing wintry blasts experienced on the more elevated plains farther west, and is exempt from

miasmatic influences; pulmonary diseases are never begotten here, and are never seen, except in cases where the seed was sown in other climes. No purer, sweeter, fresher air was ever breathed by human lungs than that which fans the prairie slopes of this county.

#### RAILROADS.

Running through the county from east to west is the old reliable Hannibal & St. Joseph Railroad, giving direct communication with the Mississippi River at Hannibal and Quincy, and connecting with the great net-work of railroads diverging from those points south, east and north; and to the west with the Missouri River, and with the great system of railroads diverging from Kansas City and St. Joseph. She also has the Burlington & Southwestern Railroad, crossing the county from north to south. This important road is already completed from Burlington, Iowa, to Laclede, in this county, and will, most likely, be speedily completed twelve miles further south, so as to connect with St. Louis & Omaha Railroad at Cunningham, in Chariton County, thus giving direct communication with Chicago and St. Louis.

#### TOWNS.

The city of Brookfield is the most important on the Hannibal & St. Joseph Railroad, it is centrally located, has about 3,000 inhabitants and does a very large business in shipping live stock and agricultural products. Four miles east of Brookfield is the thriving village of St. Catherine, and six miles further east is the live town of Bucklin, both of which do a fine business. Five miles west of Brookfield is Laclede, at the junction of the Hannibal & St. Joseph Railroad and the Burlington & Southwestern Railroad, which is a fine shipping and business town; and six miles further west is the thrifty business town of Meadville. On the Burlington & Southwestern Railroad, near the center of the county, north and south, is the important town of Linneus, the county seat, a fine business place and a good shipping point. Near the line of the county is Browning, a young town of great thrift and business energy on the Burlington & Southwestern Railroad. Hence it will be seen that Linn County is well supplied with facilities for communicating with the great business centers in all directions.

#### THE PEOPLE.

Linn County contains about 20,000 inhabitants. About one-half of the population are from the Northern and Eastern States, and the residue are from Kentucky, Virginia and Tennessee or are native born. They are of the true make-up hospitable, peaceable, industrious, courteous and possess indomitable energy and thrift; and in intelligence and true moral worth will compare favorably with any community in any locality, all of which is fully attested by her one hundred and fourteen tasteful school houses, and by the neat and attractive churches found in every neighborhood in the county. She is justly proud of her many churches and her noble, well supported free schools, affording the finest facilities for a good education, and thorough moral training to the rising generation. They are

pre-eminently a peaceable and law-abiding people, and no community can be found where every class is more thoroughly protected in their person and property than are the citizens here.

#### PRICE OF LANDS.

Unimproved lands, from medium to the finest quality, can be had at from three to ten dollars per acre, depending on location and advantages; and good improved farms, with comfortable houses, barns and orchards, can be had at prices varying from seven to twenty dollars per acre. Persons desiring good stock farms, of from 300 to 15,000 acres in body, can be most admirably suited in this county.

#### BONDED DEBT.

Linn County has no bonded indebtedness, and only a small floating indebtedness. The school building bonds are nearly all paid off, and, with the exception of three or four townships, there is no railroad indebtedness.

#### STATISTICS.

Wheat shipped.....	bushels, 31,700
Corn " .....	" 341,000
Corn in store.....	" 15,000
Oats shipped.....	" 66,000
Beans " .....	" 980
Millet seed shipped.....	" 900
Timothy " .....	" 3,800
Hay shipped.....	tons, 2,700
Wool " .....	pounds, 55,000
Horses " .....	head, 313
Mules " .....	" 187
Hogs " .....	" 15,210
Cattle " .....	" 1,716
Sheep " .....	" 457

These shipments are from the city of Brookfield alone. Taking the seven other railroad towns in the county together, the shipments would be much enlarged.

The value of real estate, horses, mules, cattle, sheep, swine and other property, in the aggregate, amounts to \$3,600,000, as shown by the assessment of 1879.

## LIVINGSTON COUNTY.

Livingston County, one of the most central counties of the State, was formerly a part of Chariton and Carroll Counties, but the boundaries were fixed in 1837, and the county named in honor of Edward Livingston, Secretary of State under President Jackson.

#### TOPOGRAPHY, CLIMATE AND SOIL—MINERALS.

Livingston County is the heart of the Grand River Valley, it lies in the center from north to south of the great middle belt of the Union—a strip of country about four hundred miles wide, reaching from ocean to ocean, wherein the agriculture, stock, fruit and dairy husbandry, commerce, moral and intellectual culture, railway life and population, have reached their highest development. The great commercial and railway centers, the finest fruits and the strongest, densest population of the American continent is found in this belt. Here is the equable mean between the northern and southern extremes of temperature. In Livingston County they have the mild climate of Maryland, Northern Kentucky and Southern Ohio—such a climate, with a mean elevation of nine hundred feet, gives a high average of health. The malaria, with its consequences, once the dread of the immigrant, is fast disappearing, and one can scarcely ever hear of chills and fever. Three-fourths of the county is high, rolling prairie and gently rolling groves of timber. The remaining part, bottom lands, is exceedingly rich, and can be reduced to a high state of cultivation. It is, indeed, a fair commanding land, quite as rich

in æsthetic charms as in its wonderful latent and undeveloped forces of agriculture. It is a finely watered county; in the northwest part of the county they have the east and west forks of Grand River, Shoal Creek, Indian and Lake Creeks, in the forks; Mound and Muddy Creeks in the southwest; Honey Creek in the northeast, and Medicine and Parsons in the southeast. The forks of Grand River, Shoal Creek, and Medicine, have mills erected upon them. Five of them have flouring mills. There are six steam flouring mills in the county, and twelve steam saw mills. About twenty-five per cent. of the territory is timber. The usual growth and quality of western lands in the bottoms is cottonwood, sycamore, elm, ash, maple, black walnut, pin and burr oak, hickory and pecan; on the uplands, white and black oak, hickory and pin oak.

Coal crops out along the bluffs or Grand River and creeks that empty therein, in stratas of from sixteen to twenty inches. The blue limestone is abundant in the south part of the county. The piers of the bridge at Bedford are of this stone, and are pronounced by judges to be of a very superior quality. South of Grand River is a limestone country, which is said to be the finest of soil for corn, tobacco and flax. East and north of Grand River you meet with but little stone, but the subsoil is clay of black mould, mostly decomposed vegetable matter. Of course it is very strong in productive elements as the rank vegetation everywhere indicates. There are numerous instances where twenty-five or thirty crops of corn are taken from the same field in as many successive years.

The subsoil is a seemingly impervious clay, but it is wholly unlike the heavy, dead, unmanageable red and blue clays of the Ohio, New York and Canada subsoils, being largely composed of silicious matter, lime and magnesia carbonate, lime phosphate and organic matter, and is nearly identical with the lacustrine deposits of the Missouri River slopes of Northwestern Missouri, Southeastern Kansas, Western Iowa, eastern Nebraska, and the world famous loess deposits of the Rhine, Nile, and minor Swiss valleys — it slacks to the loose, flexible consistency of alluvium on exposure to the frost and air, is absolutely imperishable as an element of fertility, and forms the finest and most enduring basis for grasses, fruits and grains known to the world of agriculture.

There is not a more natural blue grass country in the world. It is sweeping over prairie, woodland, field and lawn, eating out everything that comes in its way. Timothy grass is the favorite for meadows; they are resplendent with the richest, rankest, most nutritious growth to be found anywhere in the wide kingdom of grasses.

Timothy seed is becoming an important staple here, a single house shipping 10,000 bushels annually, and about 30,000 bushels of flax seed. Flax is largely raised in the south and west part of the county.

#### FRUIT CULTURE.

Fruit-growing is a great success here, especially apples; some varieties, particularly Rawles' Janette, Ben Davis and winter Pearmain, excel the same varieties that are grown in the East. Pears of some varieties never fail. Peaches do well if not killed by late frosts. Cherries of hardy varieties never fail. The grape, lately introduced in the country, surpasses all expectations and its culture is largely on the increase; and this country may be made as famous for grapes as Alsace, Lorraine and Baden, the loess of the subsoil forming a splendid basis for this industry. Small garden fruits, such as currants, gooseberries, strawberries and raspberries, do well.

#### POPULATION AND GENERAL STATISTICS.

The population of the county in 1840 was 1,825; in 1850, 4,247; in 1860, 4,417; in 1870, 16,730; in 1876, 18,074; it is now fully 20,000. Of the population in 1870, 15,744 were white, and 956 colored; 8,793 male, and 7,937 female; 15,376 native (6,567 born in Missouri), and 1,354 foreign. There are 7,076 school children between the ages of six and twenty-one. The county has a permanent school fund of \$130,000. The valuation of real estate is \$2,894,379; of personal property, \$1,069,655. In 1876 there were 7,675 horses in the county; 1,705 mules; 20,321 cattle; 12,269 sheep; 32,068 hogs; 131,111 bushels of wheat; 1,921,991 bushels of corn; 211,645 bushels of oats; 41,200 bushels of rye; 34,935 pounds of wool raised, and 1,471,398 pounds of tobacco. It is safe to say that since 1876 the amount of wheat grown has been doubled, and all other products greatly increased. At the present time the acreage of wheat is far greater than ever before.

#### SCHOOLS AND FINANCIAL MATTERS.

The total assessed value for school purposes is \$4,500,000. This includes the Hannibal & St. Joseph Railroad property, not taxed for other purposes.

The population of Livingston County is about 20,

000. There are school children between six years and twenty years of age: Males, 3,490; females, 3,480; colored males, 214; colored females, 207; making 7,391.

There are ninety-five public district school houses, mostly frame, well furnished. The levy for taxes, 1879, for State and county, is ninety cents on the one hundred dollars; for railroad tax, fifty cents; school tax, thirty-five cents; making in all one and one-quarter per cent. The railroad debt is about \$75,000 and will be wiped out in a few years.

#### PRINCIPAL TOWNS AND SHIPPING FACILITIES.

Chillicothe, the county seat of Livingston County, is destined to be the great railroad center of North Missouri. The old reliable Hannibal & St. Joseph Railroad runs through it nearly on an east and west line. The Wabash, St. Louis & Pacific Railway is completed, and passes through Chillicothe, and is the shortest route from Omaha to St. Louis by seventy miles. A survey is now progressing for the extension of the Chicago & Burlington Railroad to Kansas City. One of the surveys passes through Chillicothe, and is by far the shortest and best route. Chillicothe would be a fine feeder for Chicago freight. The Chillicothe & Des Moines City Railroad is graded and bridged to Trenton, and will be built before many years. With these competing lines of one hundred miles of railroad in this favored county, the producers and traders can command the best markets east, west, north or south, and secure the most favored rates of transportation.

Grand River was declared by the United States deputy surveyors a navigable stream throughout the entire county, and is therefore a public highway, and when Eads' jetty system proves to be, which it will, a success, its theory may not confine itself to the Mississippi and Missouri Rivers, but its results may be pushed into and through this county, and slack water navigation may bear upon its crest barges of a hundred tons, moving on toward the great commerce of the world in obedience to the natural laws of trade, filling its place in the progress of things marked out by its unalterable destiny.

Utica is situated on the Grand River six miles west of Chillicothe, on the Hannibal & St. Joseph Railroad, and is a thriving business place. The town contains about 700 inhabitants, a Baptist, Episcopal, Methodist, Congregational and Catholic church, and a large brick school building in which is employed a corps of four teachers.

Twelve miles west of Chillicothe, near the western boundary of Livingston, on the line of the Hannibal & St. Joseph Railroad, nestles the beautiful little village of Mooresville—unpretentious in appearance, but nevertheless a stirring little town of some 200 inhabitants.

In a business point of view, Mooresville compares favorably with the best town in the county.

Avalon, an enterprising, flourishing village of about 200 inhabitants, is situated two miles east of the center of the township of the same name, on a mound which rises gradually to a height considerably above the surrounding country. It has two churches (United Brethren and Presbyterian), two

physicians and one dentist, but no saloons—hence, no lawyers.

Avalon Academy, a large brick building, fifty-two by sixty-two feet, two stories high, is situated just at the north side of the village.

Situated nine miles east of Chillicothe the county seat of Livingston County, is found the thriving little village of Wheeling, on the line of the Hannibal & St. Joseph Railroad. The population numbers about 250. In the immediate vicinity of the village are some very fine tracts of land. There is water, coal and timber in abundance, and all of easy access. The soil is excellent, and farms average from forty to one hundred and sixty acres. The price of land varies from eight to twenty-five dollars per acre, according to location, quality and improvements.

The live, enterprising town of Dawn is situated on Shoal Creek, six miles south of Utica and eleven miles southwest of Chillicothe, in Mound Township. It is an unusually bright, thriving little place, noted for its extensive trade in all kinds of farm products, the enterprise of its business men and its good school. There is but one church building—the Presbyterian—but its doors are open to all denominations.

Bedford, situated in the southeast part of Livingston County, is a village of 400 or 500 inhabitants, and lies on the south bank of Grand River on undulating prairie land, about one mile from the depot of the Wabash, St. Louis & Pacific Railway, a direct line from St. Louis, Missouri, to Omaha, Nebraska. It is about twelve miles southeast of Chillicothe and surrounded by as fine an agricultural region as is to be found in North Missouri.

Farmersville is a sprightly little village, situated north of Chillicothe fourteen miles on the State road leading to Trenton in Grundy County. Its inhabitants number about 100 souls, and are an energetic go-ahead class of people, coming mostly from Northern and Eastern States. The town is located in a thickly settled country, in the midst of most beautiful and fertile lands.

Spring Hill, the principal town and post-office of Jackson township, is an old place, and was for many years a point of considerable importance. It however contains several business houses, blacksmith

shops, etc., and is the center of a considerable local trade.

Jimtown is situated at either end of the great iron bridge recently built across Grand River, four miles south of Chillicothe, and is a prosperous village.

Ludlow is one of the unpretentious post-offices of Livingston County. It is surrounded with excellent farming lands, and the citizens invite the emigrant to give the country a passing glance in their search for a pleasant home.

#### PRICES OF LANDS.

Unimproved lands in this county range in price from two dollars and fifty cents to twelve dollars per acre, while farms range from ten to twenty dollars per acre, while an occasional farm with superior improvements and specially well located at twenty-five to thirty dollars per acre.

#### PRODUCTIVENESS.

Corn, about seventy bushels; of wheat, to the acre, twenty; of oats, forty; rye, buckwheat and barley do well, but are not much grown. Flax does well and yields about ten or twelve bushels of seed to the acre. Navy, castor and other beans yield largely and are profitable. The bulk of the wheat sold this year brought ninety cents to one dollar per bushel. Corn is worth twenty-five cents; oats, twenty cents.

#### SUMMARY AND INDUCEMENTS TO IMMIGRANTS.

There is no county in the State that has a brighter future before it than Livingston. The two competing roads are of immense advantage. The competition enables the merchants to get low freights, and consequently to sell goods lower than any other town within fifty miles of Chillicothe; it also enables dealers in stock, grain and all kinds of farm products to pay farmers a higher price for whatever he buys of them than they can get anywhere within fifty miles of the county seat. With one or two other competing roads the advantages of Livingston County in this respect will be greatly improved. The people have the choice of St. Louis and Chicago as markets.

## MCDONALD COUNTY.

The county of McDonald is the extreme southwestern one in the State of Missouri. It is bounded on the east by Barry County, on the north by Newton, on the south by Benton County, Arkansas, and on the west by the Cherokee Nation.

#### PHYSICAL FEATURES.

The surface of the county is diversified, being in places rolling and hilly, with much bottom lands on the creeks and fertile valleys. In the four different

corners of the county there are fine areas of prairies, averaging about a township to each locality. There are also extensive plats of what are called flat wood lands, which are exceedingly fertile.

The county is supplied with a dense growth of timber, consisting of pine, cedar, all the oaks, hickory, walnut, wild cherry, sycamore, ash, etc.

The county is well watered. Springs of the purest water, some of them possessing medicinal qualities, are numerous. There are many beautiful streams

traversing the county, furnishing an abundance of stock water, and supplying fine fish and excellent sport to the disciples of Izaak Walton. The water-power is good, and to a limited extent has been utilized in the erection of many good saw and grist mills.

#### THE CLIMATE.

The climate is unsurpassed, the winters being mild and short, stock requiring but little feeding or care.

#### SOIL AND PRODUCTIONS.

The soil and climate of the county favor the most diversified culture, and herein lies the great advantage which this county offers. The two extremes of northern and southern products, to-wit, corn and cotton, are produced in paying quantities. Between these two extremes everything usually grown by farmers can be cultivated profitably. Wheat, oats, tobacco, flax, the tame grasses, castor beans, potatoes and all garden products are profitably raised. With such a diversified production, it will at once be seen that the owner of even a small farm can furnish himself and family with all they materially require, with but little expenditure except his own labor.

#### STOCK-RAISING.

Horses, mules, cattle, sheep and hogs are raised to considerable extent, and with small outlay or attention.

The native range and mast is excellent and abundant, and being free, is no inconsiderable item in the capital of the stock-grower.

#### FRUITS.

Fruit of all kinds grows luxuriantly and mature in richest flavor. Grapes, both wild and tame, are produced in enormous quantities and of the finest varieties.

#### EXPORTS.

Wheat, tobacco and fruit—of the latter apples principally—are sold in large quantities for export. Cattle, sheep and hogs are also raised and shipped largely.

Neosho, twenty-two miles distant from Pineville (the county seat), on the St. Louis & San Francisco Railway, is the principal shipping point for the county.

#### EDUCATIONAL.

Good school houses are built, and schools maintained in almost every sub-district in the county. The moral tone of the county is good. There is not at this writing a single licensed dramshop in the county.

#### LAND PRICES.

There are over 100,000 acres of improved and inclosed land in the county. Farms can be purchased at from five to twenty dollars per acre; unimproved lands at from two to ten dollars. Considerable Government lands are yet subject to homestead entry. The St. Louis & San Francisco Railway owns near 100,000 acres of land, which is in market, and is being sold cheap and on favorable terms.

#### POPULATION AND IMMIGRATION.

The population of the county is thought to be at least 8,000. Immigration is now setting in favorably, and the class of settlers all that can be desired.

## MACON COUNTY.

The County of Macon forms part of northern Missouri, and is situated between the Mississippi and Missouri Rivers, near the center of the State, east and west.

In respect to

#### LOCATION, CLIMATE AND TOPOGRAPHY,

Macon County is fortunate, and should be especially attractive to the immigrant. Bounded by the fair, fertile and highly developed counties of Shelby, Knox, Adair, Sullivan, Linn, Chariton, and Randolph, teeming with intelligent, orderly and progressive populations, is, by reason of its surroundings, the center of one of the most attractive districts in the Great Southwest. A dry atmosphere, good natural drainage, and pure water, the great conditions of uniform health and long-life, are found to exist here in a remarkable degree. The county is about equally divided between prairie and timber land, and so advantageously located as to render it possible for every farm to contain both

prairie and timber—a most important item to note. There is but little waste land in the county, all being susceptible of cultivation or the growth of the various grasses.

#### TIMBER AND STONE.

All the different varieties of oak, walnut, ash, elm, maple, sycamore, hickory and other woods are abundant. Oak timber finds a ready sale for local manufacturing purposes. Fully 150,000 railway ties are shipped annually. For several years past, quite a large quantity of walnut timber has been shipped to Eastern manufactories. White sandstone and blue limestone are abundant in many parts of the county.

#### PERPETUAL WATER.

The Chariton River, with its tributaries; the numerous and permanent artificial ponds, and splendid wells and cisterns, furnish every portion of the county with an unfailing supply of pure water.



## THE SOILS.

The dark soil, with a yellowish subsoil, predominates. All know the productive capacity of the black soil. This subsoil, when exposed to the chemical action of the elements, becomes equally as productive, and far more durable than the black alluvial soil; and as a basis for fruits and grasses, and, in fact, for every variety of vegetable production grown in this latitude, is remarkably rich, versatile and lasting.

## PRINCIPAL PRODUCTS.

The principal products of the county are corn, tobacco and the different grasses. Although wheat, and all other kinds of small grain, can be grown successfully, corn, tobacco and the grasses being the most profitable crops, more attention has been paid to them. It is estimated, upon good authority, that the corn crop of Macon County last year amounted to the immense yield of about 4,550,000 bushels—amount exported, 3,640,000 bushels; surplus not sold, 910,000 bushels. This estimate, of course, does not embrace the large amount of corn already fed to stock by the farmers and feeders of the county. The price paid for corn was twenty-six cents per bushel, delivered at the elevator. Thus it will be seen that the farmers of the county have realized already for the corn crop of last season the sum of \$140,000.

## TOBACCO.

Very much of the soil of the county is well adapted to the growth of tobacco. The production of tobacco is one of the most extensive and profitable industries of the county, and not interfering in the least with the cultivation of other crops. From 2,000,000 to 3,000,000 pounds of this great staple are annually grown in the county. In 1876 about \$150,000 was paid to the tobacco growers of the county for the crop of that year. The average yield is about eight hundred pounds per acre; price from five to ten dollars per hundred pounds.

## WHEAT.

Wheat until recently has only been grown to a limited extent; but, at the last harvest, a very fair crop of wheat was gathered, thereby demonstrating that by proper cultivation this county will produce wheat as fine in quality and of as large average yield as most wheat-growing sections.

## THE GRASSES.

Macon County is the natural home of the grasses, especially blue grass. Next to the coals, the blue grass, clover and timothy yields are the greatest source of wealth the county possesses. Blue grass is found everywhere and grows in great luxuriance. The meadows and pastures afford splendid grazing for at least ten months of the year, and yield more net profit than all the grain fields of the county. The grass being sweet and strong, the water pure and plentiful, and stock requiring but little care; and as it costs but from fifteen to twenty cents per bushel to grow corn for winter feeding, and the great live stock markets of Chicago and St. Louis can be reached in a few hours by rail, and the flocks

and herds can be kept in good condition nearly the year around on lands that cost not more than from two to ten dollars per acre, every condition essential to successful and profitable stock-growing conspire to render Macon County a first-class stock county.

## THE HAY CROP.

It is estimated that the hay crop of this county last year amounted to 2,200 tons; crop shipped, 1,900 tons; average price paid, \$7.50 per ton; crop on hand, 300 tons; price contracted at, \$6.00 per ton.

## EXPORTS OF BUTTER AND EGGS.

It appears from carefully prepared estimates furnished by grocers and dealers, that the butter and eggs shipped from the county during last fall and winter brought about \$25,000. Average price paid the producer for butter was fifteen cents per pound. Average price paid for eggs was eight and one-third cents per dozen. This is no small item in the sum total of a farmer's income.

## A SHEEP COUNTRY.

This is a capital sheep country. It costs but little to raise sheep here. They do well on the natural pastures nearly the whole year round, and on lands too, that cost less to own than the annual rental of a New England or Northern farm. Wool, mutton and surplus stock sheep, command a good price. For all kinds of stock and for dairy purposes, this section is unexcelled. Considerable attention is being devoted to introducing and breeding blooded stock.

## LIVE STOCK EXPORTS.

When it is remembered that fully one-half of the county is still uncultivated, and that not one-fourth of its grass and grain-growing resources are yet developed, the following showing of live stock shipments is a splendid commentary upon the stock-growing capacity of a partially developed country:

Yearly shipment of fat cattle and	
swine.....	car loads, 1,500
Yearly export of fat sheep.....	head, 7,000
“ “ “ stock sheep.....	“ 2,000
“ “ “ horses and mules “	3,000

Amount realized by the farmers and feeders of the county, \$1,000,000.

## FRUIT-GROWING.

Location, soil, climate, a good home market, close proximity to foreign markets by rapid transit, renders this a good fruit-growing section. Apples, pears, cherries and grapes succeed well and never fail. Peaches are not a certain crop—occasionally the yield is abundant and excellent. Small fruits, such as strawberries, gooseberries, blackberries, raspberries and currants rarely ever fail.

There were shipped last season from the county, about 43,000 bushels of apples. Price paid the grower, fifty cents per bushel.

## COAL AND COAL MINING.

Aside from its adaptability for general agriculture, stock-raising and fruit-growing, Macon County is immensely rich in its inexhaustible deposits of coal.

The following facts speak for themselves. The coal veins average about five feet in thickness. It is estimated by experienced miners that five hundred out of the eight hundred square miles of the county are underlaid with coal of a splendid quality. While coal mining is yet in its infancy, there are several mines in successful operation employing five hundred men. The monthly coal product of this county is about nine thousand three hundred tons or seven hundred and seventy-five car loads. It is often the case in the Eastern States that coal lands have no value aside from the coal, but such is not the case in Missouri. Land overlaying coal beds is often as rich and productive as any other land in the surrounding country. The coal deposits of Macon County are an inviting field for capitalists and when developed will alone be a source of great wealth to the county.

#### EDUCATIONAL ADVANTAGES.

The public school is to be found in every school district and all the schools are in a flourishing condition. A permanent reserve fund with the interest thereon, the county apportionment from the State, the county fines, and a direct tax, afford a splendid basis and sure guarantee for the universal and thorough common school education of the people.

#### ROADS AND BRIDGES.

Every important stream in the county has a good bridge over it, and the roads generally are well cared for.

#### FINANCIAL CONDITION.

The financial condition of the county is good, and the taxes low. The State, county and railroad tax altogether is only ninety-five cents on the one hundred dollars, and the school tax (outside the "special school district" of Macon City—that is, in the rural districts—over the county generally) is only twenty cents on the one hundred dollars—making the small sum total tax one dollar and fifteen cents per one hundred dollars.

#### TRANSPORTATION AND MARKETS.

The railroad facilities in the county are quite extensive, and afford the means of easy access to all the best markets by rapid transit. The Hannibal & St. Joseph Railroad and the Wabash, St. Louis & Pacific Railway, each transverse the county centrally from east to west and from south to north, crossing each other at Macon City, the county seat.

#### CHEAP LANDS.

Lands are astonishingly cheap in Macon County. Good improved farms can be had for from seven to eighteen dollars per acre. Good farm improvements are daily offered at cost, with the land thrown in. Thousands of Eastern men are passing through Missouri to the treeless, cheerless, grasshopper plains of Kansas, to pay more for wild lands than the price asked for rich, fairly improved farms in Macon County, where timber, perennial grasses, abundant pure water, fruits, a good climate, schools, churches, markets, railways—in a word,

where everything that can make life enjoyable awaits the immigrant.

Besides these improved and unimproved lands held by private individuals, for sale at great bargains, and to be had on easy terms, the Hannibal & St. Joseph Railroad has about 50,000 acres on the market at from two to ten dollars per acre. Terms: One-sixth of the purchase money down, and the balance in six years at six per cent. interest. These lands embrace some finely improved farms that have fallen back to the railroad company by reason of non-payment of the purchase money. Energetic men could easily pay for these farms with the proceeds of two average crops.

#### TOWNS OF THE COUNTY.

Want of space precludes as extended a notice of the towns of the county as their growing importance and merits deserve. The chief town and commercial center of the county is Macon City, the county seat, a well located and nicely improved place of about 4,000 inhabitants. This beautiful and thriving little city is situated at the crossing of the Hannibal & St. Joseph Railroad and the Wabash, St. Louis & Pacific Railway, one hundred and sixty-nine miles northwest of St. Louis and one hundred and ten east of St. Joseph. It has admirable natural drainage, a perpetual supply of pure water, is regularly laid out, and the principal streets are macadamized. The place contains a number of large and substantial business structures and handsome residences. Its police regulations are excellent and its social life orderly and most enjoyable. The town has made much valuable improvement during the last fall and winter—the most important of which is the erection of a fine hotel and business structure of imposing dimensions and architecture, approximating a cost of \$35,000, and of an elevator at a cost of perhaps \$8,000. During the past fall and winter there has been a general business revival in all the departments of trade, not only in Macon City, but in all the towns of the county. A large, well built and conveniently arranged court house, two very comfortable and commodious public school buildings, for the accommodation of the white and colored children, a flourishing private academy, twelve handsome church edifices, afford superior legal, educational, and religious facilities.

#### SOCIAL.

Three weekly newspapers, the "Republican," "Register" and "Greenback," a semi-monthly religious periodical, and the "Missouri Temperance Advocate," all being well supported, attest the fact that the people of Macon City and surrounding country are a reading people.

The Masonic, Odd Fellows, Temperance and other societies, being well sustained, gives abundant evidence that Macon people are also a benevolent and sober people.

Any description of Macon City, however well written, would be incomplete were a notice of its elevator omitted—a substantial structure with a storage capacity of 20,000 bushels, capable of shelling 12,000 bushels of corn per day, and is completely furnished with all the modern machinery and facilities.

Macon City boasts of a large, excellent and well

conducted manufactory of wagons and buggies. A large amount of work was turned out last year. The work is first-class and commands ready sale. Also, of a plow factory, a flour mill and a saw mill.

Macon City, with its healthful location, excellent facilities for transportation, surrounded by a good agricultural, stock and fruit country, its close proximity to vast deposits of coal, its water-power

and great variety of fine timber, possesses all the elements essential to make it a great manufacturing town as well as a commercial center.

La Plata, Callao, Bevier, New Cambria, Atlanta and Sue City are thriving towns containing from 500 to 1,500 inhabitants. Have good school and church privileges, good society and surrounded by a good agricultural country, and close to markets.

## MADISON COUNTY.

Madison County is situated in the southeastern portion of the State, one hundred miles south of St. Louis, on the St. Louis, Iron Mountain & Southern Railway—bounded north by St. Francois County, east by Perry and Bollinger, south by Bollinger and Wayne and west by Iron County, and contains 295,550 acres.

The population in 1820, was 2,047; in 1830, 2,371; in 1840, 3,395; in 1850, 6,003; in 1860, 5,664; in 1870, 5,849, of whom 5,688 were white and 159 colored; 3,015 male and 2,834 female; 5,471 native (3,869 born in Missouri), and 378 foreigners; in 1876, 8,518, of whom 8,264 were white and 254 colored. By the census of 1876, 2,076 horses, 841 mules, 5,533 cattle, 4,752 sheep, and 13,102 hogs were enumerated. The population of the county at the present time is from 10,000 to 12,000 people.

### PHYSICAL FEATURES.

The surface of the county is very rough and broken, with granite and porphyry hills, some of which rise to a height of seven hundred feet above the level of the St. Francois River. These are often narrow, irregular and precipitous—some of them, as it were, forming vast pyramids, from the summits of which a view of the county is grand beyond description; the mountains seem to hide from view the valleys beneath; the eye seems to rest on nothing but a succession of mountains, having a blueish cast. The productive lands may be divided into three classes: First, the table lands which are not as elevated as the porphyritic mountains. They are not rich as to soil, but unsurpassed for orchards and vineyards, being above the fogs and frosts. Second, are uplands or "second bottom," which have a clay foundation above the overflow, and are esteemed as most valuable lands. The soil along the streams is mostly of a sandy loam, and quite productive, but subject to overflows. Timber of many varieties may be found in Madison County, such as black and white walnut, white, black, red, Spanish, post and burr oak, black-jack, black and sweet gum, soft and hard maple, wild cherry and hackberry, white and red hickory, yellow and pitch pine, red cedar, redbud, birch, hornbeam, sassafras, pawpaw, sycamore, white and red elm, linn, sumac—in fact, endless varieties of shrubs.

When this county was first settled, the pine forests were unsurpassed. The table land had comparatively no timber, but was covered with the finest grass, which gave sustenance to wild and domestic animals in winter and summer. The creek and river bottoms were covered with cane-brakes. The vast forests of pine have been culled and used for lumber and charcoal, yet the whole surface at this time (except the portion in cultivation) is well set with young timber which, if taken care of, will, at no distant period, be valuable. There are evidently more cord feet of timber on the lands at this time than existed at any former period. The Castor River, on the eastern border of the county, runs in a southern direction through the entire length, and loses itself in the swamp counties. It is a beautiful stream of pure water, fed by living springs and small tributaries, such as Dry and Grounds' Creeks and Whitener's Branch, from the east; Kelley's, Mouser's, Big and Shutley's Creeks, from the west. The St. Francois River has its source in St. Francois County. The main prong runs through the entire western border of the county, and forms a junction with the Mississippi River in the State of Arkansas. The east fork, which runs near Fredericktown, is very crooked. It forms a junction with Big St. Francois some twelve miles below Fredericktown. The Saline, Mill, Village and Rock Creeks, are tributaries of the east fork; the Muscow, of the west. Brewer's, Stout's, Marble and Leatherwood Creeks are tributaries of the Big St. Francois on the west side; Cedar, Captain's, Turkey, Twelve Mile, Piney, Dry and Trace Creeks are tributaries on the east. The tributaries in Madison County only have been noted. These streams afford excellent water-power for mills and machinery for manufacturing purposes, some of them having a fall of seventy-five feet to the mile.

### AGRICULTURAL RESOURCES.

Although this county is generally considered and recognized as a mining country and many families live at the various mines in the county, who are wholly dependent on the farmers for their bread-stuffs, meat and vegetables, yet thousands of bushels of wheat were shipped last season from here to

St. Louis and Little Rock, while hundreds of cattle, hogs and quite a number of mules and horses were sent to St. Louis and other markets. All of these products bring good prices in this county and only the surplus is shipped. These facts demonstrate that Madison is not only a mining but an agricultural county as well, and is more than self-sustaining, as it can and does produce more than the inhabitants can consume. The following are the number of carloads of the products named, shipped from the county during the year 1879—this information is taken from the books at the different railroad stations and is correct: Wheat, 116 cars; flour, 61½; charcoal, 154; cedar posts, 23; live stock, 49; shaved hoops, 5; silver ore, 5; pig lead, 203; lumber, 4; brick, 2; staves, 76; gravel, 69; railroad ties, 51; nickel matter, 2.

The principal productions are corn, wheat, oats and rye. Barley grows well. Tobacco grows as well as in Tennessee and Kentucky. It used to be cultivated and at one time was a staple product. The grasses grow well, such as timothy, red top and red clover, orchard and blue grass, the latter spreading over the country and growing spontaneously. There are many orchards in the county, but unfortunately they were not planted on the high lands, consequently frosts often destroy the fruit. Grapes, like other fruit, do better on elevated land; however, some of the finest grapes of the Concord varieties are raised in the low lands. The Catawba does remarkably well on the mountains. Indeed, if grapes have a home it must be in Madison County. They grow wild on most all the lands, the vines in many instances measuring six inches in diameter, climbing tall timber and resembling large cables on a vessel. Small fruits, such as strawberries, gooseberries, raspberries, blackberries, etc., grow well. Garden vegetables grow to perfection.

#### STOCK-RAISING.

This county is extremely well adapted to stock-raising, perhaps better than any other branch of farming. There are tens of thousands of acres of hill land that will never be inclosed, which afford excellent pasturage for more than half the year. Sheep husbandry could certainly be made profitable.

#### PRICE OF LANDS, ETC.

The census of 1870 gives 13,298 acres of improved land; 62,839 acres of wood land, besides 1,790 acres of other unimproved land. The price of land is variable, according to location, quality, etc., but is very cheap. Unimproved farming lands can be bought for from one to eight dollars per acre, and improved farms for from five to forty dollars per acre, according to character of land, improvements and location. There are quite a number of small farms, consisting of from sixty to two hundred acres of land, with from twenty-five to one hundred acres in cultivation, surrounded with good pasturing and timber lands, which could be bought for from five hundred to two thousand dollars. Also some very large tracts of unimproved lands, which can be bought very reasonable. Lands known as mineral land vary greatly in price according to proximity to paying mines and the looks of the prospects at the surface.

#### MINERAL RESOURCES.

From the discoveries of the lead mines, by M. La Motte, until 1830, mining was performed on a small scale. From that time to the present writing the annual yield has been more than 1,000,000 pounds. The early miner threw away a quality of lead ore, called by the old French miners "dry bone." It was thought by them to be worthless. An intelligent German, by the name of Louis Hagan, a practical chemist, analyzed the ore and found it to be rich. It is of a whitish color. He also introduced some valuable improvements in smelting ores of the Mine La Motte domain, which embraces 24-010 acres of two-thirds in Madison and the other third in St. Francois County. Nearly the entire tract is valuable for farming as well as mining purposes. A singular feature of these mines is that, instead of the veins being in a perpendicular position, they lay in horizontal stratas. The metals found there consist of the blue, white and red lead ores, nickle, copper, antimony, bismuth, manganese, zinc, iron, cobalt and arsenic. Gold and silver are said to exist there too. The latter statement may be taken with some grains of allowance. Lead does exist in such quantities as to warrant a supply for centuries to come. The same may be said of nickle and cobalt. There are other valuable paints, clays and building stone on the domain. This tract was confirmed in 1827, by act of Congress, to Messrs. Valle, Pratt, St. Gemme and Beauvis, and on November 6, 1836, it was sold by commissioners appointed by the Circuit Court of Madison County "on petition for partition of lands and tenements."

Lead and copper can be found in many parts of the county. Iron exists in great abundance, mostly of the brown hematite quality. There are so many iron deposits in the county that it would require too much space to describe them minutely. A considerable quantity of the ore has been shipped to St. Louis. There is a copper mine one and a half mile southeast of Fredericktown, which is rich and extensive, but has not been worked profitably owing to the great quantity of water. There is a copper mine south of Fredericktown which has the appearance of being valuable. The net returns of the Mine La Motte Copper Mines (discovered in 1838) for three years amounted to \$150,000. They are now worked for nickle.

Gold and platinum are said to exist in the county, also German silver. Some years since considerable excitement was created by reported discoveries of silver, and during the last eighteen months large amounts of St. Louis capital has been expended in opening up the mine and putting up extensive works. It is claimed that these mines are paying handsome dividends on the investments. No doubt exists in the minds of competent authorities that the day will come when Madison County mines will be of great value.

In the county there are also quarries of granite, sandstone, limestone, etc., for building purposes, and quantities of blue and white rock, which makes the best of lime. Some ten miles southwest of town there exists vast quantities of red marble mixed with flint, which gives it a variegated appearance. On Marble Creek, a tributary of the St. Francois, twenty-two miles from Fredericktown, exists quantities of white marble. Some of it has blue streaks,

which give it a nice appearance when polished. Clay which makes hard and durable brick, fire clay, kaoline, moulding sand, paris white, sulphur, silax, feldspar, burr stone, yellow and red ochre can be found. No stone coal has yet been found. Some chemists say that where gray slate exists, stone coal may be found at a depth of one hundred feet. If this statement be correct, there is a plentiful supply.

#### MANUFACTURES.

The manufacturing interests are embraced in a few smelting furnaces, ten flour and grist mills, four saw mills, two planing mills, the Co-Operative Manufacturing Company, a plow factory, and a pottery; besides a great many artisans and skilled workmen in every branch of industry.

#### FINANCIAL.

The valuation of the county, per census of 1870, was \$8,210,000. Whilst some of the people are in debt, there are quite a number of solid men who are above the waves, and have large amounts invested in United States bonds. The county debt is only \$8,000.

The people have acted wisely in not voting appropriations to corporations. The merchants are all doing business on their own capital. Nothing of the mushroom style of doing business is attached to them. So the immigrant who seeks a home, need not fear to invest his means in Madison County.

The county is penetrated by the St. Louis, Iron Mountain & Southern Railway, which passes through the northeastern portion of the county for a distance of twenty-three miles. The company have a depot, round-house and machine shops at Fredericktown. A great deal of yellow pine plank, stove-bolts and railroad ties have been shipped from Marquand, Cornwall and Fredericktown.

#### EDUCATIONAL.

The educational interests of this county are in a prosperous condition. There are forty-five sub-districts, and 2,875 children over six and under twenty years of age, who attend school four months each year. Besides, there are a great many being educated at universities outside the county.

#### TOWNS.

Marquand, on the St. Louis, Iron Mountain & Southern Railway, is fourteen miles southeast of Fredericktown; has three stores, one merchant mill, one hotel and one church (Presbyterian); also, one Missionary Baptist Church close to its limits; population, 150.

Cornwall, a station on the same railroad, seven miles southeast of Fredericktown, contains one store and wood-yard, and used to be a shipping point for iron.

Mine La Motte, four miles north of Fredericktown and two and a half miles from the railroad station bearing its name, is a beautiful place to live. It has one drug store, a tin shop, a restaurant, saddler shop, two meat markets, a hotel, two shoe shops, a number of private boarding houses, one smithy, two churches (Catholic and Presbyterian), two school houses, and a large general store. There are also two stores one mile south of Mine La Motte. The company is punctual in paying its employees. There

is also a machine shop and a watchmaker shop there. The population is about 500, and the people are very industrious.

Fredericktown, the county seat, and one of the most thrifty towns in Missouri, is one hundred and five miles from St. Louis and ninety-one miles from Belmont, and was settled in 1821. It contains six churches: one Christian, one Catholic, two Methodist (one colored), and two Baptist (one colored), and about 3,000 inhabitants. The greater portion of the old settlers, some of whom are still living, were Catholics. There is one large public school building, well supplied with modern desks and apparatus, costing \$8,000.

There is one weekly newspaper, established eight years, Democratic in politics.

To describe all the elegant buildings in Fredericktown would be unnecessary. Suffice it to say, that no inland town with the same number of inhabitants, can boast of more durable and elegant buildings and suburban cottages; besides, the town is well watered, wells, cisterns and living springs abound, and Saline Creek runs through the center of the town, affording water in great abundance for all purposes. There, perhaps, is not a more healthful place in Southern Missouri. It is destined, so the inhabitants think, to be one of those summer resorts for health-seekers and gentlemen of leisure, who know how to enjoy life.

#### SOCIAL AND RELIGIOUS DENOMINATIONS.

The first Catholic Church in this county was established in Fredericktown, by Father Celeni, in 1827. Its members number about 400.

The Christian Church was organized in Madison County in 1812. There are three congregations in this county: one in Fredericktown; Antioch Church, situated one and three-quarter miles east of Fredericktown, has a membership of 300, and Green Chapel, situated on the St. Francois River, twenty miles south of Fredericktown, has a membership of fifty. There are nine Missionary Baptist Churches, with a membership of 520, and seven ordained ministers. There are several old Baptist churches in the county. The Methodist Church (South) numbers 260 members; the old Episcopal Church (North) fifty. Besides, there is an organization of Congregational Methodists. There is one Lutheran Church in this county, with about 200 members.

The various orders of Masonry, Odd Fellowship, Knights of Honor, A. O. U. W., Good Templars, etc., are strongly represented.

#### TO IMMIGRANTS.

The climate is mild and healthful; the nights are cool and invigorating. Some of the landscape scenery is grand beyond description. The people are of the mediocrity; no aristocracy. Every man is rated according to his real merit; and a more kind, whole-souled, generous people, as a body, can nowhere be found. They hail from all the States in the Union, from France, Germany, England, Ireland, Scotland, and other countries. Taken together with the first settlers, they form a homogeneous society, destined, at no distant period, to develop the vast and varied resources, and cause this country to bloom as the rose.

## MARIES COUNTY.

### JEFFERSON TOWNSHIP.

Maries County is divided by the Gasconade River, in about equal parts, the stream flowing from a point south to a point about or near the same distance east of north through the county. The river enters the county on the west side of range 9, township 38, section 6, and flows north by east and enters Osage County near the west side of range 8, township 41, section 18. The eastern portion of the county is watered by the Dry Fork of the Burbois and Peavine Creeks, with wide and fertile bottoms, while on either side, upon the high lands, Galloway's and Lane's prairies form the upper table lands. The soil is thinner than that of the low lands, but is good, and a large portion of it subject to cultivation, in fact some of the finest producing farms and best improvements are upon these lands. They are well adapted to the growing of small grain, tobacco, fruit and grass, easily cleared and rendered fit for cultivation. Besides, there are large

### DEPOSITS OF MINERAL

in this portion of the county, mostly iron. This section of the county includes all of ranges 7 and 8 east of the Gasconade river and north of township line dividing 39 and 40, including all of Peavine, Galloway's prairie, Dry Fork of Burbois, and about half of Lane's prairie, provided with four post-offices, two flouring mills, one woolen mill, located at Pay Down, near the Gasconade River; also one store in the midst of a flourishing and thrifty German settlement. This section is adapted to stock and fruit, and, being adjacent to the Gasconade River, with its fine timber, is now furnishing considerable lumber, which is floated out of the Gasconade. The growing of hogs is a profitable business, owing to the immense yield of corn from the river farms in this section of country.

This portion, more particularly watered by the Dry Fork of the Burbois and Peavine, includes the drainage from Lane's Prairie and Galloway's Prairie, all of which is settled by a thrifty set of farmers. The unsettled tillable cheap lands in this region are capable of sustaining a population twenty times greater than the present. The two streams, Peavine and Burbois, flow from the south and west, and form two large valleys, which intersect each other in the northeast part of the county, while Galloway's Prairie from the table lands upon the north and Lane's Prairie on the south, all in its basis a population of about 1,200.

### WHEAT, GRASS AND CORN

are the staple products of the bottom lands, while hogs, cattle and mules are the principal stock shipments. Wheat, oats, rye, grass and fruit of all kinds are successfully produced upon the table lands.

The scenery upon Lane's Prairie is beautiful. The school interest in this portion of the county is

in a flourishing condition. Large and fertile tracts of land are lying idle, awaiting the touch of the energetic, industrious and scientific husbandman. Intelligent labor and nominal capital is all that is lacking to make Jefferson Township, in Maries County, Missouri, almost a continuous neighborhood of well-to-do farmers.

### JOHNSON AND SPRING CREEK TOWNSHIPS

comprise that portion of Maries County east of the Gasconade River and south of the line dividing townships thirty-nine and forty, and watered by the Burbois and Spring Creeks, known as Johnson Township and Spring Creek Township, and lies north of the St. Louis & San Francisco Railway, along the north boundary of Phelps County and including the south half of Lane's Prairie and Spanish Prairie, forming the table and uplands on the north and northeast from the Burbois, Spring Creek heading up south at the city of Rolla, and flowing northwest to the Gasconade River, four miles south of Vienna, in Maries County. The hill scenery from Rolla to the Gasconade River along this stream is mountainous, picturesque and grand, while in the valley of Spring Creek are some of the most fertile lands in the county.

All the hills bear large deposits of mineral, both iron and lead, and are of sufficient richness to invite and command the attention of foreign capitalists. There is also in this portion of the county and in the center of the mineral developments the finest springs of mineral water in the West. These springs break out from the hills in the mineral-bearing districts, and are located one mile and a half south from Lane's Prairie, twelve miles southeast of Rolla, and ten miles northwest from St. James. The water has been analyzed by Professor Wait, of the School of Mines, and from his analysis is found to contain lime, magnesia, chlorine, iron, potassa, soda, sulphuric acid, and salicylic acid in more or less quantities.

### TIMBER INTERESTS

in this section are also commanding the labor of a large force of workmen, besides the soil being well adapted to the cultivation of wheat, corn and tobacco, and if the mineral interests should be properly developed, would furnish employment for a vast army of laborers. This includes what is designated as Spring Creek Township. East of this lies Johnson Township, a district nine by seven miles, which is more densely populated than any district of its size in the county, was taken from Phelps County and attached to Maries. Nearly all of this territory is susceptible of cultivation. It is the best improved portion of the county. Farmers are thrifty, but are owners of too much uncultivated land. This offers one of the best fields for immigrants in Southwest Missouri. The township is watered by the waters of the Burbois, the feeders to

this stream extending like the spokes of an unfolded fan from Lane's Prairie to Dillon, on the St. Louis & San Francisco Railroad, and all converging to a point on the county line just east of Clear Creek in Phelps County. Fertile lands and still rich in mineral, iron of all shades, Lane's Prairie and Spanish Prairie being included in the township, St. James being the railroad center. Schools are in fine running order, farmers prosperous and have capital, and withal of more than general intelligence, and to a great extent imbued with a spirit of progress.

To the intelligent laborer in search of a home, this portion of the county offers more than ordinary inducements, its products being indiscriminately corn, wheat, oats, rye, barley, sorghum, tobacco and grass, besides large shipments of fat cattle, hogs and mules. The population of that portion of Maries County east of the Gasconade River is estimated at about 4,000.

#### JACKSON AND BOONE TOWNSHIPS.

After crossing the Gasconade River, the county is similarly divided, an equal portion of the county lying north of the line between townships 39 and 40 north. The west side of the river is watered by three streams running from south to north, the West Maries and East Maries Creeks, and the Little Tavern. The East Maries runs parallel with the Gasconade River and diverges west from two to six miles. The West, or Little Maries, runs parallel in the same direction with the East Maries, and diverges west from two to six miles, forming a junction with the East Maries near the Osage County line. The Little Tavern has its source in Maries County, near Iron Summit, and flows north on the west side of range 11, to where it passes into Miller County, near the middle of township 41, range 11 west. This makes up the

#### WATER PRIVILEGES

west of the Gasconade River. The country along these streams is very fertile, while the uplands lying between the Little Tavern and Little Maries is quite fertile, and a major portion is susceptible of successful cultivation. Taking that portion of the county west of the Gasconade River and north of township line between 39 and 40, is principally adapted to agriculture, being peopled in the main by working, prosperous farmers, a large portion Germans, with a large Irish settlement, and numbers of old settled

Americans. Wheat, hogs and mules are the money-producing products in this portion of the county.

The western portion or northwest part of the county, is as finely watered by the Little Tavern as any country can be. The surface is undulating and of fine fertility, and not abruptly broken. In this portion of the county good school houses are found, and the school interest is in a flourishing condition.

For this portion of the county the inducements are encouraging. To the careful, intelligent, industrious and frugal laborer, there can be no better section in which to locate. The character of country, quality of soil, and cheapness of land, all conspire to favorably impress the seekers of a healthy and satisfactory home. In this portion of Maries County there are four post-offices: Vienna, Lacon, Manton and Tavern. Population, 2,200.

#### MILLER AND DRY CREEK TOWNSHIPS.

The remaining portion of Maries County includes all south of the line dividing townships 39 and 40, and west of the Gasconade River, which is more sparsely settled. The rest of the county is a section of country well watered by small streams: Tavern, Clifty, Little Tavern and Dry Creek. The land upon Dry Creek is extremely fertile, also along the Little Tavern. This section of the county is high table land, with hickory, red-bud and walnut growth.

On the west portion of this part of the county is located the Blue Ridge Iron Company, who are now developing their mine, which promises inexhaustion. Besides the property of the Blue Ridge Iron Company there are other prospects equally as flattering. The St. Louis & San Francisco Railway runs parallel with the county, only three miles distant from the line, with Jerome, Dixon, and Iron Summit as the trading points.

Aside from the mineral prospects of this portion of the county, the agricultural interest is equal, if not superior, to any other portion; and for sheep and cattle growing is superior. The growth and yield of wheat in the fertile valleys of Dry Creek, Maries and Tavern are immense; and, in fact, the large trade which supports Dixon is drawn from this portion of Maries County. The population is now about 1,800, and is capable of sustaining a population largely in excess of the present. Lands are cheap, and holders will sell at liberal rates. The school interest in this portion of the county is well organized and in a flourishing condition.

## MARION COUNTY.

Marion County has an area of 434 square miles, embracing 277,760 acres of magnificent lands, with a population of 30,000, and having a Mississippi River front of thirty miles. The river is crossed by two magnificent iron railroad bridges—one of which, in the northern part of the county, being over one mile in length, and the other, at Hannibal, in the southern part of the county, the center of six railway lines, including two main trunk roads—connecting the Atlantic with the Pacific.

The county lies full in the center of the great middle belt of the Union, reaching from ocean to ocean, which composes the great commercial, financial, railway and manufacturing centers; the great dairy, grazing, grain, and fruit districts; the great universities; the finest school systems; the densest and strongest population; the most advanced civilization, and the equable mean of latitude and climate for the American continent.

## THE TOPOGRAPHY

of Marion County is singularly beautiful, with its river front, partly of bold rugged bluffs, rising abruptly to a height of one hundred to two hundred and fifty feet, outlined by cliffs, crags and palisades, and abounding in dells, gorges, canons, glens, grottoes, caverns and ravines, crowned with a wealth of forest, whose drapery of green, and crimson and gold lends an indescribable charm to the landscape.

About forty per cent. of the county is open prairie, and the sixty per cent. originally timber is now half in cultivated farms, leaving thirty per cent. of the county in forest, and abounds with the finest springs.

## THE CLIMATE

is unsurpassed. Here is the happy mean between the extremes of southern heat and northern cold. The summer is long and pleasant, with dry, cool nights and breezy days. The winter is generally mild, dry and open, much of it like a northern Indian summer. An elevation of seven hundred feet above the tide, with no swamps or lagoons; the superb natural drainage of the county; the abundant pure gushing water from the numerous springs, and the prevailing life-inspiring west winds give as high measure of general health as may be found in America. The snow fall is usually light and rarely lies long. The annual rain fall is about thirty-seven inches, and the season admits of field labor ten months in a year.

## THE SOIL

In the bottoms and valleys is a very rich alluvial soil, from three to ten feet deep; is very pliable and easily managed, produces enormously and is practically inexhaustible. The surface soil of the uplands is from one to three feet deep, a dark, rich loam upon the prairies, and in the timber it is of a dark yellow and redish color, which for productions ranks with the best soils in the west.

Underlying this county is the famous and ever fertile loess subsoil, which, by analysis, is found to be identical with the loess deposits of the Rhine and Nile valleys. It absorbs water readily, making a natural drainage, and retains moisture to a remarkable degree. It is known to be among the best soils in the world for grain, grasses and fruits. Deep plowing and thorough cultivation is all that is required to make this land bloom with good farms.

The wheat fields of Marion County have for the last year shown the capabilities of this soil in a wonderful way. Many a field of wheat grown upon land that has been cultivated for forty successive years, without any kind of artificial manure, has given from twenty to forty bushels per acre.

The production of the county for the year 1879 is estimated at eight hundred thousand bushels. Corn, however, is king of grains here, as blue grass is of the grazing fields. Scores of corn fields have yielded ninety bushels of shelled corn to the acre.

This county annually produces from two and a half to three million bushels.

Other crops, such as oats, barley, rye, flax, broom corn, tobacco, hemp, sorghum, beans, peas, buckwheat, millet, Hungarian grass, garden and field vegetables generally have a very luxuriant growth.

This county is well adapted to the growth of blue grass, timothy and clover, making it a superb region

for stock-raising, and it is estimated that not less than 1,600 car loads of fat cattle and swine, valued at \$1,200,000, are annually exported from the county.

There is no finer sheep country in the West than the beautiful hills and rolling prairies of Marion County presents.

Horses and mules are largely raised for export. About 250 car loads find a ready market annually, Missouri being the largest mule-raising State in the Union.

This is the home of the fruit-grower. It lies in the fruit latitude, and has a superior fruit climate. The river bluffs are especially adapted to grape-growing.

## FINANCIAL MATTERS.

The county debt is merely nominal and taxes very light, being a trifle over one per cent.

## SCHOOL FACILITIES AND CHURCHES.

Marion is one of the choice counties in the State of Missouri—now ranks as the fourth or fifth county in the State. It has sixty churches, sixty-five public schools and four colleges, and is rapidly advancing in everything that goes to make communities prosperous and happy.

This county has a permanent school fund of \$50,000, the interest of which, together with a four mill tax, and the public fines and penalties, give ample support to the public school system.

## PRICE OF LANDS.

Unimproved lands in this county can be purchased at from five to ten dollars per acre, and improved farms from ten to forty dollars per acre.

## TOWNS AND VILLAGES.

Palmyra, called the "City of Flowers,"—a beautiful place of 3,000 inhabitants—is the county seat of Marion County, and contains eleven churches, three colleges and several excellent public and private schools, a fine court house, two banks, two printing offices, two newspapers, two hotels, two railroad depots, two excellent flouring mills, a fine packing house, several important manufactories and numerous prosperous and successful business houses engaged in a large commercial and local trade.

The business men are active, intelligent and energetic, and in some instances are rapidly accumulating handsome fortunes.

Hannibal, the largest city in Northeast Missouri, with a population of 15,000, stands in the center of a group of counties remarkable for fertility, natural advantages, enterprise and increasing trade.

Opposite are Pike and Adams Counties, in Illinois, connected by a wagon bridge and a ferry, with one hundred thousand acres of the richest garden lands in the world, reclaimed from overflow by a substantial levee. It controls most of the trade of Ralls and Pike Counties, in Missouri, and other counties, giving it great facilities for wholesale and retail trade.

The city is beautifully situated in a remarkably picturesque locality, the mighty river washing its front and flowing at its feet, with hills in the background more beautiful and numerous than the imperial "City of the Seven Hills" could ever boast, forming an irregular amphitheater, while its salubrious air expands the lungs and gives activity,



energy and longevity to its inhabitants. Its growth has been healthy, substantial and continued.

The assessed valuation of its property (less than two-thirds real value) is three million dollars. The rate of taxation (including school tax) is about one and a half per cent.

The town has ample educational facilities — six ward public schools, several private schools, one high school, and one academy; able and accomplished professors and teachers; value of public school property, \$39,000.

There are thirteen churches, with ample accommodations for all.

The three flouring mills manufactured in 1879 175,000 barrels of flour.

One hundred and fifty thousand barrels of the best white lime known in the markets were manufactured here in the last year, one firm having nine patent kilns.

The lumber business in the numerous yards and planing mills is immense. Sales in 1879 amounted to over 125,000,000 feet. One mill and yard employ two hundred hands; another firm employ in their various departments three hundred and eighty-five men, and sold last year 30,000,000 feet of lumber.

The ice business is an important industry.

Hannibal has six railroads, running in all direc-

tions, five of which terminate here, the other being a through line from St. Louis to St. Paul.

Hannibal has new water works on the most approved plan furnishing water excellent in quality and abundant in quantity, having a reservoir with a capacity of a million and a half gallons; has ten and a half miles of pipe and seventy-five hydrants distributed throughout the city, with two steam fire engines affording most ample protection against fires, giving us as low insurance and water rates as are enjoyed by the large cities.

The streets and dwellings are well lighted with gas. Street cars on the principal streets. The business houses and many dwellings are supplied with telephone communication. A mercantile library and reading room has been established. Three daily and three weekly newspapers and a large job printing establishment are located here.

The climate is salubrious, alike free from the long winters of the North and the scorching summers of the South, and only six miles from our prosperous little city is one of the best health-giving mineral springs in America, with nearly four hundred acres of beautiful wooded grounds attached, which grounds are skirted with one mile of river front and one mile of railroad. It is just one hundred miles from St. Louis, and ere long it will be made a resort of prominence.

## MERCER COUNTY.

Mercer County is a part of the Grand River valley. This stream falls into the Missouri River, in Chariton County, and thence it and its tributaries extend northward and westward, the country thus drained widening until where it reaches the line of Missouri, it is one hundred miles in width.

This valley, in the fertility of its soil, and in its adaptation to the production of every variety of farm products grown in this latitude, has no superior west of the Mississippi River. Though generally consisting of prairie lands, many of its hills are crowned with forests of the most valuable varieties of timber, including oak, walnut and maple.

The Grand River system consists of three branches, known as the west, the middle, and Weldon or east branch of Grand River.

Mercer County is drained by the east or Weldon branch, which passes through the central part of the county, while the middle branch skirts the western border, generally being in the edge of the adjacent county on the west. The county is bounded on the north by Iowa; on the east by Sullivan and Putnam Counties; on the south by Grundy, and on the west by Harrison County.

Although the county was settled in 1837, it was not until 1850 that the land in the county began to be taken up, and, unfortunately for the speedy development of the county, large tracts of land within the county fell into the hands of non-residents, who bought and held them for speculation. Most of these

investors have found that land, bought even so low as one dollar and twenty-five cents per acre, and held for thirty years, has become a very poor investment. Large tracts of those wild lands are now offered for sale at very low rates, the holders being in most cases anxious to dispose of them.

### CLIMATE.

The climate is about the same as that of Central Ohio, Indiana, and Southern Pennsylvania. The winters are generally very mild. During the last winter there was not a sufficient fall of snow to whiten the ground for a single day.

The amount of rainfall is from forty-two to forty-five inches per annum, being somewhat more than that of Central Ohio. It is amply sufficient for all the purposes of successful agriculture.

The health of the people is as good as that of any part of the West. Aside from a few who live on the low bottoms, they are free from ague.

### TIMBER AND PRAIRIE.

Originally about two-fifths of the county was timber lands, the three-fifths prairie lands. On each side of the Weldon fork of Grand River is a belt of timber, about three miles wide, while on the western side of the county is another body of timber; and there are considerable belts of timber bordering upon the course of several smaller streams in the eastern part of the county.

Between these streams and the timber lands skirting them the lands are prairie.

Very many of the farms are partly timber and partly prairie lands, but those who own exclusively prairie farms are within easy reach of timber land, where it can be procured cheaply for fuel, fencing and building material. The leading varieties of timber are the white and burr oak, hickory, elm, walnut, maple, and cottonwood. The supply of good oak is very large.

#### SOIL.

The prairie soil is a black, rich loam. The white oak lands are clay. There are large tracts of what is called elm land, the soil of which is black and very rich, originally covered with a very heavy growth of white and red elm, and bass-wood.

#### PRODUCTIONS.

Nowhere in all the West is the soil capable of producing with profit a greater variety of crops than is raised here.

Both spring and winter wheat are raised here—the clay soil being the best for the winter variety. Aside from two years of failure, the wheat crop of the county for the last twelve years has averaged not less than sixteen bushels per acre. Some fields in 1879 yielded as high as forty bushels per acre.

The corn crop, from the certainty of a large yield, has always been considered by the farmers as the chief reliance. One farmer, who has lived in the county for fourteen years, states that during all that time there has been no failure of the corn crop. During two years of this time the yield has been reduced to half a crop, caused by drouth one year, and the other by continued wet weather during the months of June and July.

#### STOCK.

The bulk of the corn is fed to cattle and hogs. Great numbers of these are fattened for the Eastern market.

Some idea may be formed of the extent of this industry from a partial statement of the shipment of fat cattle and hogs.

The southwestern branch of the Chicago, Rock Island and Pacific Railroad passes through about the center of the county, and there are on this line three stations, and besides, one just at the line, in Iowa, and another about a mile below the county line in Grundy County. The statistics of shipments from but one station, that of Princeton, are given:

There were shipped by car from Princeton during the year, ending April 1st, 1880, 172 car loads of fat cattle and 389 car loads of fat hogs.

#### OTHER GRAINS AND AGRICULTURAL RESOURCES.

Rye, oats, and barley are all certain crops here, whilst the yield has been all that can be expected of any country.

#### GRASS.

As a grass country Mercer County is par excellence. The Kentucky blue grass is fast replacing the wild prairie grasses, and is now well set in most of the timber lands. This grass is fast appropriating every uncultivated spot and turning the forest into rich pasture lands.

Timothy and clover flourish here as well as in any part of the country.

#### DAIRY.

From what has been said of this county as a grass country, it would be expected that the dairy business would command the attention of the people. Such is the case since the completion of the railroad, which has given a good market for the dairy produce, as the people have more and more turned their attention to this branch of industry.

There is scarcely a farmer that does not keep a number of cows, the butter from which is made for market.

The shipment of butter, eggs, poultry, and what is generally known as country produce from Princeton, reached, last year, one hundred and forty-six car loads.

Sheep are profitably raised here. Both the climate and products of the soil are well adapted to this branch of industry. They are healthy and are easily fattened for market.

#### BUILDING MATERIAL.

The county is well supplied with timber, not only all that is required for home use, but large quantities are shipped to other parts of the country.

There were shipped from Princeton during the last year 379 car loads of timber (pine lumber). More than this was shipped from each of two other railway stations in the county.

The total shipment of timber and lumber from the county was last year considerably more than 1,000 car loads.

There is, within easy reach of every part of the county, a large supply of good building stone, easily quarried. There are quarries along the line of the railroad extensively worked, and from which several hundred car loads of stone are taken each year and shipped.

#### FRUIT CULTURE.

The peach has been cultivated here, but as the trees occasionally winter-kill, little attention has been paid to this fruit.

The apple is a success in every respect. The trees grow luxuriantly, and rarely fail of bearing a large crop. The trees grow much better than in the exclusively prairie counties.

Apples for shipment command a good price, and so profitable have the orchards been that some have planted large orchards. There is one orchard in the county of over 5,000 trees, and there are a number of orchards of over 500 trees. Those who have orchards now bearing, and have taken proper care of them, find the business profitable beyond expectation.

Experienced pomologists say that there is no part of the country that is the superior of Mercer County for the successful cultivation of the apple.

All the hardy varieties of the grape flourish here. The Concord has been especially successful, and has been largely cultivated.

A few years ago those who had vines bearing found them very profitable, as the fruit commanded a high price; but now almost every farmer raises all those in need for home use, and but little can be obtained for them in the market, simply because they can be grown so cheaply. Large, fine clusters of ripe grapes are often sold as low as two cents per pound.

Cherries can be raised here with as little labor as in any part of the country. All one has to do is to plant the trees and keep the stock from eating them up. The trees grow thriftily, and rarely ever fail of bearing.

All the small fruits are grown here with success.

In early times, in the season for strawberries, the ground on prairies and in edges of the timber, was red with ripe, wild strawberries. These have disappeared since the country became settled, but the gardens now yield a bountiful supply of the tame varieties of this fruit.

#### THE PEOPLE.

The earliest settlers came generally from Kentucky and Tennessee. These were soon reinforced from Ohio, Indiana and Illinois, and since the war large additions have been made to the population from all the Northern and Eastern States, until now the greater part of the population are either those who came from the Northern and Eastern States, or the children of such.

#### SCHOOL FACILITIES.

The Free School system has been in successful operation in this county for the last fourteen years, and now the schools, in town and county, will compare favorably with any of the Northern or Eastern States. The people are steadfast friends, and enthusiastic supporters of the Free School system. There is not a school district that is not supplied with a comfortable school-house, in none of which is school maintained for less than four months in each year—whilst generally the schools are kept open for from six to eight months in the county districts, and for ten months in the towns and villages.

#### CHURCHES.

The county is well supplied with churches. The church membership is about equally divided between the Methodist, Baptist and Christian denominations.

#### POLITICS.

At Presidential elections the county generally goes Republican by about two-thirds majority.

The laws are enforced, and there is no place where crime is more hotly pursued by the authorities than here, and nowhere is a peaceable man safer.

#### THE PRICE OF LAND.

By the Eastern man, about to seek a home in the West, it should be borne in mind that but little, if any, over one-half of Mercer County is under cultivation, and that large tracts of wild land can be bought here at from three to eight dollars per acre; and that improved farms can be bought at from six to ten dollars per acre.

#### IMMIGRATION INDUCEMENTS.

The soil is good, par excellence, for corn, rye, oats, potatoes and grass, for the apple, cherry and all the varieties of small fruit. For the successful raising of cattle, sheep, hogs and horses, no better country will be found than this.

The railroad facilities are first-class; and markets, good schools and churches are first-class, and honest courts and juries enforce the laws.

## MILLER COUNTY.

Miller County occupies a position nearly central in the great State of Missouri, and embraces an area of about 570 square miles. Its surface, in elevation, varies from forty to six hundred feet above the level of the Missouri River at the Osage River—the lowest portions being in the valleys of the latter stream and the northwestern and southwestern townships. Near the Osage and its largest tributaries the country is generally broken, excepting immediately in the valleys; but further back, slopes usually become more gentle, until we reach the higher districts, more remote from streams, where the surface is comparatively level, or but slightly undulating.

#### STREAMS OF WATER.

The largest stream in Miller County is Osage River, which passes, meanderingly, near the middle, in a northeasterly direction. Being navigable for steamboats, it is of much value to the citizen settlers, as an outlet for their surplus products, and for the return of such freights as the trade demands. The

Auglaize and Tavern Creeks are the larger streams flowing into the Osage, on the south side; the former heads in Camden County, and meanders through the southwest part of Miller County, with numerous smaller streams, finding their confluence in the Osage, west of the flourishing town of Brumly. This creek has an average width of 120 feet, and a depth of two and a half feet; it has a rapid current, and clear. The Tavern Creek heads in Pulaski County, and flows through the eastern townships of Miller County in a northern direction, to where it empties into the Osage, about one and a half miles of the Cole County line. It is fed by numerous small streams, caused by large, bold springs in the eastern portion of the county. Its average width is one hundred feet, by two feet deep, clear and cool, with many, long deep holes, suitable for fish-raising.

The entire valley of the Tavern Creek is equal to that of the Osage. There are numerous other streams heading in the southern part of Miller County, such as Kirkman's, Humphrey's, Coon,

Dog, Bear, and smaller branches, flowing into the Osage from the south side. On the north side of the Osage there are quite a number of beautiful clear streams, such as Little Grovoix, Gum, Big and Little Saline, Jim Henry, Cub, Leviitts, Little Tavern, and Jinkins. Besides these, there are many others not having names, all heading in the northern part of the county, flowing in a southern and eastern direction into the Osage River. These streams, like those on the south side of the river, are supplied by beautiful, clear springs, which never freeze nor dry up. Many supply water sufficient to run mills and manufactories.

There is no county in the State better supplied with good water. Many of the springs afford extraordinary quantities of water. They flow with about the same quantity of water in dry time as in rainy or wet seasons, never freezing, affording water-power the year round.

#### TIMBER.

Miller County is well supplied with fine timber of various kinds. It generally consists of red burr, white and black oak, white and red elm, white and black walnut, sugar and soft maple, ash, sycamore, hickory, honey locusts, hackberry, bass-wood, wild cherry, cedar, buckeye, etc. In the Big and Little Richwoods, in the southeast portion of the county and northwest part, the timber is generally post, black-jack, laurel oak, hickory, crab-apple, persimmon, etc.

#### SOIL.

In the valleys of all streams in Miller County there is a rich, alluvial soil, unsurpassed in fertility by any in the State. In the higher districts there are areas, of considerable extent, of fine, arable land, especially in the northwestern and southeastern townships.

The former embraces Saline and Franklin townships, and the latter what is known as Big and Little Richwoods. In both of these the soil is of excellent quality, and the growth of timber much larger than in the surrounding country. They by no means embrace all the good lands in the county. In the scope of country about Mount Pleasant and Rocky Mount, on the divide of the waters flowing north to the Moreau and south to the Osage, is a fine district of country, well settled and improved. Ibernia and Brumly, two thriving villages in the southeastern and southern portions of Miller County, are well supported by the thrifty farmers in those localities. In various other parts of the county are areas of good lands; and even districts, that are too hilly and rocky for the plow, are admirably adapted to stock-grazing and grape culture. In many places along the rocky hill slopes wild native vines, bearing large and better flavored grapes than in any other region, can be found, that scarcely ever fail having a good crop.

The clay in this county is of the best quality, to manufacture the red brick. There are numerous beds of pipe-clay and fire-brick.

#### BUILDING STONE.

Rock suitable for almost every description of building purposes can be found in any part of the county; cotton rock, lime and sandstone; flint and gravel in all streams, for grout houses, walks and roads.

#### MINERALS.

At several places in Miller County iron ore is found in considerable quantities, and especially in southern parts, where there are companies at this writing mining and hauling large quantities to the St. Louis and San Francisco Railway.

Lead ore has been found in different localities in Miller County, generally on the north side of the Osage River; it occurs in rocks and among the loose surface material, overlying solid rock. The main points where this ore has been discovered is spoken of by Capt. Franklin and Mr. Etter, of Saline Township, in their report.

There are three banks of the finest smelting coal open at this time in the vicinity of Rocky Mount, the veins of which indicate their inexhaustiveness; also, there are strong indications of coal in the southeast of the county, known as Big Rich Woods.

There are many banks of the finest tiff, transparent with a bluish cast, and ball tiff can be found in almost every neighborhood in the county. At this time a mill, known as Turner's, situated on the banks of the Osage, twenty miles northeast of Tusculumbia, is engaged in grinding tiff and preparing it for the painter's and others' use.

#### TOWNS, CHURCHES AND SCHOOLS.

Miller county has six small towns, to wit: Tusculumbia, on the north bank of the Osage River, is near the center and capital of Miller County; brick court house, brick school-house, two steam flouring mills, one saw mill, three merchants, two blacksmiths, two carpenters, two shoe shops, one harness-maker, two printing offices; church, two or three times per month; school eight months in the year. Pleasant Mount, Rocky Mount, Iberia, Brumly and St. Elizabeth are all supplied with merchants, mechanics and professional men, all in a prosperous and lucrative business, from the fact farmers are all doing well.

#### GRAIN AND PRODUCTS.

Without boasting, Miller County seems as favorably located for the production of all grains and vegetables as almost any other county in the State. Wheat, will, on the average, if properly seeded, produce from twenty to thirty bushels to the acre; corn from fifty to eighty; other cereals in proportion. Potatoes will range from one hundred to three hundred bushels to the acre; frequently two crops are produced on the same soil in one year. Corn is often planted on ground after wheat is harvested, producing fifty to sixty bushels of the best corn, before frost.

#### CLIMATE AND PRICE OF LAND.

The Osage Valley seems to be several degrees warmer in winter than at Jefferson City. When ice is of the thickness of twelve to fifteen inches in the Missouri River, it is never over four to six inches in the Osage.

With all

#### THE NATURAL ADVANTAGES

above enumerated, and a large portion of the county being unsettled, and the prices of real estate ranging from fifty cents to five dollars per acre, the immigrant will do well to hesitate before going elsewhere.

## MISSISSIPPI COUNTY.

Mississippi County is situated in 36° 40' to 37 degrees, opposite the mouth of the Ohio River, and contains 250,000 acres of land, most all of which is susceptible of cultivation, and is a rich, alluvial soil, called, in western parlance, "river bottom"—a soil which rivals in fertility the valleys of the Nile.

### TIMBER SUPPLY.

All kinds of timber abound, the predominant growth being cotton-wood, black walnut, black and honey locust, white, red, black, over cup, chinquapin and post oak, sugar tree, maple, mulberry, coffee-nut, sweet and black gum, persimmon, paw-paw, dogwood, etc.; and upon the water-courses are immense "brakes" or groves of cypress, a timber equal to pine for building purposes, and superior to it for out-door work, such as weather-boarding, shingles, fencing, railroad ties and piling. The timber alone, in many instances, will pay for the farm, and there is a fair market for it here and in St. Louis.

### PRODUCTIONS.

The productions are corn, oats, wheat, rye, sugar cane, tobacco, potatoes, etc. The yield of corn is from forty to one hundred and thirty bushels to the acre; oats, from twenty to forty; wheat, from twenty to fifty-five; potatoes from two hundred to five hundred, and other cereals in proportion; and this without manure or other cultivation than the plow. Cotton does well for the latitude, producing from four hundred to five hundred pounds to the acre.

Garden vegetables attain a size that would be deemed fabulous in the hills or under a more northern clime; potatoes, turnips and other root crops grow fine, and yield largely, as also do pumpkins, melons, beans, peas, and other luginous vegetables. Apples, pears, quinces and plums, do well; and it is the special home of the peach and the smaller fruits, such as currants, gooseberries, raspberries and strawberries.

Southern Illinois furnishes St. Louis and Chicago with early fruits and vegetables, so much so, that the Illinois Central and other roads run quick trains expressly to carry these, and the trade is rapidly increasing.

### SOILS.

Southern Illinois, except a small portion about Cairo, is a hilly country with a cold, clayish soil, and the same might be said of certain sections of Missouri, after passing out of the bottom lands; while here is a warm, rich, sandy soil. A degree of latitude south of most of the Illinois lands, and half that much in altitude, makes the season from two to four weeks earlier than that of Illinois, a matter of vital importance to the gardener and market farmer.

### MARKETS AND RAILROADS.

Marketing can be put in St. Louis in nine hours (180 miles), delivered near the markets with little

hauling and no transfer of cars, thus enabling fruit or vegetables to go there late in the day and be in market the next morning, while from Southern Illinois there is a change of roads, crossing the ferry and hauling in wagons, taking much more time and damaging the article, particularly the softer and delicate fruits.

Southward is the Mississippi River, bordering the county for seventy miles, which never blocks with ice or goes dry below Belmont, with railroads running from Columbus, Ky. (opposite Belmont), to Nashville, Mobile and New Orleans, and all the cotton and sugar-growing States, furnishing a ready market for beef, pork, corn and other productions of the country.

The St. Louis and Iron Mountain Railroad runs through the northern half and center of the county to Belmont, on the Mississippi River, passing through the vast mineral country in the vicinity of Iron Mountain, soon to become a great manufacturing district, which must draw its supplies of provisions, except, perhaps, flour, from the rich lands further south, making a market almost at our own doors.

The Cairo, Arkansas & Texas Railroad runs from Bird's Point (opposite Cairo), southwesterly through the county, intersecting the Iron Mountain road, at Charleston, and extending through to Texas. Thus, are secured the very best railroad facilities to the four points of the compass.

### TOWNS AND THEIR LOCATION.

There are three small prairies in the county, Matthews' Prairie, in township 26, range 16; Long Prairie, in township 26, range 15; East Prairie, in township 25, range 15, averaging from four to six square miles each, occasionally interspersed with small groves of timber.

In the center of Matthews' Prairie is situated the city of Charleston, the county-seat, at the junction of the two railroads above named. It has doubled its population in the past decade, and now has 2,000 inhabitants. It has five churches, two Methodist, two Baptist and one Catholic; a large and prosperous public school, and a good Catholic school; eight dry goods stores, three drug stores, seven grocery stores, two bakeries and confectioneries, one stove and tin store, one planing mill, two large steam grist mills, four hotels, two furniture stores, four blacksmith and wagon shops, three newspapers; and, finally, it contains the usual business and professional men found in wide-awake towns. A new public school building, costing about \$6,000, will be erected this summer (1880), the people having voted the tax levy for that purpose. The public school system has been fully tried here, and meets the approbation, and "as affixed itself in the hearts of the masses of the people. Schools and churches are scattered all over the county, and scarcely any settlement is without one or the other, or both.

While Charleston is the principal town, there are others—Belmont, on the Mississippi River, seventeen miles south of Charleston, which contains about 400 population, and is a prosperous, promising town; Bird Point, on the Mississippi, opposite Cairo, and twelve miles east of Charleston; Bertrand, located four miles west, in Long Prairie, containing about 400 population.

#### CLIMATE.

The climate is mild, and summers not exceedingly hot. The nights are always cool. The people are kindhearted, moral, generous, frugal, industrious and honest. They hail from all the States, Germany, England and Ireland, and have harmonized into a homogeneous society.

#### POPULATION.

This county had, in 1870, less than 5,000 population; in 1876 the population had increased to 8,000, and, according to the vote of 1878, it can be safely said, the county has now fully 12,000 population, showing a steady and rapid increase.

#### FINANCIAL.

The assessed valuation of property, which is very low, is \$1,275,000. The total annual average State, county, school and other taxes, are very low. This county has a floating debt of only \$8,000, which will be entirely wiped out within the next two years.

#### PRICE OF LAND.

Lands generally are cheap; unimproved lands from \$1 to \$5 per acre; good improved farms from

\$5 to \$50 per acre, according to location. Splendid improved farms, within fifteen miles of Charleston, can be bought for from \$10 to \$20 per acre.

#### AGRICULTURAL ASSOCIATION.

The Mississippi County Agricultural and Mechanical Society held its seventh annual fair, on the grounds of the Society, at Charleston, September 17th to 20th, 1879. It was the most successful exhibition yet held, demonstrating the staple character of the association, and the industry and pride of the people. Each succeeding exhibition of the society shows a marked improvement in the various industries of the people.

#### WATER SUPPLY.

The county is well watered in every direction, by lakes, bayous, and creeks, and these abound with all kinds of splendid food fish, such as bass, perch, pickerel, pike, sun-fish, cat-fish, etc. Game is plentiful, particularly deer, squirrels, rabbits, geese, ducks, partridges, etc.

#### TO THE IMMIGRANT.

Briefly, this is the poor man's Paradise. With a mild climate, where snow is almost unknown; a warm, rich soil, easily worked, equal to any for early and large crops; lands cheap and markets convenient, it certainly offers superior inducements to those who wish to escape the cold winters of the north, have good and cheap lands, and still keep within the bounds of civilization.

## MONITEAU COUNTY.

Moniteau County, lying in the exact center of the State, is one of the favored portions of the greatly favored commonwealth of Missouri.

Its civilized history reaches back to the day when Daniel Boone loved to roam over its diversified hills and plains, drinking from its crystal springs, in pursuit of the game which once abounded here.

The Moniteau, Moreau, and Petite Saline Creeks are relics of the early French nomenclature, and these, and their tributaries, furnish fine drainage, and everlasting stock-water, for almost every neighborhood in the county.

#### FINANCIAL.

No debt whatever—county, township or municipal—hangs over any part of its fair domain. Taxes are light, and yet all the public buildings are of the most substantial character. The court house and public school building at California are among the largest and most costly in the State. All over the county

#### EXCELLENT SCHOOL-HOUSES

are already built, and occupied by fine schools, open to all children between five and twenty-one years of age, absolutely free of charge.

#### TRANSPORTATION FACILITIES.

The Missouri River forms the boundary line of all the north, and half of the eastern, part of the county, affording unusual facilities for cheap transportation during nine months of the year. The Missouri Pacific Railroad passes almost through the center of the county, from east to west, and the Boonville & Southern Railroad crosses, from north to south, through the western portion.

#### THE CLIMATE

is mild, equable, free from great extremes of heat or cold—that happy medium which ought to be most desirable. The larger portion of the county is on an elevated plateau, between the Missouri and Osage Rivers, so high above ordinary levels that malarial diseases are almost totally unknown, and the air is so pure and sweet that still ponds rarely become stagnant and foul. Very few regions of the earth have such a rare combination of fertile soil and extraordinary healthfulness.

#### PHYSICAL FEATURES, AND PRODUCTIONS.

The southern and western portions of the county consist mostly of gently undulating prairies, with a

rich vegetable-mould soil, very pleasant to cultivate, and yielding, in abundance, all the ordinary crops of the western country—particularly the cereals. The north and east have ranges of heavily timbered hills, the timber being principally of the best varieties of oak, interspersed with the usual varied timbers common to the West. Along the streams are fertile valleys, which often spread out into very wide bottoms, than which there is no better land in America.

The hills are well adapted to wheat and grasses, and almost unequalled for the very fine quality of tobacco produced.

Horses, cattle, sheep, and hogs, are raised to a large extent, and bring in a constant stream of wealth. For half a century, great profit has been made, by the farmers, on live stock, with very small expense. The main reason is that diseases, so prevalent elsewhere, are here almost totally unknown; and when we add to this the fact that all outlying and uncultivated lands, without seeding, are soon, spontaneously, soddied over with Kentucky blue grass, it is easy to see why this is almost a paradise for live-stock.

Recently, great attention is being paid to introducing fine sheep, and improving the common breeds, and it is found that the climate and soil—especially the poorest hill hands—are peculiarly adapted to the profitable raising of every choice variety of sheep.

#### MINERALS.

In minerals, lead has heretofore attracted most attention, being distributed abundantly over almost the whole country. Very little systematic mining has been done; but farmers, at leisure seasons, have made it very profitable to prospect and take out mineral that lies near the surface. Some day it will be a great source of wealth. A smelting furnace has been successfully operated at California, and several furnaces in the eastern border of the county have turned out immense quantities of pig lead during the last thirty-five years.

Iron ore is said to be very abundant, but has never been sought after.

Building stone exists in amply sufficient quantities, everywhere. The soft, handsome magnesian limestone, so easily quarried and worked can be found on almost every section, and a fine-grained, durable limestone, crops out occasionally in quantities sufficient for all requirements of building and making lime.

Potters clay of good quality, is found at various places, and two large establishments, at California, have, for many years, turned out stoneware, which, besides supplying the home market, is shipped all over Missouri and Kansas.

The stone-coal deposits are very peculiar. They are mostly in "pockets," or detached masses, and sometimes in such immense bodies as to astonish and confound the geologist. One mass worked out, at Clarksburg, by Gen. Jo. O. Shelby, was fifty feet thick. The most remarkable deposit exists at the Simpson Coal Mines, on the southwest border of the county. Here a body of the very finest cannel coal, with considerable veins of lead running through it, has been traced for nearly a mile in length, and shafts have been sunk in several places fifty feet

without getting through the coal. If a tap could be run out to a railroad, this mine would be a source of immense wealth.

Several enormous "pockets" of bituminous coal have been developed, but were too far from transportation to be successfully worked heretofore. Numerous small mines are being worked out near the towns and railroads—much of the coal of an excellent quality.

Timber, however, is too plenty and cheap to make coals valued, as they will be when time shall reduce the forests.

"Tiff," or sulphate of baryta, which has now a marketable value, is found in various localities, and many car loads are annually shipped to St. Louis, at a good profit.

#### FRUIT CULTURE.

This seems to be the peculiar home of fine fruits. The apple in its many varieties (but especially the Geniting and Ben Davis), seems better adapted to the soil and climate than almost anywhere else, and thousands of bushels are annually shipped—paying better than any other kind of farming. All varieties do well when properly attended to, and are finely flavored, and keep well.

Peaches, the most delicious of fruits, seldom fail here. Pears, plums, cherries, apricots, persimmons and every variety of small fruits reward abundantly the labor of the horticulturist.

#### EXPORT STATISTICS.

Exports at the various points on river and railroad are extremely varied, and, in the aggregate, bring back a handsome sum of money. Wheat, corn, oats, hay, tobacco, tiff, wool and woolen manufactures, feathers, hides, horses, mules, cattle, hogs, sheep, leather, flour, hoop-poles, lead, cheese, butter, eggs, poultry, pottery-ware, flax-seed, flax-tow, stone coal, railroad ties, fence rails and posts, walnut lumber, etc., are the bulk of shipments.

#### FINANCIAL.

The county contains four hundred and twenty-one square miles, and two hundred and fifty-seven thousand seven hundred and twenty-one acres of land. The last assessment, exclusive of railroad property, was \$2,662,895.

Lands were valued at.....	\$1,257,880
No. of cattle 14,233	valued at .... 155,170
" horses 1,991	" " .... 62,250
" sheep 15,382	" " .... 15,980
" hogs 33,121	" " .... 36,120

The State taxation was 40 cents; county, 30 cents; road, 20 cents, on each \$100 valuation. The school tax varies according to the requirements of each district.

It must be noted that the valuation on all property is much under its true value—perhaps not more than one-half.

#### PRICE OF LANDS.

The prices of valuable lands are higher than in counties more hilly and less fertile; but they are still so low as to give pleasant homes for an astonishingly small sum to those who bring a little ready money from the older States.

The very best improved lands, near railroad stations, with fair houses, barns and fences, can

now be bought at from fifteen to twenty dollars per acre, less than half what they actually sold for, in flush times, just after the war.

Several miles away from railroad stations, well improved farms can be bought at about ten dollars per acre; unimproved lands rate at about half the above prices. Some hilly lands, well adapted to sheep farms, but not all fit for cultivation, can be bought from two to five dollars per acre, and these lands are often clothed with valuable timber.

#### CHARACTER OF POPULATION.

Few portions of the West have a more mixed population. If admixture improves, the population ought to be, in the next generation, the best bred people in the world.

Virginia, Kentucky and Tennessee sent out the first large immigration more than half a century ago. Then came in colonies large numbers of thrifty, industrious Germans and hardy Swiss, who waxed fat and rich, and made even the poorest hills sources

of wealth by clothing them with vines and orchards. With the building of the Missouri Pacific Railroad Ireland sent her tribute of hardy sons, of whom large numbers remained, and have become useful citizens. Later, the cheap lands and mild and healthy climate brought many hundreds of shrewd and thrifty New Englanders, who found pleasant and happy homes. This mixture makes the population cosmopolitan, liberal and progressive, while, at the same time, the law-abiding character, steady habits, and moral behavior of the people are remarked by all. Much of the old-time hospitality and sociability continues to exist among the inhabitants, and a kind and friendly feeling prevails among all classes. All churches are well represented, especially Baptists, Methodists, Christians, Presbyterians, Congregationalists, Roman Catholics, Lutherans and Evangelicals. The churches, generally handsome and commodious buildings, are well attended. The schools are filled with competent teachers who train up, free of charge, all the children of the county.

## MONROE COUNTY.

This county is located in the southern part of Northeast Missouri, and is the center of what is termed, the "Blue Grass Region" of Missouri. It is one of the large counties of the State, containing 422,703 acres, and, in point of wealth, stands among the very first of those counties that have no large cities.

#### TIMBER AND PRAIRIE LAND.

About two-thirds of the area of the county was originally timber land, and the remainder prairie. The prairies are not very large, and are well distributed over the county, so that not many of the farms of the county, as now owned and occupied, are either wholly prairie or wholly timber. Both the prairie and timber lands yield abundant crops.

#### TIMBER SUPPLY.

Of this there is a great abundance and of the best grades—enough to meet all demands for farm and building purposes. The following, among other varieties, are found: Black walnut, common shell-bark, thick shell-bark and pig-nut hickories, white and blue ash, white and black burr, and many other varieties of oak; sugar tree, maple, linn, sycamore, etc., etc. Of the smaller growth there are red and black haws, sumach, hazel, paw-paw, red-bud and many others.

#### SOIL.

The quality of the soil may almost be gathered from the foregoing. It is of the "bluff" formation, although not so well developed as in some other parts of the country. Professor Swallow, in his geological survey of 1855, says, that the "bluff" formation prevails in this county, and that the soil is well adapted to corn, wheat, oats and tobacco.

The clay underlying the soil is very productive. Manure is at hand, and the soil can be indefinitely improved by deep plowing and a proper rotation of crops.

#### WATER.

In all parts of the county there is the greatest abundance of running water. The North, Middle, Elk, and South Fork of Salt River pass through the county from west to east; and they and their tributaries afford good running fresh water throughout the dryest seasons.

#### CROPS AND GRASSES.

Corn, wheat, oats, tobacco, timothy, and blue grass are the great staples of the county. Other crops and grasses are produced, but most attention is given to the above. The corn crop of 1879 made an average of forty bushels to the acre for the entire county. Blue grass grows spontaneously, and Monroe County has as fine blue grass pastures as there are in the world, and a great many of them.

#### MARKETS.

There are competing lines of railway to Chicago and St. Louis, the best markets in the West.

#### STOCK-RAISING.

From the foregoing it is plain that Monroe is a great county for stock-raising, and, therefore, those of the farmers are doing best who are devoting themselves to that industry. All such are accumulating wealth from year to year. The census of 1880 will probably show that this is one of the greatest cattle, horse, mule, sheep, and hog-producing counties in the West. In point of size and quality, the cattle sent to market are unsurpassed, and command the top of the market.



## SCHOOLS.

There are ninety-seven school districts in the county, and a county school fund of over \$107,000. This is loaned out at ten per cent. interest, which is applied to maintaining free schools in every district in the county. The schools are kept open from four to nine months; and, including the county's share of the State fund, as much money is expended for school purposes in Monroe County as anywhere in the West, in proportion to population.

## CHURCHES.

All denominations are represented, and every neighborhood has its church and school-house. There is no such thing as ostracism for opinion's sake.

## CHEAP LANDS.

Taking all the facts into consideration, it can be confidently asserted that nowhere can cheaper farming and stock-raising lands be bought than in Monroe County—the prices ranging from ten to twenty dollars for the best improved, and much lower for unimproved lands.

## MONTGOMERY COUNTY.

Montgomery County is admirably located upon the Missouri River, about seventy miles west of St. Louis, its northeastern boundary being only thirty miles west of the Mississippi. It is bounded on the south by the Missouri River; on the east by Warren and Lincoln Counties; on the west by Callaway and Audrain Counties, and on the north by Audrain County, and has an area of 228,534 acres.

## THE FACE OF THE COUNTRY

is charming. The high, rolling prairie of the northern and central divisions, alternating with beautiful timbered valleys, with the wooded hills, table lands, and low-lying valleys and bottoms, and the grand river bluffs of the southern division, together with the numberless glades, intervals, ravines and clear, winding streams that break the monotony of the woodlands, make up a landscape of loveliness.

## THE CLIMATE

of Montgomery County, too, is a strong factor in the sum of local attractions. A mean elevation, of 700 feet above the tides, and high, open, rolling prairie districts on the north and west, together with the perfect natural drainage, give comparative freedom from malaria. The latitude of Northern Kentucky and Virginia gives this region the long, genial summers, and mild, open winters of those favored States, and a high degree of health and longevity to men and animals.

## THE TIMBER GROWTH,

which originally covered sixty-five per cent. of the county, and, to-day, covers a full half, is rich in oak, ash, walnut, hickory, sugar and white maple, linden, sycamore, red and white elm, and cherry, among the commercial woods, besides a long list of less valuable varieties. Building timber is alike cheap and abundant, and there is no end of cord-wood, at \$1.25 to \$2.50 per cord.

## MINERAL RESOURCES.

Coal is abundant. The popular theory that this mineral underlies the entire county is pretty well attested by numerous outcroppings of excellent

coal, in veins from fifteen to forty inches in thickness. It is easily and cheaply mined by "stripping," "drifting," and shafts, for local use, and will, some day, become a source of vast wealth to the county. There is no end of building stone here. Immense beds of white, gray and blue limestone, and splendid quarries of white and cream-colored freestone, of free and convenient stratification, are found in several portions of the county. Marble of good quality is said to be found, in liberal deposits, near the county seat. Inexhaustible beds of fire-clay, of the finest quality, are now being worked for the export demand, which is steadily increasing, and promises to add largely to the wealth of the county. Large deposits of mineral paint have been partially opened, and submitted to manufacturers, for practical test, with most gratifying results. The Loutre Lick Springs are said to yield mineral waters of high medicinal properties, and are likely to come into national prominence.

## THE WATER SUPPLY

of the county is ample and admirable. The Missouri River along the southern boundary; the Loutre and its dozen branches in the southwest; the Cuiver and its numerous tributaries in the northeast; with scores of spring runs and clear rock springs in the wooded districts, and the ponds, cisterns and wells of the prairie districts, give every part of the county a plentiful supply of pure, wholesome water.

## THE SOIL

of this county is by far its greatest resource. The Missouri River bottoms and minor valleys are covered by rich, dark alluvial, from three to ten feet deep, and ranks with the most productive soils in the world. The prairies and open woodlands have a surface soil of alluvial, from twelve to thirty inches deep, a shade lighter in color, and very bountiful.

The subsoil, commonly called clay by the resident farmers, is not at all identical with the heavy, dead clays of the Eastern States and Canadas, but is composed largely of silicious matter, lime and magnesia carbonate; the phosphates, alumina and organic matter, is open and porous, slacks like quick-lime on exposure to the frost and air, becomes as

flexible as an ash-heap, holds moisture and manures with great tenacity, and will endure great excesses of rain and drouth.

#### CROPS.

At least 2,000,000 bushels of corn were grown by tillers of the soil the past year, the yield per acre, ranging all the way from 30 to 80 bushels (shelled corn). Corn is king of grains here, and rarely fails of a bountiful crop. Wheat gave a yield of 14 to 35 bushels per acre, in the late harvest, and, though not largely grown heretofore, was extensively planted last autumn, and is looking splendidly. The quality of the wheat grown is equal to that of the best limestone districts in the West, and these oak and hickory woodlands, in the hands of Pennsylvania and Ohio wheat-growers might easily be transformed into a wheat-growers paradise. Oats are a very successful crop; rye rarely fails of a good yield; barley does finely, while broom corn, flax, millet, hungarian, sorghum, and the whole line of vegetables and plants produced in the temperate latitudes grow here in great luxuriance. Tobacco is a very profitable crop, especially on the oak and hickory lands.

#### FRUIT CULTURE.

Hundreds of fine, thrifty apple orchards, from two to forty acres in extent, with scores of smaller orchards of peaches, pears, cherries and plums, and an indefinite number of vineyards, attest the value of this region for fruit-growing. The vine never fails of a crop, and the German vine growers are fast demonstrating the value of these southerly slopes for this branch of industry.

#### STOCK-RAISING.

The native prairie grasses, of which more than one hundred varieties still remain on its ranges, are invaluable to the herdsman, from the middle of April to the middle of August. Blue grass is the chief pasturage of Montgomery County. It is indigenous to the county, and grows fresh and green every month in the year. The timothy meadows are very fine, and white and red clover have a splendid growth. The winters are mild, open and dry, affording ample grazing opportunities for all classes of young stock, and the forest and ravine give abundant shelter when necessary. The transportation facilities are good, and the stock-feeders can obtain as good prices as in Central Iowa, Central Illinois and Ohio. These many advantages have combined to stock husbandry the leading industry of the county. The late report of the County Assessor returns 15,307 cattle, 11,535 sheep, and 30,972 swine. There are also 6,000 horses and mules in the county. The yearly export of live stock reaches 1,450 car loads, worth \$1,450,000. High-grade strains are being rapidly introduced. Three-fourths of the county is a natural sheep country, and it is expected that the profitable calling will, in the future, find many votaries.

#### RAILWAY FACILITIES.

The railway facilities of the county are excellent. The Wabash, St. Louis and Pacific Railway (main line) traverses the county centrally, from southeast to northwest, twenty-six miles, and affords fine,

regular shipping and passenger stations within three or four hours' ride of St. Louis. The Missouri Pacific gives the southern townships three regular stations, and sharp competition with the river steamers, for either down or up river traffic. More than four-fifths of the producers of the county are within half a dozen miles of a railway station. Just beyond the northern boundary of the county is the main line of the Chicago & Alton road. A little beyond the western boundary is the Mexico and Jefferson City division of the Alton road, and not far from the eastern line, the St. Louis, Keokuk & Northern. These numerous lines of transportation give an unusual measure of profit to all branches of local production.

#### THE COUNTY FINANCES

are in splendid shape. The entire debt of the county is only about \$15,000, which could be paid off by a slight increase of a single tax levy. The county enjoys high credit, has its public buildings and bridges substantially paid for, suffers none of the burdens of heavy taxation, and is happily free from the evil spirit of municipal repudiation.

#### EDUCATION.

There are seventy-five public schools, seventy school-houses, and an enrollment of 5,408 school children. The public school system is fostered by an advanced educational sentiment, the interest on an inalienable school fund of \$17,627, a direct tax of four and a half mills, the apportionment from the State fund, and public fines and penalties. Every child in the county has the privilege of a good, English education.

#### THE PEOPLE

of the county—15,000 strong—not only believe in schools, but support nearly thirty churches, are intelligent, law-abiding, tolerant, hospitable, progressive and enterprising. Full forty per cent. of the population are from the old free States, the Provinces and Europe. The old settlers were largely from Kentucky and Virginia, and, with their descendants, express the hospitality, sterling character, reverence for women, high respect for the family relation and love of fair play, for which the average Kentuckian and Virginian are proverbial. Public and personal morals have a high standard here. The laws are faithfully executed and revered, and good order is supreme.

#### PRICE OF LAND.

Until recently, no effort has been made by the people or State authorities to invite new settlement, capital or enterprise, and the nominal land values of this great region are the natural sequence. Wild lands—timber or prairie—are offered all the way from \$4 to \$10 per acre, and good improved grain, fruit and stock farms anywhere from \$8 to \$25 per acre, the price often being less than the first cost of buildings and fences. The only corrective for this unfortunate state of things is immigration—new men, new capital, and new enterprise for the development of these latent resources.

## MORGAN COUNTY.

This county is located near the center of the State, 160 miles west of St. Louis.

### SURFACE CHARACTERISTICS.

The east part and north half is a rich prairie and farming country, well watered by flowing streams, the banks of which are lined by broad strips of timber. The western part of the county is high, rolling prairie, having equal timber advantages. The southern half is a hilly, timbered country, containing numerous living streams and springs of most excellent water. The bottoms in this portion of the county are rich, alluvial soil, finely adapted to the cultivation of corn, oats, wheat, rye, barley, potatoes and bluegrass. The uplands have a lighter soil, but with the aid of fertilizers produce equally as well, and grass grows spontaneously. In this portion of the county thousands of acres are owned by non-residents, unfenced, and afford the finest possible pasture almost through the entire year. Cattle turned upon this range in spring are ready for the butcher in June, and those kept on the range all the year require little additional feed.

### AGRICULTURAL RESOURCES.

No county in the State offers greater advantages to the honest, industrious, thrifty immigrant than Morgan. The dull, weary routine of agriculture needs not alone be depended upon for a living; the prairie farms being nearly all contiguous to timber land, the immense range of wild pasture makes stock-raising exceedingly profitable, and it is not an uncommon sight to see some of the largest wheat and corn producers have from 200 to 300 head of cattle ranging on their pastures. Large numbers of horses and mules are annually raised, while fat hogs are marketed from October to June. All kinds of stock find a ready market at the farmer's door.

### MINERALS.

Morgan County is exceedingly rich in minerals, lead having been found in every township. There are at present eight lead smelting and one slug furnace in the county. Vast deposits of iron abound in the southern part, and zinc and copper have been found in several localities. Although Morgan County has not been mapped by geologists as a coal field, nevertheless excellent qualities of cannel and bituminous coal have been found in immense quantities, in different localities. Morgan is also rich in the various clays. Yellow ochers and mineral paint are common occurrences. Kaolin is found in large quantities, while in the south and western part of the county a particularly fine, white clay is found, well adapted for the finest pottery, and out of which the celebrated granite iron ware is made, now so common throughout the country.

### FRUIT CULTURE.

The climate of Morgan County being mild, large crops of fruit are annually raised. Especially is

this true of apples, peaches, cherries, etc.; and France can scarcely excel this section for grapes.

### CLIMATE AND HEALTHFULNESS.

The general health of the county is very good; epidemics and malarial diseases being a thing read of, but not experienced. This is attributable, in a measure, to the excellent natural drainage, both in town and county. There are no swamps in Morgan. The water from the springs flow either to the Osage or to the Missouri River.

### THE PEOPLE.

The county is inhabited by a thrifty, industrious population, representing all nationalities. A large portion of the county is inhabited by Germans, whose frugality always insures them prosperous homes—Eastern, Northern and Southern States contribute their quota of the citizens, but the largest increase of late has been from Kansas. The various religious denominations are well represented, and recently a large influx of Mennonites and Dunkards has been received, a people whose sobriety and industry always make them a valuable acquisition.

### EDUCATIONAL.

Under the fostering provisions of the State laws a liberal fund has been created for educational purposes, and every school sub-district has its school-house, where schools are open from four to eight months each year. There are about eighty-five school-houses in the county.

### TRANSPORTATION FACILITIES.

This county does not lack for transportation. On the south it is washed by the Osage River, navigable a great portion of the year. The Missouri Pacific Railroad passes through it in the northwest, while the Osage Valley & Southern Kansas passes nearly through the center of the county from north to south; and the Jefferson City & Southwestern Railroad, completed recently, passes through the center from east to west. Good public roads traverse the county in all directions, so that almost every farm is in sight of a public road.

### PRICE OF LANDS.

The price of unimproved lands ranges from two to five dollars per acre, while improved farms range from five to twenty-five dollars per acre, entirely owing to location and quality of improvements.

The citizens of Morgan County extend a hearty welcome to all enterprising and industrious people to come and settle among them. The winters are short, the summers are long, the climate is delightful, and the country is healthy. Post-offices, good schools, churches and mills are convenient to every farm house. Wages are good, and farmers will find a ready market for everything they produce.

## NEW MADRID COUNTY.

New Madrid county is situated on the 36° of north latitude, and 89° 30' west longitude from Greenwich, or 12° 30' west of Washington City. It is bounded on the east by the Mississippi River; on the north by Mississippi and Scott; on the west by Stoddard and Dunklin, and on the south by Pemiscot Counties. Its surface is level and unbroken, its soil exceedingly fertile, its climate mild and salubrious, and its commercial facilities ample for the cheap and speedy transportation of its surplus products to market.

### PHYSICAL FEATURES.

New Madrid County is almost a level plane, sloping gently to the south and west, barely sufficient to carry off the superabundant rainfall, which is discharged through its water drains into the Mississippi and Little Rivers. It passes, perhaps, as great a variety of soil as any county in the State. Along the Mississippi River, from the City of New Madrid to its southern boundary, a distance of twenty miles, the soil presents the same characteristics as that which mark the borders of the Ohio below the falls. In the interior and northern portion there is bottom, prairie and timber or table lands. The bottom lands may be designated as high bottom and low bottom; the prairie and timber as upland and table land.

### SOILS.

These lands present such a great variety of soil, and the different varieties pass into each other by such minute gradations, as to make it almost impossible to point out any marked lines of separation. Along the bank of the Mississippi, above overflow, between the city of New Madrid and the southern boundary of the county, there is found a porous clay sub-soil, over which is spread a vegetable mould, varying in depth from one to five feet. Passing to the interior from the center of this line, the same general characteristics are observable, with the exception of the beds of the dried-up lakes that intervene, until near the eastern line of the "sunk lands" of the Whitewater or Little River, where the soil gradually partakes more of the character of low bottom. The central and northern portion of the county is divided between prairie, and high bottom or prairie or table land, whilst the western, and a large area of the northeastern portion, is low bottom, subject to annual inundation.

The designations of timber, prairie, or bottom, do not indicate the quality of the soil to any greater extent than is influenced by these physical relations. These designations only refer to the natural divisions of the soil, without any reference to the fertility of either. Each separate division possesses soil of different grades, from the most productive, suited to growth of a great variety of crops, to such as are only valuable for the production of grass, or for pasture.

The prairie lands are lighter, more easily cultivated, but not so productive as the high, bottom or timbered lands; yet, from their yielding more kindly

to the labor of cultivation, and the greater ease and less cost of utilizing them, in the early settlement of the county they were more generally sought for than the bottoms; but, as the settlement of the county progressed, and the greater fertility of the woodlands became known, as also for the convenience of timber for fuel, building and farming purposes, the timbered land asserted its supremacy and secured the attention of the settler.

### PRODUCTIONS.

The bottom lands along the Mississippi River are by far the most productive of all the land in New Madrid County. The soil is a black, sandy loam, from three to six feet deep. It is mixed with clay, sand and decomposed vegetable matter, and in many places is annually enriched by the overflows of the river, which render its fertility inexhaustible. The bottom lands are adapted to the production of Indian corn, wheat, oats, rye, cotton, sorghum, castor beans, and Irish and sweet potatoes. The average yield of corn, per acre, on these bottom lands, with ordinary cultivation, is from fifty to sixty bushels; of wheat, twenty to twenty-five bushels; oats, fifty to sixty bushels; rye, twenty-five to thirty bushels; cotton, twelve to fifteen hundred pounds; and of Irish and sweet potatoes, from one to three hundred bushels.

### FRUITS AND VEGETABLES.

New Madrid County is well adapted to the growth of many kinds of fruit. Apples, pears, peaches, plums, cherries, and a great variety of smaller fruits and berries, do well, and, where proper care is taken in the choice of varieties and cultivation, fruit of excellent quality and delicious flavor is produced in great abundance. Peaches are almost a never-failing crop, and raspberries, strawberries, currants, blackberries, and gooseberries, are indigenous, and mature early. Grapes, where proper care is taken in pruning and culture, mature finely.

Vegetables in endless variety, and of the most nutritious quality, grow finely in her soil, and her climate imparts to them a rich and mellow flavor.

### TIMBER.

There is a great variety of excellent timber in this county. Among the most important may be mentioned the oak, of which there are fifteen varieties; cypress, two varieties; ash, three varieties; hickory, six varieties; maple, two varieties; cotton-wood, two varieties; gum, four varieties; besides these there are sycamore, black and honey locust, tupelo, catalpa, sassafras, mulberry, five varieties of elm, two of pecan, black walnut, cherry, boxwood, hackberry, coffeeenut, and a great variety of smaller trees, shrubs and vines.

### AREA AND CULTIVATION.

The area of New Madrid county is six hundred and eighty sections, or four hundred and thirty-five thousand and two hundred acres, of which four

hundred and fifty-three sections, or two hundred and eighty-nine thousand nine hundred and twenty acres are low bottom; the remainder of the county, two hundred and twenty-five sections, or one hundred and forty-five thousand two hundred and eighty acres, is high bottom, prairie and timbered land. Of the whole area of the county, two hundred and eighty-seven thousand acres are assessed for taxes. The residue, belonging to the county, or to the General Government, is unoccupied.

Of the taxable land, less than one-third, or about ninety-five thousand acres, are in cultivation, leaving a total area of three hundred and forty thousand two hundred acres, or more than two-thirds of the county, still open to settlement and cultivation.

#### MINERALS—MANUFACTURING INTERESTS.

The surface of New Madrid county being level, and of recent formation, she has but little mineral, none having as yet been discovered in paying quantities, except iron. In the northeastern portion of the county, large deposits of this mineral are formed, of the quality designated as "bog ore." It underlies the lowlands of the St. John, often cropping out in the banks of the lakes and bayous which intersect that locality. This ore would be easily mined, as it lays near the surface, and inexhaustible forests of timber, covering the soil in which it is imbedded, furnish a cheap and ready means for its reduction.

The advantages possessed by New Madrid County for manufacturing of various kinds is unsurpassed. Her extensive forests of timber furnish material for the manufacture of all kinds of agricultural implements, and of every article of use of which wood is a component part, as also fuel to propel machinery. The excellent quality of her wheat, which always commands the highest price in market, would furnish employment for one or two first-class mills. Her cotton fields hold out their snowy treasures invitingly to the spindle, whilst her majestic fields of corn, her luxuriant growth of vegetables, her immense herds of cattle and other stock, give assur-

ance of an abundant and cheap supply of the necessities of life.

Mills, distilleries, cooper shops, agricultural implement manufacturers, wagon and carriage makers, cotton factories, blacksmiths, tanneries, shoemakers, builders and cabinet makers, would all find this a desirable and profitable place to locate their business.

#### THE COMMERCIAL ADVANTAGES

of New Madrid County are unsurpassed by those of any county in the State. Her entire eastern front is washed by the Mississippi River, which affords her an uninterrupted channel of communication with the Southern market at New Orleans, from which she is distant but a four days' journey by steamboat; and by means of the daily packets plying between St. Louis and ports below, and by boats going up the Ohio River, she has ready access to all the markets north and east.

On her northern border is the Cairo, Arkansas & Texas Railroad, a branch of the St. Louis, Iron Mountain & Southern, and crossing her center, from the town of New Madrid west to the interior counties, is the Little River Valley and Arkansas Railroad, now in successful operation. Add to these a well-improved system of wagon roads, and it will readily be conceded that ample facilities are possessed for the transportation to market of all the surplus product of the forest, mine, field, farm and manufactory.

Being above the freezing point on the river and below obstructions to navigation, occasioned by low water, with ample inland channels of communication, with the railroads and river, a mild, salubrious and healthful climate, rich and productive soil, an honest and industrious population, New Madrid County offers as

#### GREAT INDUCEMENTS

for the seeker of a comfortable and permanent home as can be found in any locality in the great valley.

## NEWTON COUNTY.

Newton County is situated in the extreme southwestern part of the State, and is bounded on the north by Jasper County; on the west by the State of Kansas; on the south by McDonald County, and on the east by the Counties of Lawrence and Barry.

#### WATER FEATURES.

No defect can render a country so little desirable for habitation as its destitution of water. On the other hand, nothing affords greater pleasure than the contemplation of such streams, as in their meanderings irrigate the fruitful lawns of Newton County, and supply illimitable power for all sorts of machinery.

Shoal River is the principal stream, on account of its numerous mill sites and its uniformity of fall, averaging about eight feet to the mile along the

whole forty miles of its length in this county. It rises in Barry County, and after receiving the waters of several tributaries, comes into this county at a point east of Neosho, a beautifully clear stream of great capacity for driving machinery. It passes into Kansas within two miles of the northwest corner of the county, having grown in volume quite one-half, and gathered at the Grand Falls, some five miles above, behind a natural dam of limestone, it plunges over thirteen feet perpendicularly, forming a beautiful and imposing cataract. The other streams of the county are Indian Creek and its two branches, named respectively North and South Fork, Buffalo Creek, Lost Creek, Warren Creek, Five-Mile Creek, Rock Creek, Center Creek, and Jones' Creek. These all flow alternatively through timber and prairie. The beds of these are at times

gravelly, and again of limestone formation. The larger streams teem with food fish of moderate size, consisting chiefly of perch, sucker, cat, pike, bass, drum and buffalo. These beautiful streams, with their alluvial bottoms, fertile prairies, ready for the plowshare of the husbandman, and the soft, salubrious climate, were some of the attractions that induced the early settlers to come hundreds of miles from the last frontiersman, and select his home in Newton County.

#### CLIMATE AND HEALTHFULNESS.

The climate of Newton County is mild, temperate, and salubrious; lying, as it does, between latitude 36° 30' and 37° north, it is not subject to extremes, either of heat or cold—the thermometer rarely rising over 98° Fahrenheit, and seldom falling below zero. The spicy breezes, and refreshing showers, of spring, are only equaled by the balmy, hazy, delightful Indian summer of autumn.

The thermal condition of this county is at a safe distance from southern epidemics, or pernicious fevers of the South, and diseases of the lungs and air-passages, incident to the extreme cold climate of the North, as well.

The prevailing diseases in this county are mild, intermitting and remitting, fevers—mostly occurring in autumn, and the early part of winter—with pneumonia, in the latter part of winter and early part of spring. Nothing like an epidemic has prevailed in this county for the last thirty years, except in the winter of 1856-7—epidemic dysentery—of which disease there has been only a sporadic case, now and then, since that period. Typhoid fever is almost unknown in Newton County, and that fearful scourge, known as scarlatina, is extremely rare.

#### SCHOOLS.

There are about six thousand children of school age in Newton County. The territory is divided into near ninety school districts, in which schools are open annually from four to nine months. The fund to pay teachers is one-fourth of the State revenue, with special school tax and other income from special funds. Graded schools in three points of the county, Neosho, Granby and Newtonia. In addition to the public schools, private, or subscription schools are occasionally taught; and, at the county seat, Neosho, has been established an academy that is open forty weeks in the year.

#### STOCK-RAISING, AGRICULTURAL AND GENERAL PRODUCTIONS.

Stock-raising in Newton County was engaged in to some extent in the early settlement of the country; horses, mules and cattle being chiefly the kind found most profitable. The horses and mules found a ready market in the South in the sugar and cotton regions. For oxen, at Independence and Fort Leavenworth, there was a great demand in the early times, they being used to a great extent as draft animals for the Santa Fe and New Mexico trade. At the close of the war, there was but little stock remaining in the country, and that of inferior quality. Since that time, however, there has been a rapid improvement in both numbers and breeding, so much, indeed, that now are found cattle, hogs and

sheep of breeds not to be surpassed in the United States; and the people are beginning to manifest an interest in blooded stock such as they have never shown before. As a showing of the number and value of the animals shipped and driven from this county, the following figures may be relied upon as very nearly correct:

There has been shipped, as shown by the books of the railroad company, from April 15, 1879, to April 15, 1880:

Cattle, 67 cars, 1,346, at \$30 per head.....	\$40,400
Hogs, 126 " 7,560, " 10 " .....	75,600
Sheep, 8 " 529, " 3 " .....	1,560
Horses and mules, 7 cars, 133, at \$75 per head.....	9,975
Total value.....	\$127,535

It may be presumed there has been three times the number of stock driven out of the county that was shipped; estimating from this data, there has been driven out:

Cattle, 4,038, at \$15 per head.....	\$60,496
Sheep, 1,560, " 2 " .....	3,120
Horses and mules, 399, at \$75 per head .....	29,925
Total value driven.....	\$ 93,541
Total value shipped .....	127,535
Grand total.....	\$221,076

There has been stock shipped from Pierce City, near the eastern boundary of the county, and at Joplin, near the southwest corner of the county. Quite a large amount is thus left out in the account, purposely, to offset what may have been brought from other counties to this. Plenty of nutritious grasses and pure water, necessary to the growth and health of stock, are to be found here. Wild grasses particularly abound, covering hundreds and thousands of acres of unimproved lands, making fine summer ranges. Of the tame grasses, such as blue grass, timothy, clover, millet and Hungarian, grow well here, and make excellent crops of hay; and all kinds of grains, such as corn, wheat, rye, oats and barley, do well here, making the prudent and industrious farmer both happy and prosperous. In fact, the farming facilities are surpassed by but few counties in the State, if any. Forty-seven crops have been taken off one farm, with but little difference in the yield.

Tobacco grows finely, the latitude being about the same as the great tobacco region of Virginia.

#### SOILS AND FINANCIAL CONDITION.

Newton County is one of the border counties of the southwest part of the State, with McDonald County only lying south. It contains 610 square miles of land, nearly equally divided with timber and prairie, all producing well.

The numerous streams of the county are kept flowing the year round by never-failing springs; and these afford the best kind of water-power for all kinds of machinery, much of which is already in operation. The rainfall averages about forty-five inches per year, and the lands are not subject to severe drouth. Population, about 20,000 and the total taxable property, about \$3,000,000. There is no bonded indebtedness, and the rate of taxation is one and thirty one-hundredths dollars per one

hundred dollars. Two railroads pass through the county with some fifty miles of railroad bed; other roads in contemplation. The land is composed principally of two kinds of soil: 1—The coarse gravel, or black soil; is rich, easily worked, and produces well. 2—The mulatto soil, a rich, reddish loam, well suited to the growth of corn, wheat and other cereals.

#### THE GROWING COMMERCE

of this county is owing largely to the mineral resources, railroad facilities and productiveness of the soil. Besides Neosho, the county seat, there are a number of other flourishing towns that afford important centers of trade and commerce; and, taking these into consideration, with the heavy mining interest of the county, it is safe to say that commerce has trebled in the last few years, and it is impossible to foretell what it will be in the next decade. Some idea may be formed of this by the following statement of shipment of products:

	Value.
Wheat—366 car loads, 400 bushels to car.....	\$ 14,680 00
Lead—78 car loads, 24,000 lbs. to car.....	48,620 00
Zinc—1,043 car loads, 26,000 lbs. to car.....	176,352 00
Tobacco—13 car loads, 24,000 lbs. to car.....	15,600 00
Tripoli—6 car loads, 20,000 lbs. to car.....	2,400 00
Total valuation....	\$257,632 00

Thus, it will be seen that, by aggregating with the above stock shipped and delivered, amounting to \$156,076.00, a grand total of \$390,060.00 as the commercial transactions of Newton County for one year. There are some minor products which might be mentioned, but sufficient has been said to show that Newton County affords abundant attractions for the immigrant.

#### GRAPE CULTURE.

The first vineyard was planted in Newton County in 1866, and since then, more than two hundred varieties of American grapes, with the following results: The Concord and all other varieties of the eastern Fox grape species (*Vitis Lurbrusa*), do not fail to make strong, healthy growth, and set fine crops of fruit every spring. But the grapes very often rot and fall off when nearly grown, and only in seasons of great drouth do they remain healthy and bring good returns. This whole family of vines, to which belong the large majority of our cultivated grapes, is, therefore, being abandoned, not only here, but everywhere in the Middle and Southern States of the Union. More promising are grapes of the winter grape species (*V. Riparia*). Highly improved varieties of this species have lately been introduced. They are all being tried here and promise well; but longer experience is necessary before it can be safely said they are free enough from rot for general cultivation in the South.

The only grapes that have so far given entire satisfaction here, belong to the species (*V. Æstivalis*), generally known as the summer grapes. Two varieties of these species, the Norton's Virginia, and Cynthiana, have been cultivated since

1866. They have never failed, even in the worst seasons, to produce large, healthy crops; and we can now safely say, they are the surest fruit grown here.

The true home of the northern *Æstivalis*, or summer grape, is Southwest Missouri, Arkansas and Indian Territory, and this probably accounts for the fact that until of late years so little attention was paid to these vines by the leading grape-growers of the United States, living further north and east. But this is fast changing now. The "Neosho," a wild summer grape, of Newton County, is being planted, not only in a large portion of this country, but also in France, where American grapes are used to re-establish the vineyards destroyed by phylloxera, and the native summer grapes are preferred to all others. And yet, this grape is only the forerunner of what is to come. For the last fourteen years, the vine-growers have made it their special business to collect and cultivate the finest wild summer grapes of Southwest Missouri, Arkansas and Indian Territory, as well as to raise improved seedlings from them. The best and healthiest of this large collection will soon be named and introduced to the public. Among them will be the first and only large summer grapes in cultivation. Judging from the general satisfaction the Neosho is giving, it may be expected their introduction will give new impetus to grape culture, especially in the Southern States.

#### FRUITS.

Wild fruits of many sorts grow here in abundance, and of good quality—the grape, persimmon, paw-paw, plum, haw, mulberry, gooseberry, blackberry, raspberry and strawberry. Cultivated fruits of kinds adapted to the latitude succeed admirably in most cases, with failures of crops as rare as in any locality in the Western States. Orchards, well selected, well planted, and well cared for, come to bearing early, and produce large crops of fine fruit, of excellent flavor. Five years from the nursery, most varieties of apples or pears come into bearing, with only three or four years for some. Peaches frequently bloom the second year from the bud or seed. Pear trees (standard Bartlett's), set four years ago, are now showing fruit, and dwarfs, two years' set, bloom abundantly.

The Morello cherries succeed here better than the Heart or Bigarreau. Trees and fruit of the former are easily raised—the latter with difficulty. The plum has the same enemies here as elsewhere; but the Chickasaw and Wild Goose seldom fail to bring large crops without labor.

In short, it may be safely affirmed, that if one desires to cultivate here any of the fruits of a temperate climate, by using good judgment in selecting his location, and in choosing his varieties, and with industry and care in setting and cultivating them, he incurs almost no risk of failure to produce large and regular crops of fine and excellent fruit.

#### MINERALS.

The lead and zinc mines of Newton County and Southwestern Missouri are certainly the richest ever found in the United States, and seem inexhaustible. The mineral formations here do not indicate the existence of any valuable ores, except lead and zinc. The lead ore is principally galena, i. e., sulphide of lead. Occasionally, large deposits of carbonate of

lead are found. The only other ore of lead found in this vicinity is pyro-morphite or phosphate of lead. This exists in very small quantities. In zinc ores, at the Granby Mine and immediate vicinity, principally silicate is found; some blende, or sulphide, with a little carbonate.

At Joplin, Jasper County, blende predominates. In Granby and vicinity are the richest zinc (silicate) mines ever discovered. A correct report of the production of zinc and lead ores from the mines of Granby and immediate neighborhood, for the past fifteen months, can be given.

First six months, 1879, zinc, pounds.	6,444,700
Last " " " " "	7,504,800
First three months, 1880, pounds....	6,355,300
Total.....	20,664,800

During this period from the same mines were raised, of lead ore, 2,927,129 pounds, and heavy rains interfered with mining for two months in the year. The great difference in the quantity of zinc and lead raised arises from the fact that silicate of zinc usually lies in much larger bodies than lead ore. While the silicate is found in sheets, varying from one to eight feet in thickness, the lead is usually found in detached masses or blocks. The zinc and lead above mentioned are the results of the labor of two hundred and fifty miners; and would compare favorably, in a pecuniary point of view, with the product of that much labor, either in agriculture or the mechanical arts. The mines give an excellent market to the farmer and gardener; and these mines are surrounded by good agricultural lands, for sale by the St. Louis & San Francisco Railway Company. This company no longer holds a mineral reservation in their land contracts—a wise move. There is some good building stone. Sand is scarce in Newton County. Limestone in abundance, and good sandstone for building.

The mines of Southwest Missouri are in their infancy. Thousands of acres of mineral lands are untouched and for sale by the Railroad Company. There are (to the practical eye of the miner) certain surface indications that denote the existence of

lead and zinc ores. None have ever become so expert as to be able to locate exactly the bodies of ore, except by accident; yet, one familiar with the handwriting of Nature, can safely say whether those ores exist in any given eighty acres of land, where the indications have an outcrop.

There are some very large caverns in these mines containing very beautiful stalactitic and stalagmitic formations of carbonate of lime.

#### MANUFACTURING INTERESTS.

Newton County has large and growing manufacturing interests. Her ten wagon factories have a wide reputation, and made last year about 2,500 wagons. Five of these factories are at Neosho, two at Newtonia, two at Granby, and one at Ritchey. Neosho has an extensive plow factory, which turns out 4,000 plows annually. She also has a foundry and machine-shop, as well as a planing mill. There are eleven flouring mills in the county; one woolen mill at Neosho, and a patent lime kiln. Martling has two tobacco factories and one cigar factory; also, a piano-dulcimer factory. The Granby lead furnaces are among the most complete in the United States.

#### RELIGIOUS AND SOCIAL.

Newton County is not behind in her religious and social interests. She has twenty-two church edifices—eight of which are at Neosho, three at Granby, three at Newtonia, and the remaining eight are in the rural districts. There are many more church organizations which have no buildings, but which occupy some of our eighty-one school-houses. The following denominations are represented in our county: The Missionary Baptists, the Free Will Baptists, the Methodist Episcopal, the Methodist Episcopal, South; the Protestant Methodists, the Presbyterians, the Cumberland Presbyterians, the Congregationalists, the Roman Catholics, the Christians, the Adventists, the Dunkards, the Mennonites, and the Episcopalians.

## NODAWAY COUNTY.

Nodaway is one of the best agricultural counties in Missouri.

#### SOIL AND SURFACE CHARACTERISTICS.

The soil is a deep, rich, black loam, so closely resembling the best prairie lands of Illinois that it is difficult to detect any difference.

About seven-eighths of the county is prairie and bottom land, and one-eighth timber land; and almost every acre—prairie, bottom or timber—is susceptible of a high state of cultivation. There is plenty of timber for all time to come.

The county is watered by three large streams, flowing from north to south, and water-power is abundant.

Some coal mines are now worked, yet the coal interest is in its infancy.

#### THE CLIMATE.

The winters are usually dry and healthy; the summer seasons are none too long, nor too hot. Health is good. Water, of wells, springs and streams, and good well-water—limestone—are easily found anywhere. Depth of wells, fifteen to sixty feet; average and usual depth, twenty-four feet.

#### PRODUCTIONS.

The chief industry is agriculture, growing and feeding cattle and hogs. The principal crop is corn; yet wheat, oats, barley, rye and other grains are grown very extensively. More than three-fifths of the county is now under cultivation.



**WATER-POWER.**

There are a good many water-mills, distributed at convenient places on the Nodoway, the One Hundred and Two and Platte Rivers, and many mill sites on each of said streams not yet utilized.

**SHEEP-RAISING AND STOCK-GROWING.**

Sheep-growing is an industry rapidly on the increase. The undulating prairie lands are well adapted to the sheep interest. There are woolen mills, where excellent cloths are made.

**FRUITS.**

Apples, peaches, and pears, do well here. The grape is grown with ease; a sure crop, and good wine is made therefrom. Small fruits do well.

**EDUCATIONAL—RELIGIOUS AND SOCIAL.**

The social privileges are excellent. There are one hundred and fifty-four school-houses in the county, built at a cost of from four hundred dollars to eight hundred dollars each.

The County School Fund exceeds twenty-three thousand dollars, and is annually increasing. There

are over thirty churches in the county, representing the leading Christian sects.

Maryville, the county-seat, has a good public library. There are six newspapers, and the general tone of society is good. Peace and plenty prevail. A man may think and vote as he pleases; his right is unquestioned; and he stands the same—democrat, republican, or otherwise—none to molest or disturb him.

**RAILROADS**

run through the county, so that it is a matter of great ease to get about. There are through lines to Chicago, and the East; St. Louis, and the East and South, Omaha and the West.

**FINANCIAL.**

The county is out of debt; taxes are light, and times are good. The roads are well bridged and repaired, leading in every direction.

**FOR FARMING AND GRAZING.**

this section is not surpassed by any county in the West. The people are industrious, intelligent, enterprising, and are determined to succeed.

## OREGON COUNTY.

Oregon County is one of the southern tier of counties, and was organized in the year 1845, and contains an area of over 500,000 acres. This is one of the favored counties of South Missouri. Unlike other counties of that section, it is quite varied in character, the north and northeastern part being hilly and high rolling plateau, and principally covered with pine forests; yet, there is an immense amount of good farming land in that part of the county, known as the Irish settlement.

**CHARACTER OF THE LAND.**

In the south and southwestern part of the county the greater part of the land is arable and fitted for cultivation, the timber consisting mostly of hickory and oak, the soil being a rich, sandy loam, and in that part of the county there is a greater amount of river and creek bottom land, perhaps, than in any other county of that section of the State, for, by referring to the map of Missouri, it will be seen that the river, Eleven Points, winds through the county, in such a way that it is over fifty miles from where the river enters it on the west to where it crosses the line on the southeast part. Fredericks' Fork runs almost through the entire county, and there is scarcely a place, from its head to its mouth, but there is farming land of the very best quality; then the Warm Fork, of Spring River, in the southwestern part, running through over twenty miles of the county, can hardly be surpassed in the State for its quality of farming land, and, there are many small tributaries to these streams mentioned, the valleys of which are very rich in soil. In the last named portion of the county,

that is, south of the river, Eleven Points, there is a vast amount of valley and uplands, or hickory flats, all of which is good farming land, and easily prepared for the plow and put into cultivation. This is also one of the best watered counties in the State, and every foot of land not in cultivation, whether it be valley, plateau or hill-side, is covered from the first of April to the middle of November of each year with a rich growth of wild grass, which is very fine for grazing and stock-raising. There are several natural curiosities in the county, in the way of large springs or fountains, one of which boils up almost at the top of a mountain, and covers an area of over one acre, the water running off down the mountain at the rate of twenty miles an hour, making quite a river, and being an inexhaustible power for machinery.

**AGRICULTURAL RESOURCES.**

The soil is adapted to almost everything—wheat, corn, cotton, oats, rye, potatoes, and peanuts, etc.; in fact, nearly everything that grows from Maine to Florida, can be grown successfully in this county. In cotton alone, for the year 1879, there were raised in the limits of the county 1,620 bales, of five hundred pounds each, which, at fifty dollars per bale, yielded a profit of \$81,000; and it is estimated that, for the year 1880, there will be double that amount raised; as to corn, it would be difficult to estimate the amount that was raised, but it may be safely said that there is more corn now than the present population can consume during the season. It sells from twenty to thirty-five cents per bushel, which is evidence that it is plenty.

## STOCK-RAISING

has been found very profitable, as stock will live most of the year without feed, hogs living, and even fattening, the entire winter, on the acorns of the woods. It is especially adapted to sheep-raising. A great portion of the tillable land is yet in a wild state, unimproved, and can be bought for a nominal sum, and these lands are not owned by foreign speculators and land "holders," but belong mostly to residents of the county, who are willing to sell fairly, and are now almost daily selling them and exchanging them for personal property to immigrants and "bona fide" settlers.

## POPULATION, SCHOOLS AND COUNTY SEAT.

Oregon County has a population of over 6,000; has thirty-eight school districts, organized and in good running order; has a permanent school fund, arising from the sale of the sixteenth section and other sources, to the amount of \$2,230, the interest on which is applied annually to the support of public schools; besides, the county gets annually from the State school fund about \$1,800—all of which, with a small tax raised by each district, supports a fine public school from four to six months each year.

Alton is the county seat, situated near the center, and is a business point of no mean importance. There are other small towns in the county, viz.: Thomasville, Clifton, and Payne City or Suttonville.

## OSAGE COUNTY.

Osage County is located in the central portion of the State, having the Missouri River for its northern boundary; the Osage River and Cole County is the western boundary, while Maries and Miller Counties join it on the south, and Gasconade county bounds it on the east.

In area it contains about 600 square miles, and there are 368,471 acres on the assessor's books. The total valuation of the county, for the year 1879, was \$2,276,504—real estate, \$1,257,073; personal property, \$1,019,501.

## GENERAL RESOURCES.

The resources of the county are very abundant, in timber and iron ore—the latter in exhaustless quantity. Lead ore, too, has been found in the county, but the localities are known to only a few persons. Coal indications are very few, and thus far no coal bank has been worked.

The timber is composed of several varieties of the oak, walnut, hickory, wild cherry, pecan, elm, linn or basswood, hackberry, maple, sycamore, ash, cottonwood, etc. On the river bluffs cedar is found.

In addition to the above, the following wild fruit trees and shrubs abound: Persimmon, crab-apple, thorn apple, paw-paw, plum, black haw, cherry, blackberry, raspberry, etc. The wild grape grows most luxuriantly in all sections of the county, both on the high and low lands.

## PHYSICAL FEATURES AND PRODUCTIONS.

The county is greatly diversified and abounds in hills and valleys, also bottom lands and flats. The hills are not high mountain ranges, but usually gentle declivities, and many are cultivated. The valleys are productive, and the bottoms exceedingly so, while the flats repay the farmer well for his labor. Corn is the staple crop; wheat next in value. Oats are raised in abundance. Rye, buckwheat, Hungarian grass, flax, etc., produce good crops, but are not extensively cultivated.

Hogs and cattle are raised for market, so are sheep and poultry, but not so much capital invested in the two last named as might be, at a good profit.

The principal business of the people is farming. A few are engaged in converting the timber into railroad ties, for use on the "woodless plains of the far West." There are no statistics of the "tie business," but it would be within limit to say, Osage County furnished \$40,000 worth of ties within the last twelve months.

The manufacturing resources of the county are entirely undeveloped, and are worthy of consideration and investigation, by those who desire, or intend, to invest in manufacturing projects.

The county is well watered by the Missouri, Osage, and Gasconade Rivers, and unnumbered springs, creeks and branches.

## TRANSPORTATION.

The means of transportation in the county are not confined to the Missouri Pacific Railroad, which passes through the north part of the county, from east to west. In addition to the facilities afforded by this road, the Osage and Gasconade Rivers, as well as the Missouri River, offer ways to market.

## FINANCIAL CONDITION—RELIGIOUS AND EDUCATIONAL.

Osage county has no "railroad bonds" in market, of any sort—good, bad or indifferent; nor bonds of any other kind.

The county is out of debt, has one of the best court houses in the State, and a stone jail, with cages. The financial condition is most excellent. There are sixty-four organized school districts in the county; many of these districts have two schools in session at once, and the school term ranges from six to eight months.

The religious denominations are all, or nearly all, represented in the county. The Catholics have many large congregations, and several elegant churches. The other denominations also have church buildings in various localities, and all are well attended by attentive congregations.

There is an institute at Westphalia, of high grade, presided over by a superioress, assisted by several Sisters. This school is under the exclusive control

of the Catholics. At this institute many of the sons and daughters of Osage have obtained a good education, and others are following in their footsteps. Loose Creek also has a school of high grade, conducted by the Catholic Sisters. Chamois has a fine school building, and a first-class school. Linn has two schools; but the school houses are not large enough to contain all the pupils. Dauphine is able to have a school term of about ten months in the year. Richfountain and Keoltztown have parish schools, in addition to their public schools.

#### MILLS, ETC.

At Chamois, Dauphine, Loose Creek, Linn, Westphalia, Owen's Mill, Cooper Hill, Linnwood, Welcome, and Fredericksburg, there are steam mills, where the people get their grain converted into flour and meal, and their timber into lumber. In addition to the above, there is a flour and saw mill; also, a carding machine, on the bank of the Gasconade River, said river furnishing the motive power. Stores and blacksmith shops are not confined to towns—they are to be found everywhere, all over the county.

#### GENERAL ADVANTAGES.

There are twenty-four post-offices in the county, and mail facilities are good.

Wagonmakers, plowmakers, shoemakers, harness-makers, etc., are located at various points in the county.

Building material is abundant, in the shape of limestone, sandstone, cotton-rock, and brick-clays. Timber, in abundance, everywhere. Sand, of excellent quality, is abundant, on the river banks and in the creeks.

Apples, peaches, pears, plums, quinces, cherries, etc., are cultivated extensively, and produce excellent crops of luscious fruit. Many varieties of the grape are cultivated, and superb wines can be made.

In political matters, the county is "mixed." About one-half the county officers are Democrats; the balance are Republicans. The Democrats had a majority, in 1876, on the presidential ticket; while the Republicans had a majority for their candidate for Governor.

It is unknown who will be elected in this county to office until the votes are counted—so closely

yoked are the two parties—and this nearness of votes is, no doubt, a great benefit to the county.

#### TOWNS AND VILLAGES.

There are several thriving villages in the county. Linn is the county seat.

Westphalia is near the Osage River, and is emphatically a German town.

Richfountain is near the Gasconade River, and is also a German town.

Keoltztown is near the Maries County line, and is also German.

Loose Creek village is some five miles from the Osage, and its inhabitants are principally Germans.

Dauphine, as the name indicates, is a French village, located in the northwest corner of the county, near the Missouri River, on the Missouri Pacific Railroad.

Medora—on the same road and on the banks of the same river—is quite a shipping point for ties.

Chamois is located on the Missouri Pacific Railroad, not far from the Missouri River, and is the largest town in the county. The railroad company have a round-house and machine shops here. Population mixed.

Fredericksburg, on the bank of the Gasconade River, is quite a shipping point.

Cooper's Hill, or Gasburg, is located about half a mile from the Gasconade, and is quite a business point.

Linnwood is located on Contrary Creek, and is a business center for that neighborhood.

Castle Rock is a shipping point on the Osage River—only about eight miles from Jefferson City.

Owens' Mill is on the Gasconade River, and has become noted for the business transacted there in shipping, or rather rafting, ties.

Beoger's Store is the center of a large neighborhood trade; store, blacksmith-shop, etc.

Feuerville is quite a trading point.

Mount Hill, store, blacksmith-shop and two church buildings.

Babbtown, Belle, Bailey's Creek, Byron, Kiddridge and Peachland, are simply county post-offices, without being trade centers.

Surprise is a small trade center, lately established.

## OZARK COUNTY.

Ozark County is located in the center of the southernmost tier of counties, and is bounded on the north by Douglass County; on the south by the State of Arkansas; east by Howell County, and west by Taney County. The present population of the county numbers about 6,500.

#### SURFACE CHARACTERISTICS.

The hills and valleys give Ozark County a pleasantly diversified landscape. The soil is varied.

The uplands afford fine grazing as well as farming lands, and the bottom lands are richly productive. There is an abundance of grass on the hills and among the timber for stock, and also plenty of fine, running water. The principal streams of the county are Bryant's Fork of White River, which flows into the North Fork of White River, and a number of smaller tributaries of the same rivers. There is scarcely a square mile of land in the county not well supplied with water, and drouth is something unknown.

## PRODUCTIONS AND MARKETS.

The principal productions of the soil are corn, wheat, oats, rye, barley, potatoes, tobacco, sorghum, and every variety of fruit and vegetables suitable to this latitude.

The county being an "off railroad" county, as yet the chief market for the farmers of Ozark is in Arkansas, where the cotton raisers create a demand for all the surplus productions.

## CLIMATE AND HEALTH.

No county in the State is blessed with a more salubrious climate, and the general health is at all times good. Very few suffer from miasmatic diseases, and consumption, unless hereditary, is unknown. The pure water and fresh hill breezes bring about this pleasant sanitary condition.

## TIMBER SUPPLY.

Ozark County is remarkably well timbered, and the supply can never run short. Saw mills are found in various parts of the county, and their products form a considerable item of public wealth. White and red oak, post-oak and pine, with black-jack and hickory, are the prevailing forest varieties; besides, water oak, black walnut, cypress, red cedar, elder, elm, and dog-wood.

## RELIGIOUS AND EDUCATIONAL FACILITIES.

The county is well supplied with public schools, supported by the State and county school funds, and churches of the various denominations afford opportunities for religious worship. The tone of society is good, notwithstanding the isolated loca-

tion of the county, and crime is a rarity, but when committed is punished with vigor.

## COUNTY FINANCES.

In 1876, by the report of the State Auditor, Ozark County had 46,044 acres of assessable land, valued at \$125,780, and 58 town lots, valued at \$4,885; 1,741 horses, at \$32,983; 400 mules and asses, at \$13,557; 4,482 cattle, at \$38,559; 3,849 sheep, at \$3,895; 7,925 hogs, at \$9,518. The total taxable wealth, including other personal property, was \$289,500. Since that time there has been a steady increase. The rate of taxation is low, as the tax-payer is not burdened with bonded indebtedness, as in many other counties.

## PRICE OF LANDS.

Land is cheap in Ozark. Owing to its location, it is thinly settled at present, although immigration seems to be setting in this direction. Government lands still remain for entering, and farms can be purchased at from three dollars upward, according to improvements.

## TOWNS.

Gainesville, the county seat, is a flourishing town, and offers good business opportunities. The other towns in the county, all of which are favorably located for future growth, are St. Leger, Rock-bridge, Meth, Almaratha, Isabella and Piland's Store.

The advantages offered by Ozark County to the immigrant are substantial. The lands are rich and productive and cheap; the climate healthful, and society good. He can live cheaply, and, by coming early, grow with the growth of the county.

## PEMISCOT COUNTY.

This county lies in the extreme southeastern portion of the State.

Pemiscot County, taking its name from a bayou of the same name, originally called "Pemascon," and meaning "rich mud," was once a part of New Madrid County, from which it was stricken off in 1850. The north boundary line is somewhat below the parallel of 36° 30' north latitude, and is very irregular, over half the distance being natural water-courses. Its eastern boundary is the Mississippi River, giving the county a water front of over forty-five statute miles. The south boundary line being the line between the States of Missouri and Arkansas, is on the parallel of 36° north latitude, and extends west from the Mississippi River, thirteen and one-half miles, to a point two and one-half miles west of range line No. 10 east. The western boundary conforms to the subdivision line, running north, to within one and one-fourth miles of the northern boundary line of township 20, north range 10 east. The county has a population of 3,200. The county of New Madrid lies north of Pemiscot and Dunklin on the west.

## THE AREA

of the county in square miles is 478, equal to 306,345 acres. Of this number of acres, there are 4,498 of

United States lands reserved by the Government for homesteads to actual settlers, which can be had by heads of families by paying land office fees, and residing on the land entered, five years. 41,772 acres belong to the county and can be entered at the county land office, at one dollar and twenty-five cents per acre.

6,110 acres are unsold school lands, belonging to the townships in which they lie. 15,515 acres are in lakes and Little River overflows. 238,447 acres have been sold, and are now owned by different individuals, by the United States and by the county, and on which taxes are levied.

## SLANDERS REFUTED.

Pemiscot County has been published to the world by those who know but little of its geography and topography, as an unreclaimable swamp county, with but now and then a ridge of land rising out of the waters, miasmatic pens, and disease-breeding morasses, like oases from a Sahara. No greater mistake was ever made by man in the description of any county, nor has greater injustice ever been done any portion of the State than has been done the southeastern portion of Missouri by its defamers. There is as little waste land as can be found in any county of the State. There are not 5,000 acres in the

county that cannot be reclaimed. All that is needed to make the lowest lands the best and richest in the world, is a judicious system of drainage, such as reclaimed millions of acres in the old world, and not only converted them into happy homes for thousands of families, but rendered them a source of revenue to the government. No dykes are needed around the lakes as a barrier against the floods of one great river, as in the case of the great Harlem Lake, reclaimed from the inflowing waves of the sea; nor is powerful machinery needed to pump out, sipe and rain water. The natural slope of the country, a fall of six inches per mile, from east to west, and seven inches from north to south, is sufficient to drain the water from the deepest lake in the county, and render it susceptible of being converted into a fitting and fertile field, where the green corn can wave its broad leaves and grain rear its golden head in the gentle breezes of heaven. Here, too, the many-hued cotton bloom can smile to the southern sun, from which it derives its beauty and its wealth.

Nature works great changes in the physical conformation of countries. It is a skillful engineer. In former years the great river, at certain periods, poured its mighty floods over Southeast Missouri, and over Pemiscot County particularly, sometimes sweeping from the face of the earth the habitation of the hardy pioneer, and wiping out in an hour his little accumulation of property. The richness of the soil is due to these former overflows.

#### SOCIAL AND EDUCATIONAL.

Civil law is enforced and moral law respected as much in Pemiscot County as in any other. Peace officers are not menaced by mobs, and justice is meted out and administered by the proper powers, without let or hindrance. The county has a good court house, where Justice sits without fear of molestation; church houses, where the gospel is preached by all denominations of Christians, without fear of interruption; school houses, where is employed the best talent to be had to teach children all branches taught in English schools.

The School Fund is securely guarded, and not allowed to be stolen or squandered by sharpers, or otherwise perverted from its proper channels. The county has nineteen school districts organized, and in those districts where the interest on the capital fund is not sufficient to keep up a four, a six, and sometimes eight months' school during the year, a tax for that purpose is voted by the tax-payers, levied and collected. A newspaper is published at the county seat—an ardent advocate of public schools, free religion and free speech. It has an influence upon the morals of the community, which is salutary.

#### AGRICULTURE.

In regard to the agricultural character of the county, it may be said that it is well adapted to the raising of corn, cotton, tobacco, Irish and sweet potatoes, the small grains, and a great variety of fruits. Experiments with grasses show that blue grass grows as well as upon its "natural health," Kentucky. Hay, from timothy, clover and red-top is grown, as fine as ever grew in the northern, hay-growing States.

The orchardist has found that apples, peaches

and pears grow as well in Pemiscot County as in the famous fruit-raising counties of New York and Ohio, or any other State; but as a general thing, trees do better when taken from nurseries of this latitude and south, than when imported from Northern nurseries. Grapes, quinces, plums, cherries, gooseberries, currants, strawberries, etc., grow, and yield as well, and are of a flavor equal to the same kinds raised in other States or in the northern parts of this State.

#### LIVE STOCK.

Farmers who have heretofore been lucky enough to have lands above the water, have made money raising live stock. The winters are short, and stock in the country require but little feed; and cattle and horses which take to the cane-brakes during the winter come out in good condition in the spring.

The woods abound with the finest kind of fall grasses, upon which cattle fatten, and are often put upon the market without being fed an ear of corn, or any kind of fodder. The oak and hickory mast is often sufficient to fatten hogs for market.

#### SOILS.

The soil is, what is termed in the parlance of the country, "made land;" a rich alluvium, deposited ages since the glacial age; made by the changes and shiftings of the great river that passes the eastern shores. The footprints of the waters are upon the country. The evidence is convincing that a broad river, or gulf, once marked the bluffs, now known as Crowley's Ridge, carrying within itself the slime, mud and sands from the mountains, the work of abrasion and erosion in the far-off ages of the past, upon a gigantic scale; while upon its broad surface floated the wrecks and debris of primeval forests, washed from the shores above, to lodge in the waters below, and form a nucleus around which sands and decaying vegetation could lodge until islands were formed in the bosom of this great desolate sea. Delve wherever one may in this "made land," and hundreds of feet below the surface are found the giant trees of the old forest which played an important part in filling up, and holding in place the vast deposits which have made the richest portion of the habitable globe. In the course of time, a well defined channel was marked out through the land that rose from the great gulf, which has surged backward and forward, from hill to hill, for ages upon ages, forming new rivers, and filling up old ones, but ever leaving its mark upon the land, through which it has so ruthlessly cut.

#### KING COTTON.

No mines of rich metals have been discovered in Pemiscot county; and it is not reasonable to suppose that a country built up by alluvial deposits, can ever boast of rich leads of valuable ores. If the county cannot claim that it has immense deposits of useful metals, it can boast of a mine of wealth, richer than the diamond fields of Africa, or Brazil, more valuable than the silver of Nevada, or the gold-bearing quality of the Sierras. Pemiscot is in the northern portion of the great cotton belt of America. It is not in the extreme north, where cotton will barely grow, stunted and inferior, but grows equal to cotton raised in Mississippi or Arkansas. Pemiscot, and Dunklin Counties always enter the contest

for the premium bales at the State fairs—generally dividing the honors between them. From a rough estimate, the number of five-hundred-pound bales, shipped from Pemiscot county, being the product of 1879, may be approximated. Within the county there are nine cotton gins, seven of which are driven by steam; the ginning runs from two hundred and fifty to one thousand bales each, making a total of four thousand eight hundred bales, as the product of the county for 1879, and is within the number. A bale per acre is a moderate yield. If a cotton-grower does not raise his bale per acre, he thinks he is not doing much. With good husbandry, and a good season, a bale and a half can be easily raised.

#### CORN

may be regarded as a staple of the county. Great quantities of corn are sent to market, while thousands of bushels are fed to hogs and cattle, the farmer believing that he can realize a greater profit for his crop in beef and pork than in the gunny bag. Forty-five to fifty bushels of corn per acre is considered as an average yield. One farmer in Cypress Bend, about the year 1872, from 100 acres, harvested 10,000 bushels of corn. The yield of 1879 was immense.

#### TIMBER SUPPLY.

Of forests, there is a heavy growth. But little of the dwarf species exist in the county. With the useful timber may be classed the cypress, which attains a gigantic growth. Millions of feet of this valuable timber have been floated in logs, and shipped in sawed lumber, from the county, and millions of feet still remain and are available—a great deal of it not over six or eight miles from the river. Large brakes of this timber are in the western and south-western parts of the county. Some fine brakes, in the western part of the county, are accessible from Dunklin County.

Oak timber, as fine as ever grew in any country, in great quantities, can be found all over the county. There are several kinds of oaks—the black, red, burr, or over-cup, and willow oak. No white oak grows in the county.

White ash is plentiful, and grows to a large size. Great quantities of this timber are sawed and shipped from the county to St. Louis and Cincinnati.

Some black walnut grows in the county, although the greater part has been cut and shipped to market. Considerable can yet be found in these districts, not near a water-course, where timber could be floated to the river.

Cotton-wood grows in great abundance, in every part of the county. It is of very thrifty, rapid growth, makes a passable steamboat wood when seasoned, and is made into rails for fencing purposes. Three-fourths of the fences of the county are cotton-wood. Of late years, it has been sawed into lumber, and considerable quantities shipped to Cincinnati.

The persimmon tree grows here to a large size. On some ridges between the arms of Lake Pemiscot, some persimmon trees attain a height of eighty feet, free of limbs, and thirty inches in diameter. The value of this wood is not fully known, nor appreciated by the lumbermen. It is the northern ebony,

and when seasoned is as hard and will take as fine a polish as the ebony or mahogany of the tropics. Sassafras grows to a prodigious size, large enough for pirogues.

Besides the timbers mentioned, are the catalpa, elm, sycamore, black and sweet gum, black and honey locust, soft maple, hickory, hackberry, mulberry, pecan, and numerous others.

Of the small growths, are found the dog-wood, ironwood, swamp ring, elbow brush, spicewood, prickly ash, etc.

#### HEALTHFULNESS.

This county, with the other southeastern counties, has been heralded about as extremely sickly. There is a great difference in the atmosphere of places—great altitude above the sea level, and in these counties of lesser altitude; but in both places the laws of health have to be observed in order to prolong life. The seeds of death, or change, are implanted in everything that has life, and when applied to the human race, natural observation, if nothing else, teaches the lesson that the man who is the most careful in regard to his food, raiment, and protection from the elements, is the man that is rewarded by the greatest number of days upon earth. People who live by hunting, trapping, fishing, with nothing but a tent, or a shanty, cabin, or hovel, undaunted and unchinked, as a shelter from storm and sunshine, are the people who perish first, whether they cast their lots on mountain side or valley bottom. There are men, now residents of these southeastern counties of the State, born and raised there, whose hairs are frosted by the snows of ever eighty winters, hale and hearty yet. Good, comfortable habitations are a greater panacea for malaria and miasma of the swamp, than all the disciples of Æsculapius, with all the pills they ever rolled, and all the syrups and nostrums they ever compounded.

#### LAND PRICES, ETC.

What Pemiscot County wants is, colonies of immigrants who are not afraid to labor, and who will level her forests, drain her low places, and convert them into blooming fields of cotton, and waving corn, and green grass. There are hundreds of thousands of acres available, and only awaiting the hand of the sturdy, honest laborer, to convert them into rich fields of golden grain and magnificent gardens. These lands are within the reach of all who want homes. Where the Government owns it, it can be had by paying the fees, and residing upon it for five years—a 160-acre tract costing, from first to last, about forty-five dollars, twenty-five of which is paid down when the entry is made, and the balance after the expiration of five years' occupancy of the homestead. Where the county owns the land, it is sold at one dollar and twenty-five cents per acre, and entered either with money or levy scrip. Where the land is owned by individuals, the prices range from one dollar to twenty-five dollars per acre, according to location. Any amount of good land, without a stick of timber amiss, can be bought at one dollar and fifty cents and two dollars per acre, and some even lower. Lands on or near the Mississippi River, improved, with good buildings, can be had for fifteen and twenty dollars per acre.

## PERRY COUNTY.

Perry County lies in the southeastern portion of the great State of Missouri, and is bounded north and east by the Mississippi River, fronting on this great highway of commerce for more than forty miles; south, it is bounded by the counties of Cape Girardeau and Bollinger; west by Madison, and northwest by the counties of St. Francois and Ste. Genevieve.

### THE SOIL.

The soil on the uplands of Perry County is a sandy loam, intermixed with clay, and is very productive, particularly of small grain; that of the bottoms, or low lands, along the Mississippi River, and some of the creeks, is a black loam, as fertile and productive as any land in the world.

### CROPS AND PRODUCTIONS.

The uplands are more adapted to the raising of small grain, such as wheat, barley, rye, corn and oats, and are also well adapted to the raising of all kinds of fruit—apples, peaches, pears, cherries, plums, strawberries, etc. The western portion of this county is particularly suited for fruit and grape culture. The low or bottom lands cannot be excelled for corn and wheat. Besides the above, all kinds of cereals, such as are adapted to a temperate climate, are profitably raised here.

Perry County wheat received the first premium at the St. Louis Fair in 1875, and at the Centennial Exhibition in 1876, for quality and quantity. There has never been a single failure of crops on account of drouth.

### THE LAND AND PRICES OF FARMS.

Perry County contains about 295,356 acres of land, of which about one-fourth is under cultivation; the other three-fourths are yet wild lands, awaiting the industrious settler to cultivate, or the miner to bring forth the treasures hidden beneath the surface.

The wild lands are thickly covered with timber, such as cotton-wood, linn, ash, poplar, black and white oak, post and water oak, over cup and Spanish oak, and, in some few localities, are found large pines and luxuriant groves of cedar.

The prices of land, both improved and unimproved, vary a great deal, according to quality and locality, say from \$1.25 to \$50 per acre; and there are over 3,000 acres of Government land and unsold school-lands in the county.

### HISTORY.

This county was settled between the years 1796 and 1800, by immigrants from Kentucky and Pennsylvania, the latter locating on the rich bottom land of Bois Brule and Brazeau, and the former generally settling in the "barrens," undulating table lands, formerly merely covered with prairie grass, with here and there an antiquated oak, but now covered with a heavy growth of timber.

Perry was organized November 16th, 1820, about eight months after the State was admitted into the

Union. In 1821, Perryville was selected as the county seat, and the town laid out as it now stands. Until the year 1824, the population of the county consisted chiefly of Shawnee and Delaware Indians, they then numbering about 3,000, and, until its organization, it was a part of Ste. Genevieve County. As the fertility of Perry County became known, numbers of Germans and French immigrated, and these and their descendants are among the most valuable citizens. In truth, Perry had the good fortune to be settled by a class of people remarkable for their intelligence, honesty and uprightness, and their descendants do no discredit to them, for there is no portion of the State where religion and education are more honored than here, and the officers of this county have never been called upon to execute the sentence of "death" upon any one.

Its population, in 1830, was 3,349; in 1840, 5,769; in 1850, 7,215; in 1860, 9,128; in 1870, 9,877, of whom 9,477 were white, and 400 colored; 5,004 male, and 4,873 females; 8,334 native (7,331 born in Missouri) and 1,543 foreign. In 1876, the census taken by the State showed the population of Perry County to be 11,189, and it now exceeds 12,000.

During the civil war the citizens of Perry County remained loyal to the Government (they are loyal to this day) and suffered less than many of her neighbors.

### SCHOOLS AND EDUCATION.

The feelings of the citizens of the county are strong in favor of public schools, and all other institutions of learning. Forty-nine out of fifty-two school districts are organized, and a school of not less than four months in the year is supported in each district. Some have six and some eight months. The remaining three districts are not organized, because there are not a sufficient number of children of proper school age residing within their borders. In addition to the public schools, there are not less than fifteen congregational or private schools. In about eight of these both the English and German languages are taught. They are supported by private means altogether, and are in a flourishing condition. Brazeau High School is one of the permanent institutions of Perry County.

### CHURCHES.

Churches and cemeteries, supported by well organized congregations, are found in every part of the county. There are five Roman Catholic churches, eight Evangelical Lutheran (German), five Methodist, two Presbyterian and one Baptist.

### INDEBTEDNESS AND TAXATION.

Perry County is not in debt. She has money in her treasury, and all warrants are paid in cash on presentation to the treasurer. Its taxable wealth, as appears from last assessment, is \$2,513,737. Its actual wealth, taken from the census of 1870, is \$4,650,000, and, as evidence of the honesty and integrity of the tax-paying citizens of the county, it is true

that by the first of March, 1880, more than ninety-eight per cent. of the entire tax of 1879 had been paid to the collector. Taxes are low, perhaps, lower than in any other county of the State. The rate of tax for 1879 was the following: State, four mills; county, three and one-half mills; road, one mill—total, eight and one-half mills. School taxes vary from one to six and one-half mills.

#### PUBLIC BUILDINGS.

The public buildings of the county consist of a large, substantial and commodious court house, built of brick, also a jail, built of the same material; it has three steel cells, with a corridor and all other modern improvements attached. Both these buildings are located at Perryville, the county seat. It also has a county farm of one hundred and seventy-five acres, about one and one-half miles south of Perryville, with the necessary buildings and out-houses for the accommodation of insane and poor persons. It also has three iron suspension bridges; one spans Cape Cinque, Hommes Creek, connecting the rich bottom lands of Bois Brule with the uplands of Central, Saline and Union townships, and the other two span Apple Creek, the line between Perry and Cape Girardeau Counties, thus forming two great connecting links of the two counties, whereby the citizens are enabled to trade and traffic the whole year, without any interruption from floods or high water.

#### MINES AND MINERALS.

Good indications of deposits of lead and iron are found at all four points of the compass in the county, but they are not worked and developed, for want of capital. Rich iron deposits are found in the southeastern corner, and in the western part of the county. Lead is found near the town of Wittenberg, twenty-three miles east of Perryville; the same mineral is found on the county farm and its vicinity, at from one to three miles south of the county seat. It is found and most extensively mined in the entire western and northwestern portion of the county, along the different branches of Saline Creek, at from six to eight miles from Perryville. One mine, named after the beautiful lake, eight miles west of Perryville, and called "Silver Lake Mines," is the most extensively operated. It was opened in 1878; a small furnace was erected the same year in the small village of Silver Lake, and over \$10,000 worth of mineral has been raised, smelted and sold since that date, and until now this mine has paid its own expenses. The products of this mine are hauled by wagons to Ste. Mary's, Missouri, a distance of about fifteen miles, and from there shipped per river to the St. Louis market, where it commands the highest market price. The ore raised at this and all other mines is obtained from top openings, and is called float, found at from six to twenty feet beneath the surface. Seams and crevices in the rock indicate lower deposits, but, until now, for want of capital, no thorough search has been made for it. However, these mines will not be abandoned again. Capital will undoubtedly find its way there, and a bright and better future for all the mines and owners of the land is looked for with certainty. Silica in inexhaustible quantities is found in the eastern part of the county.

#### MILLS AND FACTORIES.

This county is also well supplied with grist and saw mills. There are four large merchant and nine custom mills; all are supplied with grain from this and adjoining counties, and the farmer receives within a small fraction of the St. Louis market price for his wheat and corn at home. The custom mills supply the inhabitants with a fine quality of flour and corn meal, and are generally run by water-power. There are also eight saw mills within its border; the most notable of these are those located in Bois Brule Bottom, which manufacture lumber for the St. Louis and other markets in large quantities. Of other and smaller industries, such as wagon-makers, cabinetmakers, and blacksmiths, there are plenty; in fact, all branches of mechanics are well represented, and skilled men are found in every part of the county.

#### SPRINGS, RIVERS, AND WATER-POWER.

The western portion of Perry County is particularly blessed with large springs of pure and clear water, some of them large enough to run mills. One of these springs is situated at and forms "Silver Lake," hereinbefore mentioned. It furnishes the power for the grist mill of same name, and, in addition, sufficient water to wash all the mineral smelted at the furnaces located there. No rivers flow in Perry County, only the great "Father of Waters," which flows along the northern and eastern border; but, Apple Creek, O'Brazeau, Cape Cinque Homme, and Saline Creeks, afford water-power for manufactories, and numerous yet unoccupied sites for such can be found along their banks. Four other and smaller creeks—the Bois Brule, Omete, Indian, and White Water—are additional means of drainage of the lands.

#### RAILROAD FACILITIES.

Perry County has no railroad, although two lines—one from Pilot Knob, Iron County, Missouri, to Grand Tower, and the other from Iron Mountain, via St. Mary's, to Chester, Illinois—have been surveyed, but are not constructed as yet. The public roads are, except during the winter months, in an ordinary good condition, as good as they can be made and kept under the system of the present Road Law.

#### MARKET FACILITIES.

The market facilities are great, for the farmers are connected, by the great Mississippi, with all the world. With cheap freight, and landings accessible to all the citizens, they have a decided advantage over those counties who have nothing but railroads. Moreover, the mills and merchants afford citizens ample facilities to turn into money anything they may have to sell—from old iron and rags, to the finest cattle, hogs, or horses—all of which are bought at home and shipped to other markets.

#### CLIMATE AND HEALTHFULNESS.

The climate here is mild and healthy. The most prevailing diseases in the summer and fall months are chills and fever and bilious fever. Pneumonia is sometimes prevalent in winter and spring.

#### MATTERS IN GENERAL.

Grasshoppers, etc., are not known here; at least,



the crops have never suffered very much from such insects.

The honey bee is also profitably kept, and some of the citizens have realized as much as one hundred and seventy-five pounds of honey from a single hive in one year.

Near the county seat numerous caves, whose natural beauty are beyond description, are found, and they furnish the finest subterranean drainage in the world.

On the eastern border of the county, about one mile south of the town of Wittenberg, Grand Tower

Rock stands out in the Mississippi River, about three hundred feet from shore, surrounded by water, and about seventy-five feet high. It, too, is a fine specimen of natural beauty.

The incorporated towns within the county are: Wittenberg, Altonburg, Longtown, and Perryville. The latter has its fire department, with a good engine, and other necessary implements for extinguishing fires, and a public school, with three departments.

Many more of the advantages of Perry County might be enumerated.

## PETTIS COUNTY.

Ferdinand DeSoto, the Spanish explorer, crossing the Mississippi River, penetrated to the country south of the Mississippi River, and, according to some, spent the winter of 1851-2 in or near the present county of Pettis; but there were no settlements made in Central Missouri until 1810, when a colony located near Boone's Lick, in Howard County; and, in 1818, the first settlement in Pettis County was made on Heath's Creek. These early settlers thought that the prairie lands were almost valueless for farming purposes, and they built along the streams, in the timber.

In fourteen years after the first settlement the population had increased to 600, and then the county was first formed. In 1840, the population was 2,930; in 1850, it was 5,150; in 1860, it was 9,392; and then came war, with its dangers, its conflicts, its animosities, and its bloodshed. Many abandoned their farms, and land became of little value; but the war had scarcely closed when population commenced to pour into the county, and lands were soon actively selling at high prices. In 1870, although nearly one-half of the preceding decade had been distracted by civil strife, the population numbered 18,706, and it has been steadily increasing since that time, and is now probably between 35,000 and 40,000.

### LOCATION.—WATER.—SOIL.

Pettis County, situated near the center of the State, has an area of 446,289 acres, of which about 100,000 acres are timber lands, and the balance prairie. The soil is of five kinds, viz: "Mulatto" soil, with red clay subsoil; same soil, with chocolate-colored subsoil; black soil, with either red clay or chocolate-colored subsoil; and gray-colored soil, with a variety of subsoil. Each of these kinds have special adaptations for the uses of the farmer.

The prairie is gently undulating, and the county is well watered by Blackwater, Heath, Beaver Dam, Brushy, Turkey, Muddy, Flat, Lake, Spring Fork, Basin Fork, Camp Branch and Elk Fork Creeks, and the La Mine River, with their smaller tributaries. There are also many springs, and wells of living water may be obtained in nearly all parts of the county, at twenty to forty feet. All farmers also have

artificial ponds, which retain water throughout the year.

The bois d'arc, or osage orange, grows readily, and is largely employed for fencing.

### RAILROAD FACILITIES.

The pioneers of immigration chose a location with very little reference to railroads, either actual or prospective, but those who now come bring their capital with them, and want to know what facilities they will have for receiving and shipping goods, and the cost of doing so, compared with the cost from other points. In these matters the county can make a good showing.

The oldest railroad is the Missouri Pacific, which forms the direct line between St. Louis and Kansas City, Denver and the Pacific Coast, it being 189 miles to St. Louis, and 96 to Kansas City, with no other town one-third as large between these two places.

The Missouri, Kansas & Texas Railway Company was organized in 1869, being a union of several companies; in 1870 it ran its first passenger train to Clinton, a distance of forty miles, and in less than three years afterward the line was completed to Dennison, Texas, a distance of 433 miles to the south, and to Hannibal, a distance of 142 miles to the northeast, making, in connection with other roads, a continuous route from Chicago to Galveston. It furnishes the most direct outlet to Chicago, and many of the stockmen make their shipments to that market. By the competition of this road and the Missouri Pacific freights are low, and good rates can be obtained here for shipping, either to or from Sedalia. The general offices and the machine-shops of the Missouri, Kansas & Texas Railway are in Sedalia, and give employment to a large number of clerks and mechanics, and add greatly to the prosperity of the city.

The St. Louis & Lexington Railroad runs from Sedalia to Lexington, on the Missouri River, laying tribute to Sedalia some of the richest portions of the State.

The Sedalia, Warsaw & Southern Railroad is a narrow gauge road running from Sedalia almost due south, and the prediction has been made, by one of the best railroad men in the State, that in

less than ten years the road will be extended to New Orleans. In Benton County there are rich deposits of lead and iron, and this road will furnish the only outlet for them; but it will be of more benefit by reaching the lumber districts than in any other way. Indeed, it is said that the lumber interests alone are sufficient to make the road a paying one. Enormous trees of white and black walnut, the different kinds of oak, and other forest trees, are found in abundance, and manufacturers needing hard wood can find no better place to locate than in Sedalia.

The project of building a road due north from Sedalia has frequently been agitated, but it has not yet been commenced. It is believed that it will not be long until a line will be built to some point on the Chicago & Alton Railroad, thus giving another competing road to Chicago.

The machine shops and round-houses of all the above named companies are located in Sedalia, and several hundred men are constantly employed in them.

#### PRODUCTION STATISTICS.

Wheat and corn are the staple grain productions—some farms having as high as one thousand acres of each. Flax-seed is produced in large quantities, and furnishes the quickest, and one of the most profitable, returns that the farmer can get. Hay, both cultivated and prairie, is largely shipped. Oats, broom corn, hungarian grass, and sorghum are also cultivated. Cattle, hogs, and horses, are the chief stock raised; and some of the Pettis County stock-breeders are known throughout the western country for the excellence and purity of their stock.

The following table will show the shipments, during the year 1879, from Pettis County, of those things which were produced in it. The amounts are given in car loads:

Wheat .....	300
Flour.....	106
Corn.....	750
Oats.....	190
Buckwheat.....	1
Millet.....	2
Broom Corn.....	39
Rye.....	1
Flax-seed .....	58
Hay.....	100
Cattle.....	500
Horses and Mules.....	129
Hogs.....	525
Sheep.....	74
Wool.....	40
Hides.....	49
Earthenware.....	4
Cane Mills.....	6
Walnut Logs.....	22
Various .....	20
Total .....	2,916

During the first three months of the present year, the shipments from stations have been largely in excess of those for the whole of the year 1879.

#### MINERALS.

Lead, iron, zinc, and red and yellow ochre, are all found in the county, but lead is the only one of them that is now being worked. Limestone is found

close to the city, and is extensively quarried for foundations and for lime. Cotton-rock and sandstone are also found. A large deposit of emery of superior quality has been worked to some extent. Potters' clay is found at various points, and is manufactured into pottery at Lamonte and Dresden. While the county is not in the belt of the so-called coal-measures, there are many "pockets" and "fields" of coal, some of which have large quantities of coal, the vein being, in places, from twenty to thirty feet in thickness.

#### NATIVITY OF POPULATION.

When persons move to a new home they always want to know something about who their new neighbors will be. The census of 1870 showed that at that time, of those in the county, 17,156 were born in the United States, 1,409 in Europe, and 134 in British America. Of those born in the United States, 8,584 were natives of Missouri, 1,798 of Kentucky, 1,480 of Ohio, 1,048 of Illinois, 997 of Virginia, and 459 of Tennessee; and the present population will not materially vary from the above ratios. Thus, it will be seen that persons, coming either from the North or from the South, will here find plenty of friends and perhaps old neighbors.

#### COUNTY FINANCES.

Five to twelve years ago a large amount of money had to be raised to meet the ordinary expenses of the county and to pay the interest on the railroad bonds; and, in order to procure sufficient funds for these purposes, a very high per cent. was levied upon the full value of property. For this reason the total assessed value has not increased with the real increase in value. In 1870, the assessed value of \$4,344,000 represented a real value of about the same sum, while the assessment of \$4,539,305, for 1880, represents a value of over \$10,000,000. The rate of taxation has steadily decreased, and, in 1879, for State and county purposes, was only \$1.15 per \$100.

The assessment of ten years ago was at about full values; now, on an assessment of \$1,100, the property is worth over \$2,500. The reduced rate of tax not only pays the current expenses, but reduces the debt. A few years ago the railroad bonded debt of the county was \$589,000, while it is now reduced to \$270,000.

#### COUNTY TOWNS.

Sedalia, the county seat, sometimes known as the "Queen City of the Prairies," is admitted to be one of the most enterprising places in the West, and it has labored without ceasing until it has obtained a position and influence from which it cannot now be dispossessed by any other place. From the year 1866, its growth has been constant and without any backset such as other cities of its size have all had. It is the railroad center of the State, and the relation it now holds to the railroads and the State will, beyond a reasonable doubt, make it a city of respectable size and a manufacturing and jobbing center. Already the twenty-five commercial travelers kept on the road by its wholesale houses, find their way to all points in the country around, and sell in close competition with those from larger cities. Its manufacturing establishments are yet comparatively small. They consist of a woolen mill, with a capacity of

one hundred and fifty yards per day; a glue factory; a brewery of the capacity of three hundred kegs daily, and which is extensively engaged in shipping bottled beer to Texas; a stair manufactory and turning establishment; an agricultural implement manufactory which employs fifteen to twenty men making plows, harrows, etc.; four flouring mills, two carriage and three wagon shops, a patent medicine manufactory, a baking powder manufactory, and the Smith Manufacturing Company, which does a general foundry business, as well as manufacturing a large number of cane mills, sulky plows and Bonanza fanning mills, employing about thirty men. The Holly system of water-works, erected at a cost of \$130,000, gives all needed supplies of water for the railroad shops, manufacturing establishments, and for private use.

Sedalia is well supplied with banks and banking associations, so that money can be had at reasonable rates. The city bonds bear only five per cent. interest, and taxes are not high. The population has increased from 2,000, in 1836, to 15,000, at present. During the last session of the Legislature an act was introduced providing for submitting to the people the question of removing the State capital from Jefferson City to Sedalia, and a majority voted in favor of the proposition, but the majority was not such as is requisite to submit amendments to the Constitution. It is possible another effort will be made to effect this change.

On the line of the Missouri, Kansas & Texas Railway are Greenridge and Beaman; on the Pacific Railroad, Lamonte, Dresden and Smithton; on the St. Louis & Lexington Railroad, Houstonia and Hughesville; and Longwood, Sigel and Ionia are away from any railroad. Some of these towns do a large local and shipping business.

#### BUSINESS OPPORTUNITIES.

From the above it will be seen that various manufacturing establishments will, ere long, be located here.

The ease of reaching markets in every direction, the demand in the tributary country and other advantages, offer solid inducements to capital. The people are progressive, and inclined to assist in all matters of public benefit and enterprise.

#### GENERAL SUMMARY OF ADVANTAGES.

To the farmer who may decide on locating at any point in the West, the following summary of the advantages of the county is presented:

1. The country around, not only in the county, but in other counties around it, is naturally rich and productive, and has proven its fertility by being brought to a high state of cultivation.

2. There is abundance of timber suitable for fuel, fencing and building purposes. Along all the

streams in the county there are belts of timber of various kinds, while many places, which forty years ago were open prairie, are now covered with a fine growth of black walnut.

3. The county is partially underlaid with coal, and various banks have been opened, giving the farmer the choice of coal instead of wood for fuel.

4. All grains, vegetables and fruits that can be raised in any part of the Northern States can be raised here equally as well; while the same is true of nearly everything that the South produces. The climate is mild; the winters short and seldom severe, and then only for a short time; but little snow falls, and the farmer can work the most of the winter, while the country is high, rolling prairie, and consequently healthy beyond the average. Sedalia is on the highest point on the Missouri, Kansas & Texas Railway, between Hannibal, Missouri, and Fort Scott, Kansas, a distance of 252 miles.

5. There is now a good class of farmers here, both from the North and from the South; the best of farm machinery is in use, and the best blooded stock of the country can be obtained from fine stock farms.

6. The county town is one of the most enterprising in the State, with railroad communication in every direction, and an almost certainty of soon being the capital of the State. Everything that will increase the taxable property of the town will decrease the tax on farm lands.

7. The public school system is in full operation here, and every district has a school-house and school teacher.

8. Lands are as cheap here as in any parts of Kansas and Texas, while those States have not the advantages above given, except that of a fertile soil.

9. Although wheat and corn in all parts of the West command smaller prices than in the East, yet the market facilities which Sedalia possesses enable the farmer to sell produce at much better rates than he could do in most other places, while the cheapness of lands and the ease of cultivation outweigh the higher prices of the East.

To these reasons might be added many others equally true; and, if true, then any one reading them, will say: How is it that so many go through here to Kansas and Texas? The answer is simply that those States are advertised by various railroad companies, and by State immigration agents, and all the advantages they can claim are presented in multiplied thousands of advertising circulars, and these, of course, never make any comparison with better places. In 1877, the Missouri, Kansas and Texas Railroad Company distributed 767,000 pieces of advertising matter, descriptive of Kansas and Texas, and the other railroad companies running through Kansas have sent out similar numbers.

## PHELPS COUNTY.

Phelps County is situated in the southeast central part of the State, and is drained by the Gasconade and Meramec Rivers, and their tributaries. The county was formed from Crawford County, and was organized November 13, 1857.

### TOPOGRAPHY.

The elevation of the county is from 700 to 900 feet above the Mississippi River, at St. Louis. The surface is gently rolling in the interior, but, along the larger water courses, is broken and rocky. The scenery in some places is magnificent. There are caves in many places, and some bluffs, almost perpendicular, and from two to three hundred feet high, such as are seen in all limestone countries.

The river and creek bottom lands vary from a hundred yards to a mile and more in width; are bounded by high ridges, on the tops of which are large areas of table land, nearly level or gently undulating. Between these ridges the surface of the country is diversified by broad, smooth, but irregular swells, between which are fertile valleys, from a few yards to a mile wide, and frequently several miles in length, with fall enough for good drainage.

### THE SOILS AND PRODUCTIONS.

The river and creek bottoms are very fertile and productive, and will compare favorably with any river or creek bottoms in the Union. The valley lands are next in fertility. The soil of these valleys is more or less mixed with sand; is kind and free, and well adapted for the raising of all crops produced in this climate. The uplands, on the broad ridges and hillsides are clay subsoil underlaid with limestone, gravel and mineral. The soil is sufficiently fertile for all farm products, but especially adapted to small grains, fruit, and tame grasses. It is believed by many of the best farmers that the uplands will be the most valuable lands of this county, at no distant day. With the very indifferent culture they now receive, they yield fair returns, in crops of a greater variety than can be raised on bottom or valley lands. With deep culture, those lands stand both drouth and wet remarkably well; and, as clover grows almost spontaneously, any practical farmer can see how easy and cheap this land can be enriched to any desired degree. No land in the world shows a better and more lasting effect, if manured, than this. The rocky ridges will not be utilized for farming in the near future; but they are mostly covered with timber and grass, furnishing good pastures for all kinds of stock, and containing rich minerals and valuable rocks.

The prairies are small, compared with those of North Missouri and other prairie countries. The soil of the prairies is about the same as that of the uplands.

### THE TIMBER SUPPLY.

There is an abundance of timber for all purposes; and, on the prairies and prairie hollows, where not

a spring was seen a few years ago, in many localities there is now a luxuriant growth of fine, young timber.

### MINERALS.

The principal mineral, so far developed, is iron, of which there is an abundance. The shipment of iron ore is quite an item, and a large number of teams find daily employment in hauling the ore to the railroad. There are strong indications of zinc, copper, and lead—of the last, to judge from the indications, there are large quantities; but, although it is dug in many localities for local use, it is not yet developed. More capital and labor is needed to develop the mining resources of the county. Building rock, of the finest quality, can be found in all parts of the county. Lime can be readily burnt from the rock.

### WATER SUPPLY.

This county is supplied with an abundance of the very best water. The rivers, creeks and branches are as clear as crystal. A muddy stream is unknown in this county. Fine springs can be found in almost every part of the county, and water can be reached in wells at from fifteen to thirty feet.

### PRODUCTIONS, EXPORTS, FRUIT AND STOCK.

Corn, wheat, oats, hay, rye, potatoes, fruit, and vegetables of this latitude, are raised and do well; also, wheat, flour, corn, oats, horses, mules, cattle, sheep, hogs, poultry, lard, tallow, hides, eggs, and some tobacco and dried fruit. Tobacco does well, but is not cultivated extensively as yet.

Fruit of all kinds does well, and will, in time, form quite an item. The county is new, and this branch of industry has been sadly neglected, but now every farmer is planting more or less trees.

The stock of the county is being improved. The long-nosed native hog is a thing of the past—it has given place to improved breeds. Cattle, sheep, horses, and mules, are of a much better grade than a few years ago. The climate is very favorable for stock-raising. The summers are long and the winters short; extremes of heat in summer, and of cold in winter, are only of a few days' duration, sometimes lasting only a few hours.

### ACREAGE AND PRICE OF LAND.

There are 429,163 acres of land—about 50,000 acres improved; about 50,000 acres are Government land, and 55,000 railroad land, which can be bought at from one dollar and twenty-five cents to five dollars per acre. Farms with more or less improvement can be bought of those who have too much land, or those who wish to go further toward the frontier, at from five to fifteen dollars per acre.

### POPULATION STATISTICS.

In 1870, this county had a population of 10,506; the estimated increase is from twenty to twenty-five per cent. The people are law-abiding and sociable.

A hearty welcome is extended to all bona fide settlers, regardless of party or religious opinion.

#### EDUCATIONAL FACILITIES.

There are sixty-three organized school districts, and also a graded and high school, and the School of Mines, at Rolla. The School of Mines is a branch of the State University. This school, although in its infancy, having been organized in 1871, has furnished a list of graduates who are an honor to the State and a benefit to the communities in which they labor. This school, besides mining and civil engineering and the practical sciences, teaches the languages and higher branches. The school funds of the county for last year were \$17,363.62. There are sixty-nine teachers employed during the year. The grade of schools is fair, and in some localities very superior.

#### RELIGIOUS.

All the leading denominations are represented in the county. All have churches in the towns and the county at large.

#### MANUFACTURING.

This branch of industry is as yet in its infancy. There is a fine field for capital, energy and enterprise. The raw material is found in abundance—

iron ore, timber and raw hides and the bark and sumac for tanning them with. The water-power is unsurpassed, some single springs even furnishing power enough for the largest mills and factories, and with all these advantages all manufactured articles are imported, with the exception of some wagons and some minor farm implements.

#### TOWNS AND VILLAGES.

Rolla, the county seat, 114 miles from St. Louis, via St. Louis & San Francisco Railroad, has a population of about 2,000, and is well supplied with hotels and business houses.

A large amount of the surplus products of many counties between Phelps and the Arkansas State line, are shipped from here to the St. Louis market.

St. James is situated twelve miles east of Rolla, on the same railroad. It is smaller than Rolla, and has a fine flouring mill and the necessary shops and stores to make it a lively and thrifty town.

Arlington is situated on the railroad where the latter crosses the Gasconade.

Edgar's Prairie is twenty miles south of Rolla, and contains three stores.

#### INDUCEMENTS TO IMMIGRATION.

Cheap land, good soil, delightful climate, fine water, and the health of the county is unsurpassed.

## PIKE COUNTY.

Pike County has a fortunate and commanding location. It has easy command of the Mississippi Valley, by the grandest water-way of the Union. The St. Louis, Keokuk and Northern Railway gives it railway connections with Hannibal, Keokuk and St. Louis. The Quincy branch of the Chicago, Burlington and Quincy road gives an outlet north and east; the Chicago and Alton road gives a direct Chicago, St. Louis and Kansas City connection, and the St. Louis, Hannibal and Keokuk road connects with Hannibal. It has an area of 424,286 acres, has an easterly river front of forty miles, and is bounded on the north by Ralls County; on the west by Ralls and Audrain Counties, and on the south by Lincoln and Montgomery Counties. The face of the county is singularly attractive. Along the river are scores of grand, wooded bluffs, forming a chain of bold, well-defined peaks, from one hundred to two hundred and fifty feet elevation. Alternating with these are charming ravines and valleys, reaching inland from the river through the timber belts, to where they are lost in the high, rolling prairie, and plain districts.

#### THE TIMBER AND WATER SUPPLY

are equal to all present and prospective needs. A full third of the county was originally wooded, and at least twenty per cent. is covered with groves and belts of oak, elm, ash, hickory, hackberry, maple, sycamore, pecan, cotton-wood, walnut and linden.

Fencing and building materials are abundant, the bottoms and slopes abound in walnut and oak, for commercial uses, and the markets are well supplied with wood, at two and three dollars per cord. Forty miles of Mississippi River front, the Salt and Reno Rivers, Buffalo, Calumet, Ramsay, Gaines, Noix and a score of lesser streams, with numerous springs, living wells, artificial ponds and cisterns, give every portion of the county a full supply of pure water.

#### BUILDING STONE AND COAL

are in full supply. The entire county is underlaid with limestone, and there are scores of outcroppings where fine building stone, of any desired thickness, is easily and cheaply obtained. Free-stone is also in good supply. Coal, of good quality, and in good veins, underlies a large district in the southwest portion of the county.

#### SOIL AND PRODUCTIONS.

The soil of this county is very rich and productive, and for fruits, grains, vegetables and grasses, will rank with any in the West. The surface soils of the timber districts are rich and warm, being quick, reddish, yellow and dark loams, from six to fifteen inches deep, and are everywhere underlaid with the loess deposit—a porous and flexible subsoil, mostly composed of silicious matter combined with lime and magnesia carbonate, the phosphates, alumina, etc.

It is a very rich subsoil, and produces the finest fruits, grasses and wheat known to agriculture. The prairie soil is dark, rich alluvial, eight to twenty inches deep, produces luxuriant crops of corn, grass and vegetables, and is underlaid with the same alien loess deposit. This remarkable soil slacks like quick-lime, on exposure to frost and air, and will endure greater excesses of drouth and moisture than any soil in the world.

All the grains flourish here. White winter wheat, of superb quality, is a staple crop, and gives a yield of fourteen to forty bushels per acre, the yield depending upon location, season and culture. The elm uplands, and hickory and oak soils, are especially fine for wheat-growing. Corn is the king of grains here, as everywhere in Missouri—is largely grown, and yields from thirty-five to ninety bushels per acre. Buckwheat, barley, rye, oats and corn do finely.

All the vegetables, grasses and plants, known to the middle and northern latitudes, have a luxuriant and perfect growth in this remarkable soil. Irish and sweet potatoes, beans, peas, tobacco and hemp, flax, sorghum, millet, hungarian, the garden vegetables, vines, plants and blooms, and all valuable herbage produced between Hudson's Bay and the cotton fields, reach perfection in this rich, deep, flexible soil. It is the paradise of grasses. The blue grass ranges are equal to the finest in Kentucky or Illinois. Blue grass is everywhere an indigenous herbage. Indeed, it makes perennial pasturage, save in the severest winter seasons, and an acre of it is equal in value to an acre of corn. It leaves no waste land in Pike County, for it is found everywhere, from the water-line to the crown of the highest bluff. The clover and timothy meadows, too, are splendid, and will rank with the finest in the land. The native prairie grasses, which number upwards of one hundred varieties, are remarkable for their flesh-yielding qualities from April to September, but they are gradually yielding to the blue grass.

#### STOCK-RAISING.

There is no finer stock country. It could not be otherwise with its almost perennial grazing, its superb meadows, mild climate, fine, natural, timber shelter, big crops of cheaply-grown corn, and the ample and admirable facilities for cheap transportation, which give the feeders and grazers command of the Chicago and St. Louis stock markets, in six to twenty hours. By the Assessor's returns, there are 8,892 horses, 2,998 mules, 17,367 cattle, 19,140 sheep, and 38,730 swine in the county. It is safe to add twenty per cent. to these figures, to cover the large amount of stock not reported to the assessors. Without accurate data, as to the amount of stock fed in this county, is safe to estimate the yearly export of fat cattle, sheep, swine, horses and mules, at 1,500 car loads, worth at least \$1,250,000. There are scores of feeders whose yearly surplus runs from five to twelve car loads. Hundreds of farmers feed from two to five car loads. The cattle and pigs grown and fed here are high grades, and the visitor will find, on most of the farms, the finest types of the well-bred short-horn and model Berkshires and Poland Chinas. Pike County farmers have been breeding from the best Kentucky and Illinois stock for a third of a century, and all classes of feeding

animals will rank with those of the famous breeding and feeding districts of the older Eastern States. Horses and mules are largely raised for export, and the business is very remunerative.

Scores of the most successful sheep-growers of Ohio, Wisconsin and Michigan have found their way into this region, whose dry, rolling woodlands, blue grass and white clover ranges, cheap lands, natural shelter and healthy climate, offer rare inducements to this most profitable and entertaining industry. Two hundred natural sheep ranches could be selected in this county, where pasturage is good for three hundred days of the year, at five dollars to eight dollars per acre, and upon which the entire investment in lands, stock, etc., would pay twenty-five to thirty-five per cent. per annum, and the whole stock-growing business of the county is, to-day, paying handsomer net returns, by twenty per cent., than any purely grain-growing region in America.

#### FRUIT CULTURE.

The county exports 280,000 barrels of staple apples annually, and the industry is only in its infancy. The eastern half of the county is already rich in superb apple orchards of five, ten, twenty and forty acres extent. Up the beautiful Noix Valley, from Louisiana, down about Clarksville and Kissinger, and over in the Frankfort district, are orchards which a connoisseur in fruit-growing might covet. Peaches, pears, cherries, and garden fruits do finely. This region may appropriately be called the land of the vine. The grape is in its glory all along these southerly and easterly slopes. The whole river bluff and hill district of the county, forty miles in length and five miles inland, might be transformed from its half wild condition into terraced vineyards. The flavor of the grape grown here is equal to the rarest in the country, and the vine never fails of a bountiful crop. By superficial methods, they grow grapes here now for two and three cents per pound.

#### DAIRYING.

A few energetic farmers devote their capital and energy to dairying, and, as all the conditions are found here, it is not strange that all who engage in this business make money.

#### THE CLIMATE

is scarcely less than a benediction; not that it is all fair weather and no drawbacks, for now and then a hard storm occurs here, and sometimes the rigors of stern winter are felt; but the real, genuine winter of Michigan, Wisconsin and Minnesota is unknown to this medium latitude. The climate is mild and equable, and almost identical with that of Southern Ohio, Maryland and Northern Kentucky. It is essentially a healthy country. On the west is the high, rolling prairie, with its inspiring summer breeze. In the eastern portions of the county the bluffs and rolling woodlands, with intervening valleys and ravines, give perfect drainage. No stagnant, sluggish, waters, to breed malaria, exist, and animal health is conserved by every local condition.

#### THE PEOPLE.

Of the 33,000 people now here, seventy-five per cent. are from Kentucky, Virginia, and the neighbor-

ing Southern States, and their descendants. They are generally people of excellent character and habits, intelligent, orderly and law-abiding; proverbial for their hospitality and sense of honor. They have as high appreciation for sterling character as any people, and, with few exceptions, express a wish for Northern immigration, capital, and enterprise, to aid in the development of the county. The sectional prejudices and animosities of the war, that largely obtained here a dozen years ago, are fast dying out. Local and provincial habits and conceits are yielding to the cosmopolitan tendency of railways, commerce and mixed society, and the newcomer is cordially welcomed by a tolerant and liberal, public spirit.

#### FREE SCHOOLS AND CHURCHES.

Pike county has one hundred and thirty-eight free public schools; one hundred and thirty-eight public school buildings, built at a cost of more than \$100,000; a permanent school fund of \$34,250, and an enrollment of 9,000 school children. These schools are well sustained by the interest on the permanent county fund, a mill tax upon the entire assessed valuation of \$6,392,180, the apportionment from the State fund and the public fines and penalties.

The public and private morals are attested by the presence and work of nearly half a hundred church organizations.

#### MANUFACTURES AND RAILROADS.

There are a score of steam saw and flouring mills; as many miscellaneous manufacturing concerns; about one hundred miles of railway, divided between the St. Louis, Keokuk & Northern Railroad, following the Mississippi River across the entire county; the Chicago & Alton, crossing the entire central division of the county from east to west, and the St. Louis, Hannibal & Keokuk, crossing the entire central division from north to south. These three lines give the county fourteen passenger and shipping stations, leaving no producer more than two hours drive from a railway market.

#### PRICE OF LANDS.

The cheapest lands in America are in old Pike County and the other counties of Northern Missouri. In Pike County are noble reaches of wild

land (timber and prairie) of inexhaustible soil, awaiting hundreds of purchasers, at four to ten dollars per acre. These tracts are sandwiched between fine, old farms, and are neighboring to churches, schools, and mills, and are surrounded by refined and well ordered society. They are relatively one hundred per cent. cheaper than free homesteads on the far western border, and absolutely cheaper than wild lands four hundred miles further west, on the treeless plains.

Many improved farms are offering at eight to twenty-five dollars per acre, on easy terms of payment—farms that in Illinois or Iowa would go on a quick market at twenty-five to fifty dollars per acre. Many of these farms are offered for less than the cost of the buildings, fences and orchards thereon.

#### COUNTY ROADS.

There are within the limits of the county, radiating in every direction from Louisiana, one hundred miles of as fine gravel roads as can be found anywhere on earth.

#### TOWNS.

The City of Louisiana, situated on the bank of the Mississippi, eighty-three miles above St. Louis, and containing 6,000 people, is the chief town. Louisiana is a solidly built city, chiefly of brick, and containing many handsome edifices, chief among which are the public school building and the Baptist college. Louisiana has three railroads and three gravel roads.

Clarksville, the second town in size and wealth, is situated twelve miles below Louisiana, on the Mississippi. Clarksville contains about 3,000 people, and has many fine residences and business houses, and does a large commercial business. The St. Louis & Keokuk Railroad furnishes communication with all points by rail.

Bowling Green, the county seat, is a thrifty and rapidly growing city of about 1,500 inhabitants, situated at the intersection of the Chicago & Alton and Short Line Railroad, eleven miles west of Louisiana. The court house in Bowling Green cost one hundred thousand dollars.

Besides these cities there are the towns of Frankford, Curryville, Ashley, Paynesville, Prairieville, Spencerburg, New Hartford and other smaller ones, all thoroughly prosperous.

## PLATTE COUNTY.

Platte county is located in the western part of the State, and is bounded north by Buchanan County; east by Clinton and Clay, and south and west by the Missouri River, which separates it from the State of Kansas. Its area is 276,000 acres.

By the census of 1870, it contained a population of 17,352, of which 16,160 were white, and 1,192 were colored; 9,114 male, and 8,238 female; 16,359 were natives, and 993 foreigners.

#### PHYSICAL FEATURES.

About one-fifth of Platte County is beautiful, undulating prairie, the soil of which is of unsurpassed

fertility. The remainder is heavily timbered with the various species of oak, hickory, walnut, elm, hackberry, etc., and, when cleared, produces fine crops. The Missouri bluffs are generally too steep to be cultivated, but are well adapted to be crowned and flanked by beautiful vineyards. The growth on them is about the same as that upon the uplands.

#### STREAMS.

The county is well watered by the Platte River, from which it derives its name, and its tributaries, Dick, Smith's Fork, Prairie Creek, etc.; also, by many

small tributaries of the Missouri River, chief of which are Bear, Moore, Bee and Brush Creeks. Professor Broadhead, the distinguished geologist of Missouri, says, in his geological report: "Probably, no county in the State possesses superior advantages to Platte. It contains a large quantity of rich land, is well watered, and abounds in good timber, including most kinds that are useful."

#### AGRICULTURAL RESOURCES.

The agricultural products are corn, wheat, oats, hay, barley, rye, hemp and tobacco. Sorghum, sweet potatoes and buckwheat, grow luxuriantly. Blue grass grows spontaneously where timber has been thinned out, and timothy and red-top, and other grasses, succeed well. The soil is well adapted to fruit-raising, and the number and extent of orchards are annually increasing, many farmers making them a specialty. Stock-raising is a source of great wealth to the county, and, of late years, some fine breeds of animals have been introduced with marked success.

#### MINERAL RESOURCES.

There is a considerable deposit of coal, but at too great a depth to be mined at present with profit. Building stone and brick clay of a fine quality abound, thus enabling the people to build substantial and enduring houses at a comparatively small outlay of money.

#### THE MANUFACTURING INTERESTS.

There are some good flouring mills, one cheese factory, four plow factories, and one furniture factory in the county, with a large number of saw mills and other shops of various kinds.

#### WEALTH.

The valuation of the county by the census of 1870, was \$13,000,00, but this has very much decreased of late years in consequence of the shrinkage of values growing out of the depressed condition of affairs throughout the whole country.

#### RAILROADS.

The Kansas City, St. Joseph & Council Bluffs Railroad runs northwest through the county, along the Missouri bottom, for about thirty miles. The Chicago, Rock Island & Pacific Railroad traverses the county, from the iron bridge across the Missouri River at Leavenworth, in a northeastern direction, for twenty-six miles. There are also ten miles of this road connecting Edgerton and Atchison, by way of New Market, thus affording ample shipping facilities to that productive region.

#### THE EXPORTS

are chiefly hogs, bacon, lard, corn and wheat; hemp, wool, timber, fruit, cattle, horses, mules, sheep, and numerous small grains.

#### FINANCIAL.

The county has about \$300,000 of a bonded debt, that matures in 1886, and has never made default in the payment of its interest. The rate of taxation is nominal for all purposes, and the county appropri-

ates annually \$12,000 as a sinking fund for the payment of its bonds at maturity.

#### THE PRICE OF LAND.

Good farms can be purchased at from \$12.50 to \$30 per acre, according to location and improvement. The people are generous, hospitable and orderly, and realize that their county is among the best to be found anywhere, and, consequently, are contented and happy.

#### SCHOOL FACILITIES.

The same system of public schools obtains here that is in vogue throughout the State. The people take a lively interest in educational matters, and consequently the schools are very numerous and largely attended. Schools are taught about ten months in the year in every sub-district, and there are high schools at Camden Point, Weston and Platte City, besides other first-class educational institutions. The school fund is ample and securely invested, the interest of which brings annually a handsome sum for the support of the schools.

#### TOWNS.

Platte City is the county seat, and is located on Platte River, and on the Chicago, Rock Island & Pacific Railroad, 310 miles from Chicago, and eleven miles from Leavenworth, Kansas. It was settled in 1840, and has at present a population of about 700 or 800. There is a fall of about eight feet in the Platte River at this point, which is increased by a dam to fourteen feet. This valuable water-power, which is sufficient for extensive manufactories, is now used only for an extensive flouring mill. The court house is a handsome and massive structure, and cost \$110,000. The public schools are an honor to the place, and Daughters' College, located here, is a prosperous female boarding-school, under the management of able and accomplished teachers. There are two banks that do an extensive business; about ten or a dozen stores, the usual number of shops and other industries, besides two newspapers.

Weston is the principal commercial town of the county. It is located on the Missouri River, and on the Kansas City, St. Joseph & Council Bluffs Railroad. It is in a fine agricultural and blue grass region, and was laid out in 1837, and soon became the commercial city of the county. It shipped, at one time, more hemp than any other point on the Missouri River. Tobacco, also, for some years was largely exported.

Parkville is also situated on the Missouri River, and on the Kansas City, St. Joe & Council Bluffs Railroad. It was laid out in 1839 by Colonel George S. Parks, and soon became a place of considerable business importance. It has somewhat declined, both in business and population, of late years, owing to its trade to some extent being diverted to Kansas City, eight miles distant, but still there is quite an amount of business done there, and indications are plainly visible of a reviving prosperity. It has a good graded school and several churches. The population is about six hundred.

New Market is on the Chicago, Rock Island & Pacific Railroad, eight miles north of the junction of the same road with its branch, and in the center of one of the finest agricultural regions in the State.



It has good educational facilities and churches, and has a population of about three hundred.

Camden Point is on the Chicago, Rock Island & Pacific Railroad, seven miles north of Platte City, and is the seat of the Christian Orphans' College, an institution that is ably conducted by a corps of

teachers, and in a flourishing and prosperous condition. The place contains several stores, and has a population of about four hundred.

The other minor places of the county are Edgerton, Farley, Iatan, Ridgely, Shivelton, Waldron, City Point and Beverly Station.

## POLK COUNTY.

Polk County has an area of 640 square miles and a population of 15,000; is twenty-four miles in width from east to west, and twenty-six and one-half in length from north to south; lies in Southwest Missouri, on the northern slopes of the Ozark range and is drained by tributaries of the Osage; comprises 410,000 acres, a little more than one-third of which is rich prairie, generally level, but frequently gently undulating. About one-fifth of the county is alluvial creek and river bottoms, very productive and frequently well timbered; the balance of the county consists of rich valleys and timbered uplands, very much of which is best adapted for pasturage. The surface is generally rolling, and along the breaks of streams hilly and rocky.

### PRODUCTION STATISTICS.

There are about 200,000 acres in cultivation, the yield of which in 1879 is estimated as follows:

Indian Corn.....	bushels	3,500,000
Wheat.....	bushels	600,000
Oats.....	bushels	250,000
Potatoes.....	bushels	250,000
Hay.....	tons	20,000
Molasses (Sorghum).....	gallons	150,000

These are the staple products, although rye, hemp, and flax yield well. Fruits and vegetables flourish and mature to perfection. The county takes high rank in fruit-growing. Apples, pears, peaches, grapes and small fruits yield abundantly, of the finest quality and richest flavor. Much attention is being given to fruit culture, and fine orchards are numerous; the trees thrive well, are healthy, and not subject to the ravages of insects, as they are in many other localities.

Sugar cane grows well, and the manufacture of sorghum is greatly increased every year until now it is becoming a leading business.

### MINERALS.

The county abounds in large deposits of lead, iron and coal. Surface indications are numerous, but little has as yet been done in the way of development.

### STOCK-RAISING.

Polk County is pre-eminently fitted for stock-raising. Cattle and sheep will live and fatten on the commons for eight months in the year, without feed or attention. The high, dry character of the uncultivated pasture lands, is especially adapted to the raising of sheep, and a little capital invested in that way yields a handsome income. Sheep are healthy, prolific, and are not troubled with scab, or

other diseases, common elsewhere. A cross between the native and Cotswold varieties pays best. The wool is highly prized and valuable, and the cross makes fine mutton sheep for market. There are thousands of acres of high, rocky lands in this county, on the breaks of the streams, that it would seem that Nature has specially provided for pastoral purposes. Sheep and cattle always bring good prices, and are never a drag in the market.

### PUBLIC SCHOOLS AND COLLEGES.

In educational facilities the county claims a leading rank. There are eighty-five public school houses, many of them handsome and commodious buildings. The public fund is sufficient in many districts to support a school for six months in the year. The school moneys are invested in ten per cent. loans, and usually well secured. There are several academies and graded public schools. Morrisville College, chartered in 1872, is located at Morrisville, in the midst of a fine agricultural district, remarkable for the purity of its water, healthy climate, and elevated moral sentiment. The institution is rapidly gaining in public favor and patronage. The curriculum embraces all that is usually taught in Western colleges. The faculty is full, able and energetic; the chemical and astronomical laboratories are well supplied and increasing, while its library has kept pace with the growth of the institution.

The Southwest Baptist College, located in Bolivar, was chartered in 1879, and doubtless will soon be one of the leading institutions in the State. The building is a handsome edifice, and quite an ornament to the town. It will accommodate three hundred and fifty students, and furnish sitting room in the chapel for seven hundred persons. The present is its first session, representing four States and nearly every county in Southwest Missouri. The citizens of Polk and adjoining counties have contributed quite liberally to the building and support of this college, and feel justly proud of it.

### RAILWAYS.

There are three projected railways through Bolivar, the county seat. The Laclede and Fort Scott, from Lebanon, on the St. Louis & San Francisco Railway, to Fort Scott, Kansas, which is graded to Bolivar, and will likely be completed this year; the Sedalia, Warsaw & Southern, from Sedalia, on the Missouri Pacific Railway, to Springfield, which is now in course of construction; and the Kansas City & Memphis, which was mostly graded, some years ago, from Kansas City to Osceola, thirty-six miles northwest of Bolivar, and

which is now being rapidly constructed by a company of Boston capitalists. With the completion of any one of these railways through the county, Polk will soon resume her former position as the second best county in Southwest Missouri, as will be shown by an examination of her production of grain, live stock, etc., elsewhere stated.

#### ESTIMATED SHIPMENTS OF 1879.

Cattle .....	head	20,000
Sheep .....	"	15,000
Hogs .....	"	27,000
Horses and mules .....	"	5,000
Wheat .....	bushels	250,000

#### TOWNS AND VILLAGES.

Bolivar, the county seat, is a pleasant and healthy town of about 1,200 inhabitants, contains many substantial public buildings and business houses, and quite a number of desirable private residences. The town is well laid out, and commands a good trade, which is rapidly increasing.

Humansville is a thriving village in the northwest portion of the county; contains a population of 400 and does a large trade. One of the finest springs in Southwest Missouri is located here.

Morrisville, ten miles south of Bolivar, is a neat little town of three hundred inhabitants, and is the

seat of Morrisville College. It has beautiful surroundings, being located in the center of a fine agricultural district. Pleasant Hope, Fair Play, Brighton, Halfway, Orleans, Rondo and Slagle are country villages that have considerable trade, and good surrounding country.

#### SUMMARY—PRICE OF LANDS—SOCIAL, RELIGIOUS AND FINANCIAL MATTERS.

The county is remarkably healthy, being almost free from malarial and miasmatic diseases. Its cool, gushing springs of pure water are numerous; its hills and valleys afford fine pasture; lands are cheap—good, unimproved lands being held at from \$2 to \$10 per acre, improved at from \$5 to \$15, and fine pasture lands at from fifty cents to \$3—and agricultural pursuits profitable. The society is excellent and citizens hospitable; churches numerous, and well attended. Religious denominations are generally represented, and the Baptist, Methodist, Presbyterian and Christian orders are the leading. Politically the county is very nearly equally divided. The county is in a healthy financial condition. It has no floating debt, its warrants are at par, and the interest on its bonded debt of \$33,500 is promptly paid as it matures. Taxes are low, the county credit good, and, in short, the county presents many inducements to immigrants seeking good homes in the great West.

## PULASKI COUNTY.

Pulaski County lies on the eastern border of what is known as Southwest Missouri, 150 miles southwest from St. Louis, and is bounded on the north by the counties of Miller and Maries; on the east by Maries and Phelps; on the south by Texas and Laclede, and on the west by Laclede and Camden.

#### PHYSICAL FEATURES.

Like the rest of the country bordering on the Gasconade River, it is of a rather hilly and undulating nature. The Gasconade River, one of the large streams in the State, traverses the county from west by south, flowing toward the northern part of, and leaving the county at nearly the northeast corner; its banks being the starting point of thousands of acres of broad, unexcelled bottom lands, of exceeding fertility. Roubidoux Creek enters the county from the south, flows due north, and enters the Gasconade River near the center of the county, about two miles northwest of the county seat. The Piney Fork, of the Gasconade, enters the county at the southeast corner thereof, and, flowing northwardly, enters the Gasconade River about six miles from where the Gasconade leaves the county. A portion of Lick Fork, of the Gasconade River, flows through a portion of the southwest quarter of the county.

#### SOILS AND PRODUCTIONS.

It will be seen that Pulaski County has agricultural advantages inferior to no other county in the State. The river bottoms are of alluvial deposits,

rich in sandy loam, of unknown depth. The soil on the smaller streams is of great depth, with yellow and red clay foundations. The soil in the numberless valleys, interspersed over the county, is of proportionate quality, according to their altitude. The soil on the ridges is very fertile, being what is known as black hickory, black-jack and post oak soils, and is exceedingly fine for the production of all the cereals generally raised in this latitude, such as corn, wheat, oats, rye, barley, all the grasses, and garden productions. The soil of the river bottoms bordering on the Gasconade, Roubidoux, and all the streams, is so rich that it is known as the "Scioto Corn Regions" of Southwest Missouri. All the fruits grow here equally well in the bottoms as on the ridges. There are thousands of acres in this county that have not as yet been brought under cultivation, and are on the market. The range in this county cannot be surpassed; and, for sheep-raising, the famous hills of Vermont have found a rival.

#### TRANSPORTATION.

The St. Louis & San Francisco Railroad, which traverses the entire county, north of the center, furnishes an outlet to the markets of the world, for all surplus grain, stock, etc., that seek one.

#### THE HEALTH

of the people of this county is generally good. In the low lands, especially during the fall months, chills prevail for a short time, but are never fatal. On the uplands no healthier location can be found.

## THE INDEBTEDNESS

of this county being light, the rate of taxation is proportionally so.

## PUBLIC BUILDINGS.

Waynesville, the county seat, is furnished with a new brick court house, containing court rooms and offices for all the county officers.

## WATER PRIVILEGES.

There are in this county two steam flouring mills, and six water power flouring mills, and six or seven steam saw mills, to saw up the immense forests of yellow pine, black and white walnut, maple, and all the various oaks known in this climate. There are in this county, outside the numerous water power mill sites unused on rivers, various large springs sufficient within themselves to run a mill each. There are several good openings in this county awaiting the opportune arrival of capital to start into existence factories of any kind, size or nature.

## TOWNS AND VILLAGES.

There are numerous villages already in existence through the county. Waynesville is the county seat, and is situated on the Roubidoux, near the center of the county. The St. Louis & San Francisco Railroad has been the cause of exciting the energy of the people, as is shown by the improved towns of Richland, Woodend, Crocker, Hancock, Dixon and Franks, along the line of their road in this county.

## FARMS FOR SALE.

This road has a large number of acres of land yet for sale, at prices ranging from two dollars and fifty cents to ten dollars per acre, and on long time at that. Land can be bought, outside the railroad lands, from two dollars and fifty cents to twenty dollars per acre for improved lands.

## MINERALS.

There are iron and lead now being mined in this county, and lately good coal has been reported as having been discovered.

## TAXATION.

The rate of taxation for all purposes is about one dollar and twenty-five cents on the one hundred dollars, and there is no bonded or floating indebtedness of any kind.

## SOCIETY

in this county is unsurpassed by any in the State. The county is spotted over with school-houses and churches, of different denominations. The general educational advantages are unexcelled, as, in the numerous school districts of the county, the children have the advantage of from four to six months schooling, annually. Richland, on the St. Louis & San Francisco Railroad, has one of the finest and best conducted institutes in the State, with a reputation unexcelled. All religious societies are welcomed by the people of every creed and denomination prominent in religious circles—moral training being the general desire of the resident citizens of this county. Crime is rare.

## PUTNAM COUNTY.

Putnam County is located in the extreme northern part of the State; is bounded north by the State of Iowa, east by Schuyler, south by Adair and Sullivan, and west by Mercer Counties, and contains 331,487 acres of land. Its population was, in 1870, 11,217; by the census of 1880, 13,610—making an increase of 2,393 in the decade.

The county was organized February 28, 1845, and then included a portion of the territory now forming a part of Iowa, which has been added to that State by the settlement of the boundary line.

## WATER. ETC.

The county is well watered by the Chariton, which forms its eastern boundary; Shoal Creek, Wild Cat and Black Bird, in the eastern portion. The two Locusts, Barber and Medicine Creek furnish water and drainage for the western portion.

## CLIMATE.

The climate cannot be surpassed. The winters are very short and mild, the summers long and temperate. The seasons are such as produce abundant harvests, and give the citizens the best of health. No malarial diseases to speak of are found, and ague and chills are but little known.

## SOIL.

The soil is fertile and adapted to the raising of all kinds of fruit, cereals and grass, as the well filled barns and granaries fully testify. For raising grain and grass, no spot in the United States is more favored.

## TIMBER.

Timber is pretty evenly distributed over the western portion of the county, and in the eastern part every species of tree that is valuable in manufacturing communities can be found. Oak in six or seven species, ash, maple, soft and hard hickory, walnut and elm prevailing.

## COAL.

The mining of coal is becoming quite an industry. A great deal of land has already been leased for mining purposes, and the coal regions bid fair to become a source of great wealth to the county.

## FRUITS

of every kind common to the temperate zone grow here in luxuriance. Apples, peaches, pears, plums, cherries, twenty or more varieties of grapes, all kinds of small fruits and berries, are paying crops in this favored county.

STOCK-RAISING.

The immense crops of corn, oats and hay—the never-failing pastures—living streams and groves of young timber for shelter—grass for pasturage two hundred and sixty days in the year—mild winters and pleasant summers make this a favored spot for stock-raisers. Water in abundance. No diseases, or poisonous flies to kill off the stock. Blue grass grows as luxuriantly as upon its native soil of Kentucky, which accounts for the “droves” of large, fat cattle, strong draft horses, and choice hogs. These are all raised and shipped in great numbers.

EDUCATION.

The people believe in education, as is evinced by the many neat school buildings scattered through the county, some ninety in number, averaging one to each four square miles of territory. Unionville, the county-seat, has just voted eight thousand dollars to build a neat graded school building, and no county in the West can boast of a better standard of scholarship in their common schools than this.

The county has two well conducted newspapers, published weekly.

CHARACTER OF POPULATION.

In its character the population is cosmopolitan, and is made up from every State in the Union. Prior to 1860, the immigration was principally from Kentucky and Virginia, but since that time the pop-

ulation has been drawn from New York, Illinois, Ohio and the Eastern States. In politics, the Republicans have a majority of between five hundred and seven hundred, but no sectional prejudice exists.

TAXES.

Taxes are very light; the State and county, including school taxes, amount to about 1.1-2 cents on the dollar, and the assessment is about two-thirds of the true valuation.

PRICE OF LANDS.

The price of lands is very low, when the advantages this county offers to the settler are taken into consideration. Good, well improved lands sell at from ten to fifteen dollars per acre, and wild lands at from five to eight dollars per acre.

The improved farms contain good houses, stables, out-houses, orchards, and the very best of soil, and are conveniently located to churches, schools, and railroads.

COUNTY SEAT.

Unionville, the county seat, contains a population of eight hundred, by census of 1880, and it would be difficult to find a more enterprising or hospitable class of citizens than those now located in this town.

HINTS TO CAPITALISTS.

A first-class flour mill, a wagon manufactory, a machine shop and foundry, would be profitable investments.

## RALLS COUNTY.

Ralls county is located in the northeastern part of the State, on the Mississippi River, the fourth county from the Iowa line, and the fourth north of St. Louis; bounded north by Marion County, west by Monroe, south by Audrain and Pike counties, and east by the Mississippi River.

HOW WATERED.

The county is divided into two nearly equal parts by Salt River, a fine, fast flowing stream of considerable size, meandering through it from west to east. This stream, together with numerous creeks and many flowing springs, furnishes abundance of clear, living water, to a very large portion of the county. Quite a number of bold, bubbling mineral, and salt springs, are found in the county, and at some three or four of which, salt was manufactured in the pioneer days—viz: at Saverton, Fremore and Bouvits Licks, and perhaps at other places.

THE SURFACE OF THE COUNTRY

is generally undulating, and susceptible of varied cultivation, while the eastern part, along the “Great River,” is somewhat broken and rough; the central and western portions comprise large expanses of beautiful, rolling prairie, and large tracts of the most fertile elm and oak lands. About three-fifths of the county was formerly covered with timber;

large tracts growing the finest white, red, black and burr oak, black walnut, white walnut, linden, red and slippery elm, hackberry, cotton-wood, hickory, black and blue ash, etc. The prairie in its natural state produced a rank growth of tall, nutritious grass, affording the best of pasture—all indicating a soil of great virgin fertility. Rock, limestone and sandstone, particularly the former, abounds, yet not in a shape to interfere with cultivation—though furnishing the best of building material at a merely nominal cost.

THE SOIL.

In the “bottoms” along the rivers and creeks, is a deep, rich, indestructible alluvium, seldom, if ever, failing to yield enormous crops, as neither drouth nor rain seems to seriously affect the growth of vegetation here; sand entering so largely into the composition of the soil as to permit the excess of water to sink in wet weather, and the great depth of the alluvium, affording a constantly arising moisture during seasons of drouth.

The prairie soil consists of a rich, black loam, ranging from ten to twenty inches in depth—very fertile. The soil of timbered uplands is of different qualities, as indicated by the different kinds of timber. Where is found a tract now, or formerly, covered by a large growth of lofty elm, walnut, hackberry or linden, there is a deep, black soil,

generally on a red-clay substratum, almost as fertile as the bottom lands, and really better adapted to the production of small grain than they. The oak lands produce the finest wheat.

#### PURSUIITS OF THE PEOPLE.

The population is almost entirely engaged, directly or indirectly, in agriculture, but very little manufacturing of any kind being done in the county. Nearly all of the tools and implements are manufactured at other places. With a bountiful supply of water, timber and coal, it would seem that few places could offer greater inducements to the skilled mechanic and man of capital than Ralls County. Hundreds of independent, industrious and enterprising farmers are ready and eager to furnish such of their subsistence—grain, meat, vegetables, wool, etc.—and take in return for their own use and consumption, the fruits of their skill applied and means invested.

#### THE AGRICULTURAL PRODUCTIONS

are corn, wheat, oats, hay, tobacco, and the many varieties of vegetables used for home consumption, such as Irish and sweet potatoes, cabbage, beets, onions, parsnips, carrots, turnips, etc. Wheat is grown extensively, of a very fine quality, generally not grading under No. 2 in the St. Louis market. The yield is from ten to forty bushels, and sometimes even more, to the acre. Oats are also largely cultivated, yielding from thirty to seventy-five bushels per acre. Hay is a very profitable crop, and largely grown. Blue grass grows spontaneously, and is fast taking the place of other grasses. Its growth is very luxuriant, and it makes the very best of pasture the year round for cattle, sheep, hogs, horses and mules.

#### THE MINERAL RESOURCES

of the county have received but little attention. Coal in large quantities is known to exist in the southwestern part of the county, underlying, perhaps, a hundred square miles of territory, and cropping out in many places on the surface. Thus far nothing but surface deposits have been worked. No deep prospecting has been done. And from all indications it is thought that there are lower strata much more valuable than those found on the surface. Iron, lead, and gold, and silver, are found in limited quantities in the eastern and northern parts of the county. As yet they have received but little attention, and, in all probability, when tested by skilful hands, on scientific principles, will open up mines of untold wealth.

#### THE FINANCIAL CONDITION,

or rather outlook, is, on the whole, not unfavorable. Except a railroad bonded indebtedness of about \$266,000, the county is clear of debt. The validity of the railroad bonds is being contested in the Federal Courts, and if the whole thing is not ultimately defeated, a compromise will undoubtedly be made at a figure so low as to be but little, if any, practical embarrassment to the people.

#### THE RATE OF TAXATION,

exclusive of school tax, is about one per cent; this includes forty cents for State revenue, and State

interest, forty cents for county proper, and twenty cents for road tax.

#### THE SCHOOL SYSTEM

is a source of no small gratification and pride to the people. The county is laid off into sixty-three districts, each supplied with a good, comfortable school-house, where competent teachers are engaged for terms ranging from four to ten months in the year—generally not less than six months—thus affording ample opportunities for rich and poor alike for acquiring the rudiments of a good, English education. There is in New London a graded school, conducted on the same basis, financially, as the country schools where the higher mathematics and the languages are taught in addition to all the common English branches. Renselaer Academy, located in the northern part of the county, near the Missouri, Kansas & Texas Railroad, is conducted by the Presbyterians, is an institution of acknowledged merit, fine location, and convenient of access; and being surrounded and supported by a very intelligent, enterprising, and hospitable community, is, perhaps, one of the very best country schools to be found anywhere in the West. These facilities, supplemented by the liberal inducements offered by the State University, at Columbia, and numerous institutions of learning, in easy reach of even the poor, afford ample opportunity to all having the inclination and requisite energy to tread the paths of science and art, and ascend the heights of learning.

#### RELIGIOUS.

The various religious denominations are well represented in the county. The Presbyterians have four churches; Methodists, five; Baptists, eleven, Christians (Campbellites), seven, and Catholics, three. Most all of them have good, substantial meeting-houses, and their congregations are respectable in numbers, and are steadily increasing. Perhaps no community in any part of the West can justly boast of a better social and moral standing—honesty, industry, hospitality, general intelligence, and prudent enterprise being traits universally met with among the people.

#### TRANSPORTATION, MARKETS AND TOWNS.

The broad Mississippi sweeps along the eastern border. The Hannibal and St. Joseph Railroad strikes into the north and northwest. The Missouri, Kansas & Texas passes through the northern part. The St. Louis & Keokuk along the eastern line; the St. Louis, Hannibal & Keokuk runs through the east central part through the county seat toward St. Louis; the Chicago & Alton touches the southern part, and the Ralls County branch, graded and ready for the ties, runs southwest through the best portion of the county, through the coal region in the direction of Mexico and Jefferson City. Hannibal, one of the best markets and shipping points on the Mississippi River, is almost within a stone's throw of the county line at the northeast; is approached from the county by splendid gravel and dirt roads. Saventon, on the Mississippi, is a station on the St. Louis & Keokuk, and affords a point from which to ship either by rail or water. Monroe City on the northwest, and Vandalia on the south, furnish excellent markets and shipping points—the

former being located on the Hannibal & St. Joseph, and Missouri, Kansas & Texas Railways, the latter on the Chicago & Alton. New London, the county, seat, is located on the St. Louis, Hannibal & Keokuk Railroad, is surrounded by a very fertile district of country, and furnishes a market and shipping point for immense quantities of wheat, corn, and live stock. Besides these there are within the county Hassard and Renselaer, on the Missouri, Kansas & Texas, Camp Creek, Plum Creek and Elizabeth station, on the St. Louis, Hannibal & Keokuk. As before stated, the Ralls County branch railroad, running southwesterly from New London, is graded and ready for the ties and iron. This road passes through a beautiful prairie district of country for a distance of thirty miles. Timber of excellent quality is within easy reach at all points; the soil is of good quality, and the track passes directly over rich coal deposits for a distance of near a dozen miles. On this route and on Lick Creek is located the town of Perry, in the midst of the rich coal banks. This town has a bright future before it. With its magnificent and surrounding resources of coal, timber, water, splendid building material, mineral points of various kinds, as well as a most prolific soil, and, being the center of a large circle of trade, it is only necessary that its railroad be furnished and its great natural advantages be developed to make it a place of very considerable importance, both as a manufacturing and trading town. Center, located on the same route, about midway between New London and Perry, is a thriving town, in which a good amount of business is now carried on, which would be greatly increased by the completion of the railroad and the development of the adjacent country. New London is beautifully located on an eminence, affording a fine view of the valley of Salt River, and a rich and beautiful surrounding country. It has a population of about 700 souls, five churches, two school-houses, and the public buildings of the county; a flourishing bank, four blacksmith shops, two dry good stores, five groceries, three drug stores, harness and saddlery factory, one shoe shop, three good hotels, several boarding houses, two steam mills, a good saw mill, a new elevator, a hardware store, a stove and tin store and tanners' shop—and needs a dozen enterprising men of capital to do the business it should do—as well as a wagon and plow factory, and many other manufacturing establishments that would be well sustained, if well managed. There are two

preachers, ten or twelve school teachers, about half a dozen lawyers, and nearly as many good medical doctors.

#### PRICE OF LANDS.

Lands throughout the county are very cheap, considering social, educational and commercial advantages, ranging generally from five to forty dollars per acre. Many improved farms can be bought at from ten to thirty dollars per acre. Several thousand steady, industrious men and women, from other States and countries, are needed to give diversity to associations; enlarge the circle of productions; break up provincialisms and prejudices; force agriculture out of its old-time worn routes; reduce to a productive state the thousands of acres of uncultivated lands; develop the mineral resources, and build up factories of all kinds. Dairies, vineyards, good orchards, and factories, are almost unknown to the people, except as they are known to exist in other places; yet, in Ralls County are raised the finest cattle; having the best of pastures; abundance of clear running water; innumerable rich hillsides and fertile valleys, awaiting the skilled hand of the pomologist, and many kinds of materials are wasting because the cunning skill of the manufacturer has never been invoked to save them and transform them into sources of comfort and happiness to the people.

#### SUMMARY OF ADVANTAGES.

Nowhere can the honest, industrious home-seeker go, and meet with a warmer, kinder welcome than here; nowhere in the great, growing West can he find a more genial climate; nowhere can he find a greater variety of fertile soil, ready to yield him a rich recompense for all the labor and skill he may judiciously apply; nowhere can he find soils, climate and conditions better adapted to whatever turn his taste may take—whatever branch of industry his inclination may follow in the grand and beautiful field of agriculture. He can raise wheat, corn, oats or grass; or, he can turn his attention to the culture of fruits of all kinds, produced in this latitude, such as apples, peaches, pears, plums, cherries, blackberries, raspberries, strawberries, etc.; or, he may engage in raising horses, mules, cattle, sheep and hogs, with the utmost certainty of success, if he will only combine judgment and perseverance with reasonable skill and industry. The field is equally open to mechanics and tradesmen.

## RANDOLPH COUNTY.

Randolph County lies between the 91° and 92° parallel of longitude, and 39° and 40° north latitude, between the Mississippi and Missouri Rivers. It is part of the great water-shed of North Missouri, and sends off its streams to each river, thus giving rise to beautiful belts and groves of timber, interspersed with magnificent prairies. It is bounded on the north by Macon and Shelby, on the east by Monroe and Audrain, on the south by Howard and Boone,

and on the west by Chariton County. The grand divide and old Indian trail pass in a northern direction through the eastern part of the county, leaving more than one-fourth, on the east, drained by streams flowing to the Mississippi, while on the west they flow to the Missouri River. In the west, along Silver Creek, the county is quite rolling. Near the Chariton River, in the west, the land is undulating. The slopes adjacent to Dark and

Nuncas Creeks are gentle, becoming more rolling near the middle forks of the Chariton River, in the northern part of the county. Near the east fork of Walnut and Sugar Creeks, it is more rolling.

The prairie east of the grand divide, with the timber skirting it, comprises about one-third of the county, and is finely adapted to general agricultural pursuits. The western portion of the county contains more timber than prairie land.

The land is rich and of great productive qualities.

#### THE TIMBER

consists of elm, cotton-wood, shell-bark hickory, linden, and burr, swamp, red, white, and black oak, sycamore, hackberry, birch, sugar, walnut, and white maple. The swamp land in the county comprises a very small portion, and has mostly been drained sufficiently to be cultivated, and yields abundant crops.

#### AGRICULTURAL PURSUITS.

The soil in Randolph County is adapted to the production of all the small grains, corn and tobacco. Fruits, such as apple, pear, plum, cherry, peaches, black, straw, and raspberries, currants, etc., are almost never-failing crops, and of the most delicious qualities, when properly cared for. In the growth of timothy and clover it cannot be surpassed by any county in the State; while blue grass is a natural growth, sweeping over prairie and woodland, eating out everything that comes in its way.

#### THE MINERAL PRODUCTIONS

of the county, so far as discovered, are coal, fire and potters' clay, copperas, zinc, and sandstone. Coal, especially of good quality, is found in veins of from three to five feet in thickness, cropping out in various localities. These are being mined successfully and largely at Huntsville, Higbee, Rennick, Jacksonville, Elliott, and Thomas Hill; the shipments from Huntsville alone averaging three million bushels per annum.

#### THE RAILROAD FACILITIES

in the county are quite extensive, and the county has paid all subscriptions excepting one township, which owes a small bonded debt on railroad subscription. The Wabash, St. Louis & Pacific runs through Prairie, Sugar Creek, Cairo, Jackson and Salt Spring, a distance of about forty-three miles, passing through the towns of Renick, Moberly, Cairo and Jacksonville, on its northern extension, and through Huntsville and Clifton on its main line to Kansas City. The Missouri, Kansas & Texas traverses the county from east to west, through Union and Sugar Creek Townships, to the city of Moberly, and then in a southwestern direction, through Prairie and Moniteau, and through the towns of Elliott and Higbee, a distance of twenty-three miles. The Chicago & Alton, through Prairie, Moniteau and a portion of Silver Creek, and through the young towns of Clark, Higbee & Elliott, a distance of eighteen miles; and the Missouri & Mississippi Railroad intended to run from Keokuk, Iowa, to the Missouri River, is graded through the western part of the county, a portion of the same being already built from Salisbury to Glasgow.

#### FINANCIAL.

Taxable property in the county, exclusive of railroad.....	\$4,218,795
Railroad property, as valued by County Court.....	940,840
Total.....	\$5,159,635
Rate of taxation, State purposes.....	40
County.....	40
Road.....	5
School.....	34
Total.....	\$1 19

Sugar Creek Township has a railroad tax of twenty-five cents. The total population of the county is about 26,000.

#### EDUCATIONAL, RELIGIOUS AND SOCIAL MATTERS.

There are seventy-five school districts and school-houses in the county, mostly frame, and well furnished, and good churches in almost every neighborhood. The mild temperature is between the northern and southern extremes, and with a mean elevation of 900 feet, gives a high average of health. Very little marshy or swamp land is found in the county. Malaria, with its consequences, has disappeared, and for health Randolph County will compare favorably with any county in the State of Missouri; and its population, in respect to intelligence, morality and sociability, is second to none other in any county; and no other people will, with more generous hands and warmer hearts, extend a welcome to all who may seek homes within her borders.

#### CROP STATISTICS.

The yield of the different productions of the county are about as follows:

Wheat, per acre, bushels.....	18
Corn, " " ".....	45
Rye, " " ".....	2½
Oats, " " ".....	45
Timothy, tons.....	1½
Tobacco, pounds.....	1,000

Beans, potatoes, sorghum, broom corn, Hungarian and millet do as well as in any other country.

#### STOCK-RAISING.

While general farming can be prosecuted with great success, that branch of farming for which Randolph is pre-eminently adapted is stock-raising. The grazing is fine and all other facilities excellent.

#### PRINCIPAL TOWNS.

Moberly is a beautiful city of nearly 10,000 inhabitants, and is, from its location, a railroad center of North Missouri. The machine shops of the Wabash, St. Louis & Pacific Railroad are located here, giving employment to nearly one thousand men. The streets are lighted with gas, and the finest public school building in the county is located here.

Huntsville, the county seat, near the center of the county, with a population of 2,500, Salt Spring Township, has splendid gas works, gas lighted streets, with several streets macadamized, and has extensive coal mines. It is the seat of Mount Pleasant College—an institution of learning, with a

high reputation. The Wabash, St. Louis & Pacific Railroad passes through it. More than two million pounds of tobacco are shipped from this point alone, annually.

Renwick, in Prairie Township, is a lively town of 400 inhabitants, on the main line of the Wabash, St. Louis & Pacific Railroad.

Higbee and Elliott, both in Moniteau Township, and on the line of the Missouri, Kansas & Texas Railroad, Higbee being also on the Chicago & Alton Railroad, have about 300 inhabitants each.

Cairo, on the northern extension of the Wabash, St. Louis & Pacific Railroad, has 300 inhabitants.

Jackson, in Jackson Township, on same railroad, has 350 inhabitants.

Clifton Hill, on west line of county, on main line to Kansas of the Wabash, St. Louis & Pacific Railroad, has 150 inhabitants. All these smaller towns are surrounded by a rich agricultural country, and do a fine business.

#### PRICE OF LAND.

Farms can be purchased at various prices, ranging from eight to twenty-five dollars per acre, according to location, improvements, etc., and unimproved land much cheaper.

## RAY COUNTY.

Ray County has an area of 561 square miles, and 359,000 acres. It is bounded on the south by the Missouri River, on the west by Clay and Clinton Counties, on the north by Caldwell County, and on the east by Carroll County. It is less than thirty miles from Kansas City, and only forty miles southwest of St. Joseph. Leavenworth and Atchison are within forty miles of its western border. It is fortunate in latitude, natural and artificial lines of transportation and travel, and especially so in its relation to the great central markets of the country. The

#### TOPOGRAPHICAL FEATURES

of this county, too, are an attraction. Instead of low and somewhat swampy country, are beautiful, arable valleys, graceful, swelling prairies, charming intervals, ranges of low hills, and along the Missouri River, some of the most picturesque bluff lines in all the western country. One-fourth of the county is valley, principally along the Missouri River. The Missouri bottoms, which at some points are low, dead flats, subject to overflows, are here across the entire south border of Ray County, high "bench" lands, fifteen to thirty feet above the river bed, with admirable natural drainage, and always available to the agriculturalist. They are from one to ten miles wide, their average width across the country being about six miles. One-third of the county is made up of rolling prairies and parks. The prairies never drop into levels or plains, as in western Kansas and Nebraska, but resemble more the dead swells of a heavy sea, have natural drainage, and are, next to the parks, the finest feature of the landscape.

#### NATIVE TIMBER

is most admirably distributed over the country. It is a constant alternation of forest, with prairie as convenient as it is beautiful. Two-thirds of the farms of the county are either a combination of timber and prairie, or are so situated as to have a near timber lot for farm uses. Unlike the great prairie regions, whose wooded belts are, at best, but a short, thin growth, these Ray County forests are a stately and thick growth of oak, elm, black walnut, sugar and white maple, ash, box elder, hickory, pecan, hackberry, coffee-bean, linden,

sycamore and cotton-wood. Walnut and the better varieties of oak are in abundant supply, and heavy shipments of oak and walnut lumber and timber are annually made from this county.

#### MINERALS.

Grey and blue limestone are found in massive quarries, finely stratified and easily worked from the clean, thin flags to the heaviest dimension stone. A fine article of freestone is also found in the bluffs at various points in the county. Next to its rich and versatile soil, the greatest natural resource of Ray County is its coal measures, underlying one-fourth of the county, in a twenty-four-inch vein. This coal is bituminous in kind, is fully equal in quality to the best soft coals of Illinois or the Cherokee and Osage coals of Kansas. The vein crops out along the sharp ravines and Missouri River bluffs, in the southern portion of the county, where it is often worked by "stripping" and "drifting," but generally lies from sixty to one hundred feet below the surface, and underlying a strong stratum of rock, is very conveniently worked from the shafts.

#### THE WATER SUPPLY

is ample for all domestic needs. But it is the quality more than the quantity of the Ray County waters that will most interest the inquirer. The Missouri and Crooked Rivers, with the Crooked Forks, the Fishing and Wakanda Creeks, and their branches, together with a score or more of small runs and numerous spring brooks, furnish an excellent supply of running water for stock-growing purposes. There are hundreds of clear, cold springs that are invaluable to the farmers of the county, for they are generally associated with groves of timber, which make a splendid rendezvous for live stock, both in summer and winter. Wells range from twelve to fifty feet in depth, and rarely fail of an enduring and bountiful supply of excellent water.

#### PASTURAGE.

Ray County has been settled fifty-eight years; and is well under cultivation, so that the native prairie grasses of the early day are pretty much a thing of history. Only a few isolated patches of



"blue joint" remain to remind the early settlers of this beautiful region of the "good old days," when the cattle, horses and mules ran at will over the fields of wild grasses and wild flowers. In their stead are rich cornfields, blue grass pastures and clover and timothy meadows from end to end of Ray County. Not even the forests are exempt from the innovation. Blue grass is chief in Ray County as in old Kentucky. It is indigenous to the country and has conquered field, highway and forest, till both the wild and domestic blue grass pastures of this county would do honor to the estate of an Illinois or Kentucky cattle prince. In this mild climate it makes continual pasturage, and that makes wealth for any country.

Clover and timothy meadows are very common in this country, and white clover is also seen everywhere. For the breeders of prime cattle, sheep, horses, mules and swine, it is an inviting region. Every facility for the successful production of this industry is here present; cheap corn, fine pasturage of the best sort, admirable shelter, with genial, open winters, and an abundant supply of clear spring and running water. The following figures will give an idea of the extent of stock-raising and feeding in the county, and it must be borne in mind that the grades are of the best:

Horses, 8,000; mules and asses, 7,000; cattle, 25,000; and swine, 35,000. Sheep are only raised in small flocks, of twenty to fifty upon each farm, and the Cotswolds seem to be the favorite. There are probably about 6,000 sheep kept in the county.

The home market value of stock, will not materially differ from prices in neighboring States.

#### FRUIT-GROWING.

The number, extent, thrift, and bounty of the orchards in this region will be a matter of surprise to all visitors. This is essentially a fruit country. The fine, well-trained orchard is the rule, and not the exception. Little effort is required to plant and bring to perfection the apple, peach, pear, and cherry tree, and every farmer of any thrift has his fruityard and orchard. Thriftier apple and peach trees cannot be found in the most famous fruit districts of the continent. Small fruits are an unqualified success. All the staple fruits are grown in profusion. The grape never fails, and, with these sunny southern and eastern exposures and genial climate, the vine seems "to the manor born." The forests and wild ravines abound with wild vines of many species and varieties, and wild fruits, of all kinds known to this latitude, grow in great profusion.

#### THE SOIL AND ITS PRODUCTIVENESS.

In the bottoms and "benches" it is, of course, the inevitable alluvium, black with vegetable decomposition and inexhaustibly rich with the drift of many ages. Here are lowland cornfields that have given fifty successive crops, covering an annual yield of fifty, seventy, ninety, and one hundred bushels per acre, and show no more sign of diminution in yield than when the pioneers gathered the second crop. One-fourth of the whole county is of this imperishable soil, that will be growing mammoth corn when American civilization is a thousand years old. On the high, rolling prairies, the soil is the same dark, rich, vegetable mould, that

attains in Illinois and Iowa from two to five feet in depth, and is underlaid with the famous loess, or lacustrine deposit, which is mostly composed of fine silica, is rich in the carbonates and phosphates of lime, and runs down to the bed rock. The timber lands of Ray County do not materially differ from the prairie lands, except in the light measure of clay that is occasionally found above the loess deposits and the bed-rock formations. With the great fertility and peculiar composition of these soils comes a versatility of production and resource that is altogether remarkable. Everything grown from Northern Louisiana to the shores of Lake Superior, flourishes here. Wheat gives a reliable yield of fourteen to thirty bushels per acre, and flourishes on all soils, from the bottoms to the crown of the hills. Corn is the staple grain, and fully 2,500,000 bushels are annually grown here, the yield running all the way from forty to one hundred bushels per acre. As a corn country, Ray County will rank with the famous Nishna Valleys, of Iowa, or the Sciota bottoms of Ohio. The yearly product of tobacco is 250,000 to 300,000 pounds. Oats, barley, and rye are as much at home here as anywhere on the green earth. Castor beans, hemp, flax, millet, hungarian, all the domestic grasses, all the fruits of the medium latitudes, all the vegetables of garden and field, have a generous growth in this fertile, flexible and enduring soil.

#### LAND PRICES.

Good farms in the valleys, on the high prairies, or in the timbered districts, with good homes, out-buildings, fences, and orchards, sell at ten to thirty dollars per acre. Many a superior farm may be had for twenty dollars, and not infrequently a fine estate is offered for fifteen dollars per acre. Wild, wooded tracts are selling at three to ten dollars per acre, and many of these tracts are well watered, and so abundant in blue grass pasture that for sheep and cattle ranges they could hardly be excelled. In the towns, commercial and residence properties are selling at very reasonable rates. It is quite noteworthy, too, that good coal lands are selling at the same scale of prices that govern average farm lands.

#### RAILWAYS AND MARKETS.

The Wabash, St. Louis & Pacific Railway runs from east to west across the south half, and the St. Joseph & Lexington branch across the west half of the county, giving at least a half dozen local market places with railway facilities. Chicago, St. Louis and Kansas City, are all brought within easy and quick communication with this county. Kansas City, the best market town of the Missouri Valley, is within an hour's ride, and its wonderful commerce is already having its influence upon real estate values for fifty miles around.

#### TOWNS AND VILLAGES.

Richmond is the capital of Ray County. This thriving city has a population of 2,500; is located on the St. Joseph & Lexington branch of the Wabash, St. Louis & Pacific Railway, about forty miles east of Kansas City, in the midst of the coal fields of the county, and is surrounded by one of the richest and most attractive farm districts of Missouri.

Hardin, Vibbard, Lawson, Millville, Knoxville

Orrick, Albany, Henrietta, and Camden, are all thriving towns, of from 200 to 500 inhabitants, situated in prosperous farm districts, with good commercial advantages.

#### EDUCATIONAL.

The educational interests of the county have been well attended to. Every district has its public school, and at Richmond is a graded school of most superior character. The sum annually expended for the purposes of free education in Ray County amounts to about \$35,000. Many of the

school buildings are new and substantial structures.

#### COUNTY FINANCES—THE PEOPLE.

The valuation of the county's real estate and personal property is \$10,000,000.

The total tax for State, county, and school purposes is \$1.20 per \$100.

The people of Ray County are progressive and hospitable, and extend the hand of welcome to the industrious immigrants who may see fit to settle among them.

## REYNOLDS COUNTY.

Reynolds County is situated in the southeast part of the State; is bounded on the north by Dent and Iron Counties; east by Iron and Wayne; south by Carter and Shannon, and west by Dent and Shannon Counties, and contains 494,379 acres. It is a comparatively new county, having been formed from some of the adjoining counties. It is only about one hundred miles south of St. Louis, the greatest city of the West, which now has a population of about 500,000 inhabitants, and affords one of the best markets in the United States.

#### POPULATION.

Although the county suffered severely during the late civil war, which almost depopulated it at one time, it has a population of over 5,000 inhabitants. The building of the St. Louis & Iron Mountain Railroad in 1875, which passes near the eastern boundary of the county, has given a wonderful impetus to immigration and improvements of all kinds.

#### SURFACE CHARACTERISTICS — SOILS.

The surface of the county is somewhat irregular, rather hilly, interspersed with valleys of rich alluvial soil. The soil is divided into bottom and uplands—the former being a rich alluvial soil, while the uplands are of clay and clay subsoil, producing all the varieties of vegetation that grow in the bottoms, but not in such abundance. Along and near the rivers and principal streams, and intermediate between the bottoms and table or uplands, the country is rough and hilly. There is, however, scarcely any part of the county too rough for good pasturage—especially for sheep walks.

#### STOCK HUSBANDRY AND CLIMATE.

The winters are unusually short, and stock requires but little feeding, cattle in some portions of the county (except during very severe winters) wintering themselves on that supplied by nature. Hogs are often driven to market and butchered for home consumption off of mast. Cattle, hogs, and sheep are raised for market to some extent. Blue grass, timothy, clover, red top, or herd grass, grow well, while the wild grasses afford extensive and excellent pasturage. There being no stock law in this State, cattle can roam at will over the hills. Wild mast consists of white, black, and

post oak, hickory and walnut. For dairy purposes the county offers unexcelled facilities of climate, springs, streams, and wild pasturage; yet, the advantages have not been practically developed. There is but little prairie, most of the land being well timbered, and about one-fiftieth of the county cultivated.

#### FRUIT GROWING.

The tillable land is well adapted to pasturage, fruit, and vineyards, the entire county being well adapted to fruit and grapes, wild grapes growing in abundance all over the county.

#### THE TIMBER SUPPLY.

Timber of all kinds and in any quantity is found in all parts of the county, consisting principally of pine, oak, ash, hickory, walnut, sugar, maple and paw paw.

#### WATER AND MILL-POWER.

The county is well watered by Black River, East Middle and West Fork and Logan's Creek, which traverses it from northwest to southeast. At the junction of East, Middle and West Fork of Black River a stream of considerable size is formed, which flows along the eastern border of the county for many miles, winding in a zig-zag course across a broad valley, laying it off in lots suitable for farming purposes, many of which are occupied. The western portion of the county is watered by Lost Spring Creek, Bee Fork, and numerous fine, large springs and small creeks. Some of the streams in the county are large enough for ordinary rafting purposes, and afford, as do also many of the springs, good water-power.

#### PRODUCTIONS.

The agricultural productions are corn, wheat, oats, rye, potatoes and tobacco—the latter of a superior quality.

#### MINERALS.

The county is rich in minerals, iron being found in all parts of the county. Lead, rich in silver, has also been found in the county.

#### MANUFACTORIES.

The manufacturing interests have received but little attention, and consist principally of a few flouring and saw mills.

**EDUCATIONAL, RELIGIOUS AND SOCIAL.**

The public school system is well developed; about forty-five schools are now in operation, being supported from a State fund and the proceeds of every sixteenth section, as well as by special taxation. The religious denominations are Methodist, Baptist, Christian, and a general sprinkling of other denominations. There are about thirty churches in the county. There is one Masonic lodge and hall in the county (at Logan's Creek), one Odd Fellows' lodge and hall (at Lesterville).

**COUNTY FINANCES.**

State and county taxes in 1879 were one dollar and forty cents on the one hundred dollars. Each dis-

trict levies its own school tax, which cannot exceed forty cents on the one hundred dollars without a special vote. Reynolds County has no bonded indebtedness of any kind.

**PRICE OF FARMS.**

Improved farms can be bought from three dollars to twenty dollars per acre. Unimproved lands can be purchased cheap.

**PRINCIPAL TOWNS.**

Centreville, the county seat, on the West Fork of Black River, is a thriving little town, eighteen miles from Ozark Mills, its usual railroad station.

Lesterville and Logan's Creek Post-Office, are both growing places, and do a large business.

## RIPLEY COUNTY.

Ripley County is situated in Southeast Missouri, on the Arkansas border, one hundred and sixty-eight miles south of St. Louis, seventy-five miles west of the Mississippi River, and within ten miles of the St. Louis, Iron Mountain & Southern Railway.

**PHYSICAL FEATURES.**

The face of the county is diversified, the bottoms being level, while the uplands are gently undulating—only sufficiently rolling, in most places, to shed the water in wet seasons. Along and near the rivers and principal streams, and between the bottoms and table or uplands, the country is rough, hilly and rocky. There is, however, scarcely any part of the county so rough as not to afford good pasturage.

**CHARACTERISTICS OF THE SOIL.**

The soil is divided into bottom and uplands; the former being a rich, alluvial soil, confined to the river and creek bottoms, and producing, in large quantities, all the cereals and vegetables that grow in this latitude, while the uplands are of clay and clay subsoil, producing the same variety of vegetation, but not in same abundance. The uplands are better adapted to fruit-growing, especially grapes; they are also susceptible of rapid improvement by the fertilizers, as the clay soils hold all the manure put upon them.

**STOCK-RAISING.**

The winters are generally short, and stock requires but little feeding; in some portions of the county the stock passes the winter entirely on the supply of nature. Hogs are often driven to market, well fattened on mast.

**AGRICULTURAL RESOURCES.**

The average yield per acre of wheat is fifteen bushels; corn, forty; oats, thirty-five; rye, twenty; barley, twenty-two; potatoes, one hundred and twenty-five; timothy, one ton to the acre; and clover, hungarian and millet, two and one-half tons; tobacco, one thousand pounds, and cotton eight hundred pounds in the seed.

Cattle, hogs and sheep are raised for market to some extent. Blue grass, timothy, clover, red-top

or herd grass grow well for pasturage, while the wild grasses now afford extensive and excellent pasturage. Wild mast consists of white, black and post oak, hickory and walnut. For dairy purposes the county offers unexcelled facilities in climate, springs, streams and wild pasturage, yet the advantages have not been practically developed. There is no prairie, all being timber, and about one-fiftieth of the county cultivated. The untillable land is well adapted to pasturage, fruit and vineyards, the entire county being well adapted to fruit and grapes wild grapes growing all over the county.

**EDUCATIONAL FACILITIES AND RELIGIOUS ADVANTAGES.**

The public school system is well developed; about thirty-five schools are now in operation, being supported from a State fund, and the proceeds of every sixteenth section, as well as by special taxation. The religious denominations are Methodist, Baptist, Catholic, Presbyterian and Christian, all of whom are well represented throughout the county. There are two or three Grange societies, four Immigration societies, one Masonic lodge, and two newspapers—the "Prospect" and the "News"—both published at Doniphan, the county seat.

**TAXATION AND POPULATION.**

State and county taxes for 1879, \$1.40 on each \$100. Each township levies its own school tax.

The population is increasing, mainly from Tennessee, Kentucky, New York, Ohio, Illinois, Indiana and Pennsylvania. The extension of the State Line Railroad proposes to pass through Ripley. The county is reasonably well supplied with mills, but there is room for many more.

**WATER-POWER, ETC.**

The county is exceedingly well supplied with everlasting water for small steamboats, rafting, the running of machinery, and for stock.

Current River flows a northwest to southeast course through the county, a distance of thirty-five miles, and a clearer, more beautiful and rapid stream cannot be found, never having been frozen

over, and affords an outlet to the Southern market all the year for flatboats and rafts.

Little Black, another beautiful stream, not so large as Current River, rises in the southwestern portion and flows a south of east course a distance of twenty miles, then an east of south a distance of about fifteen miles, affording power now for three mills, and power for many more not utilized.

Fourchee rises in the west, flows in a southeast of south course, and, with her tributaries, traverses about thirty-five miles, furnishing power now for three mills, and plenty of power not used.

Current River has as tributaries on the west, Big and Little Barren, Buffalo, Compton, Wells, Briar, Mill and Glaize Creeks, also, two never-failing springs, one affording a fifty horse-power, and the other a one hundred horse-power, within one-fourth of a mile of their source. These springs are about one-half mile west of the river, with quite a number of spring branches. The eastern tributaries are Cedar, Colvin, Kelley, Isaac's, Bills, and Dudley; Cypress, Logan, and Harris empty into Little Black. There is a goodly number of smaller streams and spring branches.

There are about one hundred and fifty miles of running and never-failing streams, and about the same amount of miles that afford stock-water over three-fourths of the year.

#### MINERAL RESOURCES,

Tipley is known to contain large deposits of iron ore, and other minerals are believed to exist here.

#### PRICE OF LAND, ETC.

There are quite a number of improved farms for sale at three to eight dollars per acre, as well as large bodies of unimproved land at from two to five dollars per acre, and considerable Government and homestead lands. The St. Louis, Iron Mountain & Southern Railroad owns 11,000 acres of rich bottom land, at three to five dollars per acre. There are large bodies well adapted for the location of colonies.

Doniphan, the county seat, is situated on Current River, eighteen miles from the railroad, and is a small but thriving town, containing a hotel, court house, jail, general stores, and several good church edifices of various denominations.

## ST. CHARLES COUNTY.

This county, in early times extending, indefinitely, northwardly and westwardly, has finally been cut down to the limits of 511.57 square miles, equal to 327,404 acres, and is bounded on the east and north by the Mississippi and Cuivre Rivers and Big Creek; on the south by the Missouri River, and west by Warren County—so that it may readily be seen that the facilities for transportation to market by water are exceedingly favorable. Added to all these conveniences, there is the Wabash, St. Louis & Pacific Railway, and St. Louis & Keokuk Railroad, one running centrally through the county, and the other more to its eastern side, thus affording a ready market for grain and all kinds of produce at every landing on the three rivers, and also at every station on either of the railroads.

#### MARKET FACILITIES.

The city of St. Charles affords a fair and ready market for all kinds of produce, more especially corn and wheat, in which trade her merchants are all alive and wide awake. Then there is Alton, across the Mississippi River, on the Illinois side, which is a live business city; and should these marts fail the vender of grain, then just a step from the doors is the great market of the West—St. Louis. In short, the facilities for reaching market are equal, if not superior, to any county in the State, it being only twenty miles to St. Louis by rock road and railroad, and forty-five miles by water.

#### SURFACE, CHARACTERISTICS AND PRODUCTIONS.

About one-third of the county is prairie; one-third is cultivated, and the balance is in timber—much of it of large size and fine quality. All kinds

known to this latitude and climate thrive well, especially along the rivers and their tributaries. Burr oak, walnut, hickory, pecan, white oak, elm, cotton-wood, maple, sycamore, coffee-nut, wild cherry and black oak, may be named as the principal varieties. The county is intersected by numerous streams, the principal of which are: Dardenne, Cuivre and Femme Osage Creeks, with their numerous tributaries.

The lands in the west and southwestern part of the county are, in many places, very broken; the upland, comparatively thin, producing good pasture; but all of the valleys are rich, and very productive.

Further east, the lands improve, and produce good average crops of corn, oats and tobacco; wheat does not do so well. Apples and peaches are produced abundantly, and of fine flavor. The land through this hilly or upland region has a shallower soil, underlaid with a red clay, impregnated with iron, and is easily improved by use of fertilizers.

By opening a pair of dividers, and placing one leg upon the court house and pointing the other to the extent of from twelve to fifteen miles, and sweeping a circle from the Missouri to the Mississippi river, and from this curved line down to the mouth of the Missouri river, these lands are of the very finest quality for corn, wheat, rye, oats, barley, and all kinds of vegetation; the Point and river prairies being of a very deep alluvial soil, which has stood heavy cropping for nearly or quite one hundred years, and still produce, as in its virgin days—no wear, no tire. Within these encircled limits, the uplands produce prime articles of wheat, corn and other products, and these hills, valleys and prairie lands have made this the banner county for corn and wheat, the corn being celebrated as the "St.

Charles White" and so quoted, and sold in market at from five to six cents per bushel, in advance of mixed and other grades. From two to three million bushels are produced in the county.

The grain merchants claim, also, that St. Charles is the banner county for wheat, and that it will out-grade any other county in this cereal. Wheat in this region will produce from fifteen to forty-five bushels per acre, and is often quoted specially as St. Charles wheat. Corn, from forty to one hundred bushels in the rich lands, and in more hilly from fifteen to forty bushels per acre. The yield, in the county, of wheat, is estimated at one and a half million bushels annually. Not much rye is raised in this county, but the soil and climate produce a berry equal to any raised East or West. Fine crops of barley have been raised, but other crops have superseded it. Hemp has done well, when cultivated.

#### STOCK-RAISING.

This is a good stock county, but more attention is paid to cereals. There are in the county, horses, 5,706, worth \$156,500; cattle, 12,317, worth \$106,636; mules, 2,966, worth \$98,159; asses and jennets, 24, worth \$650; sheep, 5,413, worth \$6,067; hogs, 32,673, worth \$50,071.

#### OTHER VALUATIONS.

The real estate is valued at \$5,158,624; grand total of personal property, \$1,657,716, making the value of property in the county by the Assessor's books, which is always under value, equal to \$6,816,340.

#### THE MANUFACTURING INTERESTS.

There are several branches of manufactories in St. Charles, such as planing and furniture mills, woolen and yarn factories, saddlery shops and stores, stove and tin shops, lumber yards, etc.

There are six merchant mills in St. Charles, four of which are in operation; also, one in Wentzville, one in O'Fallon, two at St. Peter's, one at Hamburg, and one at New Melle. These mills make the best brands of flour, and ship off large quantities, the flour being as celebrated as the wheat and corn of the county.

The streets, stores, dwellings and churches are thoroughly lighted by gas. The St. Charles Car Manufacturing Company—capital stock paid up \$110,000—employ above three hundred hands, and pay out monthly for labor \$10,000. The capacity of the works is from eight to ten cars per day, freight cars only being manufactured. These works turn out a very superior car wheel, and many are sold to roads in different parts of the country. It is a growing institution. There are three weekly papers published in St. Charles, and, indeed, altogether, the city puts on quite stylish airs. St. Charles is well situated for manufacturing purposes. Along the bank of the Missouri River, water is right at hand, and there is room for extensive works.

#### EDUCATIONAL AND RELIGIOUS.

The educational facilities are equal to any county in the State outside of St. Louis. There are in the county from seventy-five to eighty schools, four of which are for colored children. In the city there are three public schools, one of which is for colored

children. There are a number of private schools throughout the city and county. There are also schools of a professed higher order—the St. Charles College, in charge of the Methodists, with a competent corps of professors; the Convent of the Sacred Heart, which is in charge of the Catholics; the Lindenwood Female College, with a full corps of teachers. This institution is situated in a linden grove, on high and beautiful rolling lands, and affords a magnificent view over many miles of the surrounding country; then Woodlawn Seminary, for young ladies, near the town of O'Fallon.

Churches, with the accompanying Sabbath-schools, abound in both city and county, there being ten in the city, besides two colored ones. And so equal, also, is the distribution through the county, as to churches and schools, that the immigrant in this regard would be at home.

#### HEALTH.

St. Charles is as healthy as any county in the State; as many gray-haired, active, robust men can be seen here as in any place of the same size.

#### POPULATION STATISTICS.

The city of St. Charles has a population of 6,000 inhabitants, and is improving gradually and substantially. There are in successful and thriving operation in the city, three banks, with a liberal amount of capital paid up.

The county has a population of about 25,000, composed of as substantial and orderly people as can be found in the Union of these States.

#### FRUIT AND GRAPE CULTURE.

The fruits are unsurpassed in quantity of yield and quality of flavor. Almost every farmer has his apple orchard, peaches, pears, grapes and smaller fruits. There are in the county about four hundred acres in vineyards, in every favorable season yielding abundant crops of delicious fruit. Many varieties have been cultivated, but the Concord seems to have taken the lead of most other varieties. There are a number of large wine cellars, containing every necessary convenience in their arrangements for the making and storing of wine.

St. Charles County is well known in the West for its abundant apple crop and pure cider. Orchards abound throughout the county, and a number of them very large and remunerative. As an example: One orchard of eighty acres, in the Point prairie, yielded between seven and eight thousand barrels, which were shipped to different points in the West; the owner has twenty acres in crab-apples, from which was made four or five hundred barrels of as fine cider as ever sparkled in a wine glass. In short, the county produces every variety of fruit and vegetables—to perfection—that can be raised in the Western States.

#### FINANCIAL MATTERS.

The county debt is only \$32,000. The city debt is only \$31,000. The State tax is only forty cents on the one hundred dollars; county tax, forty cents; sinking fund, twenty cents; school fund, ten to forty cents. The city tax is three-fourths of one per cent. on the one hundred dollars—fifty cents general tax and twenty-five cents for sinking fund.

## ST. CLAIR COUNTY.

St. Clair County is situated in the northwest part of that section of the State known as Southwest Missouri, and is in the second tier of counties east of the Kansas line. In area it contains 697.14 square miles, making about 446,171 acres. On the assessor's books, for 1879, there are 418,871.72 acres, valued at \$1,294,410, and 2,392 town lots, valued at \$140,025. The county was first explored in 1827, by Jacob Coonce. But little immigration came here and located until a dozen years later, and the county was not organized until 1841. During the late civil war, St. Clair County was laid in waste, and almost depopulated—hence, its settlement and growth in fact dates back but fifteen years. At present it has a population of about 15,000, made up mainly of farmers and stock-raisers.

### TOPOGRAPHY OF THE COUNTY — THE CLIMATE.

The county is broken and hilly east and south of the Osage and Sac Rivers—beautiful valleys and fertile prairies being numerous intermingled with the timbered uplands. West of Sac River and north of the Osage, the rough country adjacent to these streams is quickly lost in the magnificent prairies which, unbroken, stretch far away hundreds of miles into Kansas. The climate is salubrious. In winter severe weather is of short duration, and, in the sheltered ranges, stock frequently go all season without feed, owing to the nutritious grass which cover the uncultivated portion of the county, among which blue grass is a prominent factor. July and August are usually hot during the day, but sultry nights are rare; and, in the warmest periods of weather, heavy and refreshing dew; rarely fail to fall during the evenings.

### STREAMS AND SPRINGS.

The Osage River enters the county about the center of the western border. Its course, generally, is east, until near the center of the county; thence the stream runs northeast, for some eight miles, when its course changes to due north to within a mile of the northern edge of the county. Here it runs east, south and north, and again repeats its serpentine twistings, after which it leaves the county at the northeast corner. The Osage is navigable for small boats throughout the entire length embraced in St. Clair. During its wanderings in the limits of the county it attains a length of sixty miles or more, thus watering a large area of country, and affording unlimited water-power for manufactories, mills, etc.

Sac River, next to the Osage in size and importance, enters the county midway on the southern border, and its general course is east of southeast, forming a junction with the Osage near the center and three miles above Osceola. It waters the country for a distance of twenty-five miles, and affords excellent water-power for machinery.

A large number of other small streams traverse the county in various directions, and, together with numerous springs, guarantee the farmer against

the danger of drouth. St. Clair is likewise blessed with several fine sulphur springs of well-merited remedial virtues.

### TIMBER RESOURCES.

That portion of the county east of the Osage River is principally covered with timber. A strip of heavy timber extends out from the river several miles along the western side, while Little Monegaw Creek runs through a wooded country extending far toward the northwest corner of the county. Of the useful varieties of wood there are thousands of acres of heavy walnut, burr oak, and ash, in the bottoms, along the streams, and in the ridges or uplands, post oak and white oak. There is also an abundance of the different kinds of hickory, maple, hackberry, willow, elm, black oak, and red oak. Cedar covers the bluffs, and paw-paw, sugar, maple, cherry, and other varieties of trees, grow in smaller areas. The walnut timber is already being utilized, thousands of logs being rafted annually to the furniture manufactories of Indiana. Of the qualities of the timbers used in wagons, etc., it is only necessary to state that the home manufacturers say that they never have to repair a broken axle in vehicles made of native timbers. The abundance of timber is of great value to those locating in a new country, who design building and fencing; and St. Clair County possesses an almost inexhaustible supply, and that of the best quality.

### BUILDING STONE.

The county is abundantly supplied with the finest building stone, some of which is susceptible of the polish of marble. Superior limestone is procurable in almost every locality, suitable for building purposes or burning into lime. Sandstone quarries exist everywhere. Sand abounds in the beds of the rivers and creeks.

### MINERAL RESOURCES.

The State of Missouri is rich in mineral resources, such as lead and iron, and embraced in the borders of St. Clair is her full share of these natural sources of wealth. Lead has been discovered in various localities in the county, but none of the deposits developed. The high ridges, deemed absolutely worthless by the agriculturalist, save for grazing purposes, contain vast deposits of iron ore, only needing capital to enrich the owners. The various kinds of iron ore can be found commingling in the same bed—the brown, blue, and yellow hematite—while the soft red hematite abounds everywhere.

Coal, of a superior quality and in inexhaustible supply, can be found in any portion of the county lying north of the Osage River.

### FERTILITY OF THE SOIL.

Containing so many water-courses, and these streams bordered by very wide bottoms, a very large per cent. of the land of St. Clair County is unequaled in fertility. The timbered land is a dark loam, black alluvium in the bottoms, and black vegetable mould upon the prairies. The tillable

and is very productive, and good crops are raised by the farmers, notwithstanding the fact that no special efforts are made to maintain the natural richness of the soil. In the bottoms, along the streams, the yield is fabulous. With proper cultivation crops are seldom a total failure from drouth.

#### PRODUCTION OF GRAIN.

The staple products are wheat and corn, both of which yield largely and find ready market. The yield of wheat will average from twenty to twenty-five bushels per acre, and of corn thirty-five to forty-five bushels. With thorough cultivation farmers frequently excel these figures, and many of the bottom farms will produce sixty to seventy bushels of corn per acre. Oats, rye, flax, barley, broom corn, sorghum, buckwheat, and hemp yield well.

The soil is especially adapted in many places to the production of tobacco, and the quality is superior. However, the tobacco law restricts its cultivation to any extent beyond the wants of the raiser.

In fact there is nothing indigenous to this latitude that cannot be grown successfully and profitably in St. Clair County soil.

#### A GRASS-GROWING COUNTRY.

Of the tame grasses, timothy, red-top, millet, Hungarian and clover, are the kinds mostly cultivated, and all yield well—timothy from two to three tons, and millet five to six tons per acre. Upon the wild lands grass grows spontaneously and luxuriantly, affording splendid range for stock. Blue grass is fast conquering the wild grasses upon the ranges, and has as fine growth here as in the far-famed blue grass regions of Kentucky, and there is not a single element of the stock country wanting in the climate, grasses, water supply, atmosphere, soil and position of St. Clair County. The water supply, natural shelter of the densely wooded valleys and ravines, the marvelous growth of wild and domestic grasses, the immense corn cribs filled to repletion, the mild open winters, in which grazing rarely fails for more than sixty or eighty days, and the unaccountable cheap lands make a superior stock country of this. For cattle, sheep and swine husbandry it has no superior in America. Even the stony, flint ridges are covered with a magnificent growth of wild grass. These hills being unfit for cultivation, will always give ample stock range. Then, here is no part of St. Clair in which stock water is not abundant, and the supply never failing. Half the hogs fattened in the county never ate an ear of corn, their sole feed having been the "mast" which grows profusely upon the uncultivated portions of the county—hickory nuts, hazel nuts, acorns, etc.

Sheep-raising, by reason of the high prices paid for wool, constitutes an important factor in farming. This county offers this industry many and vast advantages, the principal cost being in securing a herd for a start and providing for its shelter.

Following is an abstract of the number of stock in the county, August 1st, 1879, as shown by the Assessor's books:

Horses.....	6,502
Mules.....	1,343
Asses and jennets.....	40
Neat cattle.....	25,121
Sheep.....	15,766
Hogs.....	30,786

#### AS A FRUIT COUNTRY

St. Clair will rank with any section of the State. Apples, peaches, pears, cherries, plums, and the smaller fruits, such as strawberries, raspberries, blackberries, etc., thrive well with the proper cultivation, and wild grapes are abundant. Cultivated grapes yield profusely.

#### RAILROADS AND NAVIGATION.

The Missouri, Kansas & Texas Railway crosses the northwest corner of the county. The road-bed of the Kansas City, Memphis & Mobile has been graded as far as Osceola, and, the property having been purchased by Boston capitalists, there are hopes of its completion in the near future.

The Osage River is navigable five months in the year as far up as Osceola, and boats run as high as Taberville, by water, thirty miles above. There are prospects of securing a large appropriation from the National Government for the improvement of this stream, which, if made, will give the farmer the advantage of cheap transportation to market for his produce. As it now is, much could be saved to the producer by floating his grain to the mouth of the Osage, by means of flat boats.

#### SCHOOL FACILITIES.

St. Clair County is divided into ninety-six school districts, has five thousand school children, and few of the districts are without neat, commodious frame buildings. In the rural districts, school is taught during the winter season, and many of them, also have a summer session. Besides several thousand dollars received annually from the State, the county has an abundant school fund. So far as schools are concerned the county is amply supplied, yet the facilities for obtaining an education are daily growing greater.

#### CHURCHES AND MORALS.

Much attention is given by the people to the spread of the teachings of Christianity, and churches and Sunday-schools abound in all the different localities where the settlements are sufficiently near to each other to maintain an organization. Temperance societies are numerous, and there is not a licensed saloon in St. Clair County, nor has there been for nearly a year.

There are also several flourishing Grange organizations in the county.

#### HEALTHFULNESS.

None of the fatal contagious diseases ever reach here and the pure air of our beautiful prairies, elevated table-lands and pleasant valleys render the death rate very small.

#### TAXABLE WEALTH.

From the Assessor's book the value of property in the county is as follows:

Value of real estate.....	\$1,434,435
Value of personal property.....	954,389
Total valuation.....	\$2,388,824

The total value of property in 1878 was \$2,091,486, showing an increase in the wealth of the county in 1879 of two hundred and ninety-seven thousand three hundred and thirty-eight dollars.

## PRINCIPAL TOWNS.

Osceola, the county seat of St. Clair, and the oldest town in the county, is situated upon an eligible site on the southern bank of the Osage River, a little east of the center of the county. The river affords ample water-power for mills.

The town was totally destroyed in 1861, but at the close of the war rebuilding began, and, notwithstanding railroads have encroached upon its antebellum trade, it is now a thriving town of 500 inhabitants, and possesses a splendid trade. It has a fine brick court house, brick jail, brick church, and several splendid brick business houses.

Appleton City is situated in the extreme north-west corner of the county, equally distant from Henry and Bates, and is the only railroad town on its borders. Surrounded by a magnificent farming and stock country, Appleton has quickly grown to a young city with a population of 1,500, and contains about seventy-five business establishments, mainly controlled by men of energy and capital.

The other towns of the county are Roscoe, Taberville, Johnson City, Lowry City and Chalk Level,

all flourishing villages. There are also a number of post-office stations at different points.

## MILLING FACILITIES.

There are about fifteen flouring and saw mills located in the different portions of the county, and room for many more to do well.

## PRICES OF LANDS.

While lands are yet cheap, considering the quality, this state of things will not be lasting. Within the past six months the prices of real estate have advanced at least twenty-five per cent., and are constantly on the increase. Following are the present average figures at which land can be bought: Unimproved prairie, from three dollars to ten dollars per acre; improved land, from ten to forty dollars per acre; unimproved timber, from one dollar and twenty-five cents to ten dollars per acre; improved bottom land, from ten dollars to thirty-five dollars per acre; average unimproved land, five dollars per acre; average improved land, fifteen dollars per acre.

## ST. FRANCOIS COUNTY.

St. Francois is the second county directly south of St. Louis, and Farmington, the county seat, is seventy-five miles distant therefrom by county road, and eighty-six miles by railroad. It is bounded on the north by Jefferson; on the east by Ste. Genevieve and Perry; on the south by Madison and Iron, and on the west by Iron and Washington Counties, and contains about 450 square miles, or 380,500 acres.

## SOILS — TOPOGRAPHY — PRODUCTION.

The 75,000 acres of land which are in cultivation, produce most excellent crops of all cereals and grasses, as is shown by the general average of shipments and the amount consumed by employees of the large mines and manufactories; while for fruits of all kinds adapted to this climate it cannot be excelled by any county in the State. The general surface of the county is undulating. The extreme southern and southwestern portions are table lands excellently adapted to fruit culture and grazing purposes. The extreme northern portion, along the line of Jefferson County, consists of ridge lands and narrow valleys of dark mulatto soil, and particularly adapted for grape culture and grazing, and produces most excellent wheat, and, withal, has very fine timber and inexhaustible mineral wealth, portions of it having been mined for over sixty years, and are still being extensively mined. The other portions of the county are particularly adapted to agriculture, and all are well supplied with water from never-failing springs, and drained by Blackwell, Rock, Wolf, Black, Indian, Davis, Big Branch, Owl, Doe Run, and Hazel Run Creeks, St. Francois River, Terre Bleue, Big River and Three Rivers, streams which afford plenty of water the year round, offering unlimited facilities for driving

machinery. The valleys along these streams are remarkably productive, yielding all kinds of grain, grasses and fruits, which richly reward the husbandman for his labor, while the uplands and divides make returns but little short of the valleys, and in which most generally are found fine indications and specimens of minerals with which the county especially abounds.

Blue grass seems indigenous to the soil, and for timothy, herds' grass, orchard grass and clover, the county cannot be excelled. Tobacco has been raised to advantage, in fact, made quite profitable, yielding from 400 to 1,000 pounds, of a very excellent quality, to the acre.

## TIMBER SUPPLY.

This county has no prairie worth mentioning, but is generally heavily timbered, and sufficiently plenty to insure no trouble on that account for a great many years, consisting of black and white walnut, white, black, and shell bark hickories, sugar and common maple, hackberry, ash, chinquapin, wild cherry, sycamore, white and red elm, and all the different species of oak common to this latitude; also, red bud, pawpaw, sassafras, birch, mulberry, persimmon, box elder, hazel, plum, sumach and dogwood, with some fine cedar and pine on the more rugged hills, with a large stock of small fruits, such as wild gooseberries, blackberries, raspberries, whortleberries, summer and fall grapes, furnishing a luxury for the epicurean at the small expense of gathering. For wagon and stave timber and farm machinery the hickories, oaks and ash are in almost inexhaustible quantities, and find cheap transportation to and a ready and profitable market in St. Louis; and especially is the hickory timber



sought for in the St. Louis market and claimed by wagon manufacturers here, and there, to be equally as good, if not better, than that of the Genessee valley of New York. The land produces, generally, all kinds of timber, from twenty to fifty cords of wood to the acre.

#### CLIMATE.

Situated in the southeastern portion of the State, St. Francois County is not subject to the extremes of heat and cold, and on account of the high elevation, the atmosphere is pure and dry. During the summer seasons, pleasant breezes prevail night and day, and the nights are seldom too warm for sleep.

#### MINERAL RESOURCES.

The mineral resources are unsurpassed by any in the State of Missouri, and embrace nearly two-thirds of the county. Iron and lead are the principal minerals. In fact, the combination of minerals and agricultural lands in this county is wonderful. Zinc, nickel, barytes and micaceous iron are found in paying quantities, with traces of silver, copper and cobalt. That celebrated formation known as Iron Mountain is within the limits of this county, near the town of the same name. This mountain, one of the largest and richest iron deposits in the world, two hundred and twenty-eight feet in height, covers an area of five hundred acres, and furnishes employment in its various mining departments to about eight hundred men.

The famous St. Joseph and the Desloge lead mines are situated in this county. The former have seven shafts, from eight to one hundred and twenty-five feet deep. They have been in successful operation about twenty years. The Desloge company have been in operation about four years, and possess four shafts.

Coke and wood are used for smelting purposes. The coke is brought from St. Louis, and the wood is furnished from the abundant forests nearby. These two companies also own a narrow gauge railroad, which connects the mines with the main line.

There are a large number of other paying mining enterprises, of which want of space will not permit detailed mention.

In the southern part of the county is a fine deposit of granite, gray and red, and several building stone companies are operating the quarries to advantage.

#### FRUIT CULTURE.

The climate and soil of St. Francois County are well adapted to fruit raising. The farmers have, in the last few years, turned their attention to the production of fruits of all kinds. Apples, pears, peaches, and small fruit of every description, grow in great abundance. The plum also does exceedingly well here. Apples, both early and late varieties, are raised in the richest profusion, the trees every year being loaded with the juicy product. The peach also flourishes, the trees almost yearly being weighted down with their delicious freight. This can also be called a fine grape-growing county. The vines are healthy and grow vigorously, and are yearly covered with large bunches of luscious grapes. Berries of every variety grow in profusion, and possess the finest flavor. The supply of fruit as yet does not equal the demand. Of late years extensive young orchards have been planted. St.

Louis affords an excellent market for the surplus of fruit of every description that may be produced. The county is far enough south for the fruit to become ripe and ready for market early in the season, and is near enough to St. Louis to be shipped at little cost and short notice. The same latitudes of Illinois, Indiana, and Ohio, cannot compete with this portion of the State in the production of early fruit. By giving the proper attention to fruit-raising in this county, the business can be made quite remunerative.

#### EDUCATION.

St. Francois County is making rapid improvement in the grade, character and number of her schools, each township being well organized, and having twenty school townships, with sixty-one sub-districts, and sixty-four or sixty-five public schools; none having a shorter term than four months, the shortest term permitted by law, while many of them are continued from five to ten months. The old log pens, with puncheon floors and backless benches of the same material, have given place to nice, tasty frame, brick and stone buildings, furnished with all modern improvements and attractions, while the place of those who formerly "kept school and boarded around" is supplied by live, energetic teachers, who make it a profession and study. The county school fund is nearly \$30,000, which is loaned out at eight per cent. interest, which, with the State school moneys, distributed annually, and an average of twenty-five cents on the one hundred dollars school tax, afford us good schools for the term above mentioned. In many of the districts, when the school closes, there are private schools, usually taught from three to four months. There are now three public schools in the county for the education of colored children. In addition to the public schools of the county, there was organized, in April, 1854, and chartered by the Legislature in March, 1859, what is known as the Carleton Institute, now successfully conducted, and giving an impetus to education that will be felt for many long years.

#### RELIGION.

There are now erected thirty-two church edifices, with several under construction in the county, occupied by the various denominations, known as Methodist Episcopal Church, Methodist Episcopal Church (South), Christian, Presbyterian, German Methodist, German Evangelical, Lutheran, Catholic, Cumberland Presbyterian, Missionary Baptist, Congregationalist, and Methodist Episcopal Church (colored), among which there exist the kindest fraternal feelings, many of them often worshipping in the same church building, and frequently conducting protracted meetings together. The kindest social feelings prevail among the people, everyone enjoying with undisturbed quietude "the dictates of his own conscience."

#### LODGES.

In addition to the kind, Christian feelings from church associations, the bonds of friendship and society are increased and cemented by the following brotherhoods: Four lodges I. O. O. F., four lodges A. F. & A. M., one lodge Knights of Pythias, one lodge Knights of Honor, two lodges A. O. U. W., three lodges of Good Templars, one Total Ab-

stinence Society, and one lodge colored Masons, all of which are rapidly increasing and working harmoniously.

#### PRINCIPAL TOWNS.

Farmington, the county seat, is situated near the center of a large valley of very productive land. It was laid out in 1822, and now contains a population of about 1,200 inhabitants, and is a city of the fourth class. The town affords a good market for all kinds of produce, and at prices equal to St. Louis. The merchants of the town have of late years become quite enterprising, and buy and ship all the products offered for sale by the enterprising farmers of the surrounding country. Within the city limits are seven churches—Presbyterian, Methodist, Episcopal Church (South), Christian, Methodist Episcopal Church, Catholic, German Evangelical, Lutheran and Methodist Episcopal Church (colored). The town enjoys fine educational advantages. There are two public schools, which are kept in successful operation during seven months in the year, the one for white children and the other for colored children. When the public schools are not in operation, their place is supplied by two private schools of a high character. For the use of the transient public, there is one good hotel and several commodious boarding-houses. The business interests of the town are represented by twelve stores. The business men of the town, many of whom are engaged in the manufacturing business, rank among the most enterprising and thrifty in the West. There are also two weekly newspapers, the Farmington "Times" and the "Reveille."

The other towns of the county are: Iron Mountain, population, 2,000; Loughborough, Blackwell Station, Valle's Mines, Hazel Run, French Village, Knob Lick, Libertyville, Middlebrook, Valle Forge, Stone, Fairview, Bismark, DeLassus, Big River Mills, besides several post-office stations, where general stores may always be found.

#### TRANSPORTATION FACILITIES.

The facilities for transportation are quite good. There are fifty miles of railroad in the county. The main line of the St. Louis, Iron Mountain & Southern Railway runs through the northern and western portions of the county, and the Belmont Branch of

the same railroad extends through the central and southwestern portions of the county. There is also a narrow gauge railroad in operation from a point on the St. Louis, Iron Mountain & Southern Railway, near Mineral Point, to the prosperous mining towns of St. Joe and Desloge, a distance of thirteen miles. There is also a gravel road running through the central portion of the county, from the Ste. Genevieve line, by the way of Farmington, to Iron Mountain. The above gravel road, together with the numerous public highways, afford all the necessary facilities for transporting exports and imports to and from the railroad.

#### CROP AVERAGE.

The following will be found to be about a general average of the crops in this county:

Wheat, about fifteen bushels per acre; corn, from thirty to fifty bushels per acre; oats, from thirty to forty bushels per acre; rye, from twenty to twenty-five bushels per acre; barley, from twenty-five to fifty bushels per acre; timothy, from one to two tons per acre; tobacco, from four hundred to one thousand pounds per acre, and of a very fine quality.

Sorghum also does well and is largely planted. Potatoes and all root crops make remarkable yields, and for grasses, the soil cannot be excelled. The acreage of wheat sown last fall was greatly increased over any former year, being now about twenty thousand acres.

#### MILLS, ETC.

In addition to the various manufacturing establishments and lead mines mentioned, there are in the county nine first-class steam power flouring mills, three water power flouring mills, one steam power planing mill, one steam power saw mill, and several of the flouring mills have saw mills attached.

#### FINANCIAL CONDITION.

The taxes are very low, being only about \$1.15 on the one hundred dollars for all purposes, except road, it generally being paid in labor; the county has no bonded indebtedness, in fact, no indebtedness of any kind; warrants are cash, and there are nearly eight thousand dollars in the county treasury belonging to the contingent fund.

## STE. GENEVIEVE COUNTY.

Ste. Genevieve County is one of the tier of counties forming the eastern boundary of the State. It is washed all along its eastern line by the Mississippi River, and is the most eastern of the second tier below St. Louis County. It is traversed by numerous streams of pure, never-failing, limpid water, and is dotted with springs as clear as crystal. Its climate is salubrious and temperate, and free from miasmatic influences or any of those blighting agencies, with which other fertile regions are cursed.

Its population, in 1870, was 8,384, which, during the short space of six years has increased, without

any perceptible aid from foreign immigration, to nearly 10,000.

#### TOPOGRAPHY AND SOIL CHARACTERISTICS.

The area of the county embraces about 484 square miles, or 297,399 acres, about one-third of which is under cultivation. Of the remainder, more than one-half is excellent farming lands, and could be brought into a high state of tillage by proper exertions. Much of the waste lands of the hills and barrens furnish in a state of nature abundant forage for cattle, sheep, hogs and every species of domestic animals. From the middle of March until the open

ing of winter, the exclusive dependence of the farmer for pasture for his stock is the "range," and it is no uncommon spectacle to find by the first of June, half-starved cattle of early spring as sleek, fat and handsome in appearance, as the stall-fed and pastured beeves of the eastern farmer, and all this solely from the pickings of the range.

Forests of oak cover the hills and the range, and supply an abundance of mast for hogs. Many farmers, who, by the way, do not deserve the title, rely solely upon range and mast for feed for their stock, and very fair beef and pork are produced from these two agencies alone.

The surface of the soil, away from the Mississippi River, is rolling, and in some parts broken into hills of considerable height, forming valleys of great fertility, through which flow either a never-failing spring or a water-course of more considerable pretensions.

The soil comprising the bottoms of the River aux Vases and Junca is not so good as that of the others, partaking more of the drift formation—sandy, and not as retentive of moisture, nor so fertile, as the alluvial soil of the Establishment, Saline, and other creeks. The drift soil is quite fertile, however, and produces good crops of cereals, grasses, sweet potatoes, and other ordinary farm crops.

Many acres of this soil yet remain under the control of the virgin forests, awaiting the axe of the husbandman.

Whilst the hillsides and bluffs bordering these streams are rocky—in many places precipitous, and too steep for cultivation—they are covered with excellent timber, and the ridges are, many of them, wide and of good upland soil.

These uplands constitute some of the finest farms in the county, and yield fair crops of Indian corn, abundant harvests of oats, wheat, barley, and grass, and produce fruits of all kinds in profusion.

#### THE PRINCIPAL PRODUCTS

of the county are Indian corn, wheat, oats, barley, rye, tobacco, timothy, and clover hay. Wheat is the staple crop, and has been for a number of years the sole reliance of many farmers. It is estimated that the yield of wheat the past season in this county, was 500,000 bushels. Oats, rye, barley, and tobacco, have not, as a rule, been cultivated to any great extent for exportation. They have, except tobacco, been looked upon merely as adjuncts to the stockyard, and the crops are in most instances consumed upon the grower's premises.

The little tobacco raised has not been much more than was used by the producers. This could be made the staple and most profitable crop.

The soil and climate of the uplands are favorable to fruit-raising; although the number of large orchards of choice fruits are yet few. Apples and peaches are an important factor in the ways and means of nearly all the upland farms. Few shipping varieties are cultivated, for the reason that as yet shipping facilities for green fruit are not of such a character, as to make this branch of farming industry profitable. These fruits are made into brandy, and shipped in that form.

Numerous vineyards dot the hillsides, and several thousand gallons of wine are made every year. The principal varieties of grapes grown are the Concord

and Catawba. Goeth, Delaware, Norton's Virginia Seedling, Hartford Prolific, Clinton, and Isabella, are occasionally found, but they do not appear to thrive as well as the first two varieties named.

#### SHEEP-RAISING.

Sheep-raising could be made a profitable branch of farming. The dry climate, abundance of nutritious grasses, generous supply of clear, pure water, with which nature has blessed the county, are most favorable to the successful keeping of fine breeds of mutton and wool sheep. This industry, if begun, would bring lands now worthless into demand, and thousands of dollars into the general wealth of the community.

#### MINERALS.

Ste. Genevieve County is as rich in mineral resources as she is in agricultural advantages. Copper, lead, iron, white sand, marble, sandstone, granite, limestone, and salt, are found in no inconsiderable quantities.

The first in importance is copper mining. There are two of these mines in successful operation, the "Cornwall" and "Swansea."

The "Cornwall" mine has yielded over 800,000 pounds of ore, running from eighteen to twenty-five per cent. metallic copper since December 1st, 1878. Its monthly yield is about fifty tons.

The "Swansea" began operations under its present management in July, 1879, and up to March, 1880, had produced 128,000 pounds of ore. The quality of the mineral is about the same as that of the "Cornwall." The force at work at the "Swansea" has, since it began, been very small, only about four to six miners, with which its average monthly yield has been about fifteen tons.

Carbonates, oxides and sulphurets, with the carbonates predominating, characterize the deposits at these mines as well as in other places where copper has been discovered.

All these ores are shipped to Baltimore and Philadelphia, at great expense, because of want of facilities for reducing the ore here.

Lead ore exists in the southern and central parts of the county.

Other deposits have been found of pure galena, but no organized effort has been made to develop the discoveries.

Among the other mineral resources may be mentioned pure white sand, quarries of fine building stone (the piers of the St. Louis bridge are built from these quarries), marble quarries, an ample supply of limestone, and traces of coal and salt mines.

#### MATERIAL WEALTH.

Assessment of 1879—personal property; number of horses, 3,196; asses, 14; mules, 1,002; cattle, 6,498; sheep, 5,619; hogs, 15,027; moneys, notes and bonds, \$370,025; other personal property, \$230,601.

Aggregate assessment of real estate, \$1,332,649; real estate, city of St. Genevieve, \$193,865; St. Mary, \$70,750; aggregate assessment of personal property, \$810,959; total assessment of county, \$2,153,708.

#### PRINCIPAL TOWNS.

There are several towns in Ste. Genevieve County, the largest of which is the county seat—Ste. Gene

vieve. This city has a population of about two thousand eight hundred, a regularly organized city government, and is in a prosperous financial condition, with no outstanding bonds; has graded and graveled streets, and street lights, and is one of the most attractive little cities in the State. It is located immediately on the Mississippi river.

It has an elegant public school building costing eight thousand dollars; a commodious house for colored scholars, a private academy for young ladies, under charge of the Sisters of St. Joseph, two parish schools, and a private school.

The church facilities are a Catholic church, a German Lutheran church, and a Baptist chapel.

The largest manufacturing establishment is the Cone Flouring Mills. This mill annually consumes two hundred thousand bushels of wheat.

From statistics compiled last year, the import and export trade of the city amounted to over five hundred thousand dollars, for which thirty thousand dollars was paid out for freight.

St. Mary's, on the southern border of the county, is the next town in importance and in population. It has a population of six hundred, schools, churches, and a large flour mill, and several minor manufacturing establishments.

The other towns of the county are Lawrenceeton, Bloomsdale, Avon, Quarrytown and New Offenburg.

#### FACTS FOR THE IMMIGRANT.

Ste. Genevieve County is one of the most prosperous counties in the State, is rapidly developing her resources, and offers inducements to the active, thrifty settler, equal to any county in the State.

#### LAND PRICES.

Lands of excellent quality, unimproved, can be bought at from \$2 to \$5 per acre; improved from \$5 to \$50 per acre.

#### TIMBER.

Oak, ash, walnut, cherry, pine and many other varieties of excellent timber crown its hills and shroud its valleys, awaiting the sturdy yeoman's axe, and saw mills dot the county in every direction.

#### SCHOOLS.

There are forty-three public school houses in the county, and the school sessions average from four to ten months each year.

#### CHURCHES.

There are churches of every denomination in the county, and no homestead can be reared more than four or five miles from at least one church and a school house.

#### BRIDGES.

Substantial bridges of iron and wood are spanning the streams.

#### IMMIGRATION.

An influx of settlers to furnish labor, and utilize the material at hand, will link every section at no distant day with gravel and macadamized roads.

#### PROPOSED RAILROAD.

A railroad is graded diagonally through the county, and the probabilities are favorable for its ultimate completion.

#### WELCOME.

Ste. Genevieve County greets the immigrant with a hearty welcome, and offers him a home and society equal to any he has left behind him; toleration in religion, fairness and justice in all things, and co-operation in his efforts to create a pleasant home for himself and his posterity.

## ST. LOUIS COUNTY.

In point of wealth and population, St. Louis County is the second in importance in the State, having a population of 40,000. It is more closely settled, perhaps, than any other section of country in the State, as it comprises all the outlying suburbs of the great city of St. Louis, and has not a city of any importance within its limits.

#### SEPARATION FROM THE CITY.

It is composed almost wholly of suburban residences, and of small farms and gardens. A large belt of it, adjoining the city limits, and following the city's boundary, from the Mississippi River north of the city, to the river again south of the city, has long since been laid off and platted into town lots or very small subdivisions for gardening purposes. Up to, and including the year 1876, the city and county of St. Louis were under one county government, and, while under the same government, contracted a large debt for parks and internal improvements. Under constitutional authority, by a vote of the people, the two governments were

separated, the separation taking effect in January, 1877. By the terms of the separation, the county was relieved of all debt and became the owner of all property and improvements within its limits.

Since the separation the county has acquired a location for a permanent seat of justice, and has erected a handsome court house and jail at the county seat, which is called Clayton, in honor of the venerable Ralph Clayton, one of the oldest residents, who donated one hundred acres of fine land to the county for use as a location for its county seat. This property has been laid off into town lots, and has become quite valuable, and is being rapidly built up.

St. Louis County is composed of all that portion of the territory of the old county of St. Louis, as organized before the separation from the city.

The city of St. Louis forms a boundary for nearly the whole of the eastern front of the county, and is only about twenty-five miles from the farthest portion of the county.

### THE COUNTY'S FINANCIAL CONDITION.

Since the separation, the City and county are under different and distinct governments, the city government having become responsible for the whole debt of the county. The county is now entirely free from debt, and its condition can be ascertained from the following statistics:

Acres of land.....	301,816
Town lots.....	3,737
Houses.....	6,975
Mules.....	3,284
Cattle.....	8,973
Sheep.....	5,801
Hogs.....	27,372

Which is assessed for taxation as follows:

Land and town lots.....	\$18,939,450
Houses.....	239,105
Mules.....	137,100
Cattle.....	140,920
Sheep.....	10,380
Hogs.....	61,315
Money, notes, etc.....	1,023,737
All other.....	925,125

Total .....\$16,477,332

Upon which there is a levy for State, county and road purposes, as follows: State, forty cents on one hundred dollars; county, forty cents on one hundred dollars; road, ten cents on one hundred dollars. From this assessment there was realized for county and road purposes for the last fiscal year, \$142,197.38; of which was expended the sum of \$96,227.18; leaving balance in county treasury, \$45,970.21.

The county has already opened, and has now in excellent order for travel, about two hundred and eighty miles of macadam roads, and about eleven miles of earth roads. These roads are districted into thirty-five districts, superintended by a like number of bonded overseers. All of which roads are kept in perfect order out of the sum above specified.

### STOCK LAW.

There is a special law for the county restraining domestic animals from running at large, thus making it unnecessary to maintain fencing around premises in the country. Many of the finest farms and gardens in the country are wholly or partially without fencing.

### AGRICULTURAL RESOURCES.

The lands of the county are exceptionally productive. The Florissant and Walton Valleys are known throughout the State for their beauty and fertility. It is estimated that the average yield of crops per acre in the county is, as follows:

Corn, bushels.....	55
Wheat, bushels.....	20
Winter barley, bushels.....	50
Spring barley, bushels.....	35
Hay, pounds.....	3,000

There is no finer country for gardening in the West. The lands usually consist of easy slopes, offering proper exposures and excellent drainage for successful gardening. The roads all converge to the city, and thus afford direct communication from all parts of the county with the city markets. No tolls are exacted on any of the roads or bridges, and no license is required for selling produce in the city, and it affords at all times a ready and paying

market for the entire yield of the county of every kind. There are thousands of acres of land now in gardens, and they are kept in the highest state of cultivation. The soil of the county and its exposures make it especially fitted for the culture of grapes and berries.

### MARKET FACILITIES.

The county has nearly seventy miles of frontage on the Mississippi and Missouri Rivers, and is crossed by the following railways: Missouri Pacific, St. Louis, Iron Mountain & Southern, Wabash, St. Louis & Pacific, St. Louis & San Francisco, Keokuk & St. Louis, and West End Narrow Gauge. Along all of these roads that lead into the city, are built beautiful suburban villages, in which are the residences of thousands, who do business in the city, and thus seek quiet homes in the suburbs. The fare on these railways is exceedingly light, and is made less as the population and traffic increase.

### EDUCATIONAL.

The public schools of the county are in a most flourishing condition. There are eighty-four school districts, containing 10,062 children within school ages. School houses have already been erected in these districts, within easy distances, for the accommodation of the children. There is loaned out at eight per cent. interest, belonging to the different townships, for the benefit of these schools, the sum of \$54,513.71, from which is derived a regular income, in addition to receipts from State and county funds, collected for school purposes.

### PRICE OF LAND.

The very best lands can be had at from fifty to one hundred and fifty dollars per acre, according to location and state of improvements. There are thousands of acres of medium class lands, that can be had from ten to thirty-five dollars per acre.

### INDUCEMENTS TO IMMIGRATION, ETC.

Taken as a whole, St. Louis County offers inducements to buy and build up homes, having pleasant and profitable surroundings that can be found in but few other sections of the country. With easy and sure facilities for reaching all the markets, the intelligent associations of a large city, a municipal government entirely free of debt, permanent improvements all made, and in fine condition, and the burden of taxation light, it would seem as if persons desiring permanent homes could ask but little more. As yet, many of the farms are large, having been owned and held by wealthy residents of the city, who used them as country residences. There is ample opportunity for obtaining locations of such sizes as will suit purchasers.

In topography, the county is high and gently rolling, with an underlying stratum of limestone; it is well watered, the Meramec and Des Peres Rivers and numerous small creeks furnishing live water the year round. It is particularly healthy, and is built up and occupied by a most intelligent and refined class of people. It is provided with every facility for both moral and intellectual culture, being unequaled, in point of size and population, in the number of its churches and schools. We claim for St. Louis County, that it offers permanent attractions to settlers not surpassed by any section of country in the United States.

## SALINE COUNTY.

Saline County is situated on the south side of the Missouri River, and a little west and north of the center of the State, and immediately east of the county of Lafayette; the Missouri River forming the boundary on the north and east for a distance of ninety miles. This county has oftentimes received the well-merited appellation of "the Garden of Missouri."

### SOIL AND PRODUCTIONS.

Its soil is principally a black loam, from two to eight feet deep, underlaid with a porous subsoil, the advantage of which is felt and appreciated by the intelligent farmer, especially in very wet or very dry seasons. For agricultural purposes and stock-raising this county is unsurpassed by any in the State. When hemp, that test of good land, was extensively grown in this State, Saline was a large producer. Corn and wheat are the two leading products of this soil, and make large yields. A few years ago a premium was offered for the best ten acres of corn grown in the county, and was awarded to a farmer, who made an average of over one hundred and twenty-four bushels per acre, and seventeen others produced an average of over one hundred bushels per acre; all other cereals, common to this latitude, are successfully and profitably cultivated; considerable tobacco is grown in the northern and eastern parts of the county. Grasses grow to perfection, and a large quantity of hay is made in the county each year. Blue grass is the natural production of all open lands not in cultivation.

Orchards are numerous, and fruits fine, such as apples, peaches, pears, cherries, and the smaller fruits of the garden.

### SURFACE AND CHARACTERISTICS.

About one-fourth of the land in Saline County is timbered, and three-fourths, prairie land. The timber consists, principally, of the different kinds of oak, walnut, hickory, elm, cotton-wood, hackberry, ash, cherry, maple and sycamore. The prairie lands of the county have all been improved.

### PRICE OF LANDS.

The average price of improved land is about twenty-five dollars per acre; that of unimproved land, about six dollars per acre.

### MINERAL RESOURCES.

Coal is found in all parts of the county in abundance. In the southeastern part of the county is the Sappington-Jackson Bank of cannell coal.

Salt and mineral waters are found in all parts of the county. The great salt spring, eight miles west of Marshall, is probably the largest spring of the kind in the State. Near Brownsville, in the southwestern portion of the county, are situated the Sweet Springs—rapidly becoming, on account of their health-giving properties, a popular summer resort, and may well be called the "Saratoga of the West."

### WEALTH OF THE COUNTY.

		Assessed Value.
No. Acres of Land.....	460,788	\$5,018,299
" Town Lots.....	11,266	614,105
" Horses.....	10,797	356,949
" Mules.....	3,999	180,577
" Asses and Jennets.....	94	4,675
" Neat Cattle.....	26,174	417,965
" Sheep.....	20,847	31,582
" Hogs.....	49,909	98,537
Money, Notes and Bonds.....		988,317
All other Personal Property.....		662,355
Total Taxable Wealth.....		\$8,400,269

### MARKET FACILITIES.

The Chicago, Alton & St. Louis Railroad runs centrally through the county from east to west, entering over the fine steel bridge that spans the Missouri River at Glasgow; the Lexington Branch of the Missouri Pacific crosses the southwestern portion of the county, and the Wabash, St. Louis & Pacific traverses the north bank of the Missouri River, and, by these roads and the river above named, the numerous products of the generous soil find direct, ready and competing markets in the cities of St. Louis and Chicago.

### RELIGIOUS AND EDUCATIONAL.

Churches and school houses are found in every neighborhood of the county. The one hundred and thirteen schools of the county are mainly kept up from the public school fund of the county. The Sappington school fund, a private fund of about \$40,000, is for the education of orphan and indigent children.

### THE FINANCIAL CONDITION

of the county is unexcelled, Saline County not having a dollar of indebtedness, and being occupied by a thriving, prosperous and liberal people, who extend the hand of welcome to all seeking a good home in a good land.

## SCHUYLER COUNTY.

Schuyler County is located on the northern boundary of the State, sixty miles west of Keokuk, and is crossed by two railroads; one, the Wabash, St. Louis & Pacific, formerly the North Missouri Railroad, running north and south through the county, and connecting St. Paul with St. Louis; the other, the Missouri, Iowa & Nebraska Railroad, running west from Keokuk, passes east and west through the county, and crosses the former road one mile north of Glenwood. In this way all the good markets are easy of access.

### PRICE OF LAND.

The county is divided into small farms, and four-fifths of the land is good for farming purposes, with the exception of a small strip located on Chariton river. Good, unimproved land can be bought on easy terms at five dollars per acre, and improved farms from seven to ten dollars per acre. About one-fourth of the land is prairie.

### TIMBER.

Timber is abundant and affords cheap material for farm improvements and fuel.

### WATER

is in ample supply for all purposes.

### SOILS.

The soil is not so rich, nor so deep as some Illinois lands, but as the grazing is superb, including the celebrated blue grass, stock-raising is rapidly becoming the ruling industry.

### HEALTHFULNESS.

The climate is exceedingly healthy, and no chronic disorders prevail.

### FINANCIAL CONDITION—SCHOOL FUND.

The county contains 194,432 acres of land; average taxable valuation, \$4.35 per acre. Town lots, 3,580; average taxable valuation, \$34 per lot; average annual tax levy for county purposes for the past six years, 12 4-10 mills. Population, 12,000, estimated. Number of horses, 3,820; mules, 462; cattle, 9,305; sheep, 13,482; hogs, 19,732. The above is taken from the last report of the County Assessor. There are sixty school districts, with 3,818 school children. The permanent school fund belonging to the county and townships is \$36,300, and is constantly being increased by the fines, forfeitures, tax penalty, strays and licenses. This fund is loaned to the citizens of the county, and the interest, amounting to nearly one dollar for each scholar, is annually apportioned to the schools. The annual district school levy in the county averages four mills. Each district has a school house, nearly new and paid for.

### MANUFACTURING INTERESTS.

There are, in the county, three steam mills, merchant and custom combined; fifteen steam mills, saw and grist combined; one steam mill, woolen and carding combined; one steam mill, carding and grist combined; one steam mill, iron foundry and machine shop combined; three steam saw

mills; one steam mill, manufacturing wooden wagon material.

### CHURCHES, SOCIETIES AND ORDERS.

The Methodists have seventeen congregations and 995 members; the Baptists have sixteen congregations and 823 members; the Christians have ten congregations and 756 members; the Presbyterians have one congregation and 50 members; the Episcopalians have one congregation and 25 members. Four Masonic lodges have 183 members, three Odd Fellows' lodges have 116 members, six temperance Red Ribbon Clubs have 446 members. No saloons are allowed by law in the county.

### TOWNS.

Lancaster, the county seat, located near the center of the county, on the Missouri, Iowa & Nebraska Railroad, two miles east of the junction of the above road, with the Wabash, St. Louis & Pacific Railroad, sixty-five miles west of Keokuk, Iowa. The town is beautifully situated, healthy, and affording excellent water in great abundance. It contains the court house and jail, fine, large school building, two church buildings, Masonic and Odd Fellows' hall, bank, large and complete hotel, merchant mill, printing office, five general stores (large and full of goods), two hardware, three drug, three grocery, one stove and tin, two furniture and two millinery stores, one lumber and one brick yard, one photograph gallery, three boot and shoe, two wagon, two blacksmith, one cooper and one butcher shop, two livery stables, lawyers and doctors in quality and quantity sufficient. There has been shipped from this station, for the year 1879, the following productions:

	Car Loads.
Horses.....	1
Mules.....	2
Cattle.....	13
Hogs.....	68
Sheep.....	9
Poultry.....	3
Rye.....	7
Corn.....	2
Oats.....	8
Hay.....	29
Walnut logs and lumber.....	15
Shaved hoops.....	42
Wood.....	10
Railroad ties.....	165
Wool, pounds.....	16,785

The other thriving towns are Glenwood, on the Wabash, St. Louis & Pacific Railway; Queen City, on same road; Greentop, on same road; Downing, on Missouri, Iowa & Nebraska Railroad, and Coatsville, on the Wabash, St. Louis & Pacific Railway. All are prominent shipping points for the productions of the county, and are favorably located in the midst of prosperous farming communities.

The laws are rigidly enforced in Schuyler County, and the inhabitants hospitable and moral. The immigrant will receive a warm welcome.

## SCOTLAND COUNTY.

Scotland County is in the northeastern part of the State of Missouri; borders on the Iowa line, and is situated about forty miles west of the Mississippi River. The county was organized from a part of Lewis County, on the 19th day of January, 1841; is twenty-one miles square, and contains 278,748 acres of land. Her population in 1850, was 3,782, in 1860, 8,873, in 1870, 10,670, and in 1880 is estimated at 15,000.

### THE SURFACE OF THE COUNTRY

is undulating, and consists of about two-thirds prairie, one-sixth table and one-sixth bottom lands. These lands are well drained by the Little Fox, North and South Wyaconda, Bear, Baker, Foreman, North Fabius, Indian, Tobin, Fabius and Middle Fabius Creeks, and the south fork of Middle Fabius. These streams are at a convenient distance from each other, and flow from the northwest in a southeasterly direction.

### THE CLIMATE

cannot be surpassed. The winters are short and mild, the summers long and temperate, being just the requisites of good health and abundant harvests. There are no malarial diseases. Ague or chills are little known.

### THE SOIL

is very fertile and productive, the sub-stratum is a brown clay, technically known as the bluff formation, while the upper stratum is a rich, sandy loam.

### AGRICULTURAL PRODUCTIONS.

All the small grains can be grown successfully here, but corn, oats and wheat are the principal agricultural products. Tobacco is a profitable crop and the quality is said to be excellent. There are few better farming counties than Scotland. All the products of the dairy can be found here in large quantities.

Splendid pasturage abounds which cannot be excelled anywhere. Timothy and clover grow in profusion, while blue grass is indigenous to the soil and grows as luxuriantly here as in the celebrated blue grass regions of Kentucky. The county is well watered, and there is no point of land in the county more than two miles distant from continual living stock water. The superb pastures, large crops of cereals, the numerous, never-failing streams, the thick, young timber for shelter, pasturage for about two hundred and eighty days in the year, and the mild winter, render the advantages of this county for stock-raising second to none. Cattle, short horn and other breeds, hogs of every kind, horses and mules of excellent breed and size, are shipped from this county in great numbers. Sheep farming is especially profitable. Scotland produces more wool than any other county and there is a fortune to every man who engages in it extensively. There are no flies nor diseases here to destroy or impair the health of stock of any kind.

### FRUITS

of every kind common to the temperate zone grow here in abundance. Apples, pears, peaches and

apricots, a dozen varieties of grapes, small fruits, and all kinds of berries are well adapted to our soil and climate.

### TIMBER

is distributed all over the county, along the bottoms and generally skirting the creeks, and is abundantly sufficient for purposes of fencing, building and fuel—oak, hickory, walnut and elm prevailing.

### MINERAL RESOURCES.

The coal fields extend into this county, but no mines have yet been developed.

### EDUCATIONAL FACILITIES.

The people believe in education, and there is a good public school for every four square miles of territory, with about one hundred teachers employed in the county. Almost every community has a substantial church building.

### MARKETS.

There is always a ready market for all farm products. The Missouri, Iowa & Nebraska Railroad runs through this county from east to west. The taxes are light, the State and county tax together amounting to only one and one-half cents on the dollar, and, besides, the property is not assessed at more than one-third of its true value.

### PRICE OF FARMS.

In this county, farms well improved, in excellent localities, and with good buildings, orchards, fences, wells, etc., can be purchased for from fifteen to twenty dollars per acre, and medium farms from ten to fifteen dollars per acre; unimproved farms at from three to eight dollars per acre.

### PRINCIPAL TOWNS AND VILLAGES.

Memphis is the county seat of Scotland County, and is situated near the geographical center of the county, and is the most important trading point in Northeast Missouri. It was first settled in 1838, and was incorporated as a town in 1870. In 1880 it was re-incorporated as a city. The ninth census gave it a population of one thousand and seven, but since that time it has increased to fifteen hundred. It occupies a picturesque site, and contains a beautiful public square, surrounded by tall, substantial brick business houses. There are eight churches here of the various denominations, all well supported and well attended, two private seminaries of learning, a large public school building (brick) three stories high. Situated in one of the most fertile counties of the State, populated with an enterprising and intelligent people, with no rival towns to contend with, Memphis bids fair to become a city of eight or ten thousand inhabitants. All of her business houses are on a firm basis, and are prospering. Her manufacturing interests are small, but doubling their capital. Surrounded by the best wool producing country in the State, Memphis offers superior inducements for the establishment of a woolen mill.



There are several other good trading points in the county, but the great bulk of the business is transacted here. The Missouri, Iowa & Nebraska Railroad depot is located here, and there are also three flour mills, running constantly, and doing a large and increasing business.

Arbela, situated on the Missouri, Iowa & Nebraska Railroad, eight miles east of Memphis, is a pleasant little village, contains several stores, a steam mill, school house, and church. Considerable stock and produce is shipped from this place.

Four miles south of Arbela is Aetna, containing several stores, school house, grist mill, and two churches.

Uniontown, in the extreme northwest corner of the county, contains two stores, a church, and a splendid school building.

Sand Hill, fourteen miles southeast of Memphis, is the oldest settlement of the county and is a pleasant little hamlet.

#### CHARACTER OF THE PEOPLE.

The settlers before the year 1860, were mostly from Virginia and Kentucky; since that time from Iowa, Illinois, Ohio, and the Northern and Eastern States. The people are equally divided in politics. Probably there is no county in the Union where less crime is committed. The citizens are kind and hospitable—sectional prejudice is among the things that were.

## SCOTT COUNTY.

The county of Scott is situated about 150 miles below St. Louis. It has an area of about twenty-five by twenty miles. Its eastern boundary is the Mississippi River, affording several excellent landings; its western boundary is the White Water, or Little River. On the north it is bounded by Cape Girardeau County, and on the south by Mississippi and New Madrid Counties.

The population is about 10,000, with an assessed value of taxable property of \$1,800,000. It has no bonded debt, and no interest to pay, which makes taxation light. The total taxes levied last year amounted to but \$1.10 on the \$100. It is well supplied with public and private schools, and has churches of nearly all denominations—the Baptists and Methodists being most numerous.

#### SURFACE CHARACTERISTICS AND SOIL.

It has a great variety of soils—hilly and broken upland, river bottom, level sandy loam, etc.

The last spur of the Ozark Mountains juts into the northern portion of the county, making it hilly and broken. The soil is an admixture of clay and loam, strongly impregnated with lime, making it admirably adapted to the growth of wheat, which is successfully cultivated by frugal, industrious, and well-to-do German farmers, who settled here some thirty-five years ago. Wheat from this portion of the county, made into flour at the mills of Cape Girardeau, took the first premium at the Vienna Exposition, and also at the Centennial. The eastern portion of the county, south of the hills, and the western portion, along the White Water, are rich river bottoms, wide in extent, and embracing a large area of as rich and productive lands as are found in any country, being black alluvial soil, exceedingly well adapted to the growing of corn, wheat, oats, etc., the various grasses, roots, and vegetables.

The central and southern portions are sandy loam, admirably adapted to farming, and yielding a larger return from the same amount of labor, than any lands in the State. Its great peculiarity is the ease with which it is cultivated, and the certainty of its crops. It can be ploughed immediately after a

rain, and the oldest settler here cannot recollect a failure of crops on this character of land. This is accounted for by the fact that the water of the Mississippi percolates through the entire extent of its sandy subsoil, and is constantly ascending to the surface; and, if crops are properly cultivated, they never suffer from drouth. In late years it has been found that the wheat, grown on these lands, equals that grown on the hills, both in quantity and quality.

Last year, experiments were made on this soil with the "Early Amber sugar cane," which proved a complete success, although the parties had no previous knowledge of its cultivation, and their appliances for grinding the cane and evaporating the juice were of the rudest kind. The success of last year has induced the planting of a large area this year.

#### CROP AVERAGES.

The average yield of the different crops for last year was about as follows:

Wheat.....	bushels per acre,	15
Corn.....	" "	40
Oats.....	" "	40
Rye.....	" "	30
Barley.....	" "	35
Irish Potatoes.....	" "	200
Sweet ".....	" "	250
Timothy.....	tons	2
Clover.....	" "	2
Hungarian.....	" "	3
Cotton, unginned.....	pounds	1,000

A good many farmers plant from five to ten acres in cotton, which produce well, and can be marketed when there is nothing else to sell.

#### STOCK AND DAIRY.

The county is well adapted to stock-raising, as all the grasses are produced with certainty and in great abundance, stock-water is plentiful and lasting, and only a few months of winter feeding is necessary. Hogs can be raised at a mere nominal cost, as they only require to be fed with corn abo

a month before sale; previous to that, the abundance of mast keeps them in good order.

Dairy farming could not be otherwise than profitable here, as the transportation facilities are so great, that butter could be placed in New York at a cost of one and a half cents per pound, and, taking into consideration the value of the land here and that from which New York receives its butter supply, it will be seen that there is a large margin left for profit.

#### CLIMATE AND FRUITS.

The climate is a medium between the extremes of north and south; the autumn or fall extends frequently into the middle of December, leaving but a short winter; the seasons are about a fortnight earlier than in the latitude of St. Louis County, making the cultivation of vegetables and fruits very profitable, as they can be placed in St. Louis about ten hours after they are gathered. Water-melons have been cultivated along the line of the railroad, for some time; one hundred car loads were shipped from Diehlstadt, last year, and large shipments were also made from Blodgett and Morley. Strawberries are also cultivated, profitably, for the St. Louis market.

#### MINERALS, ETC.

All the varieties of clays for fire and common brick, pottery, etc., are found in various portions of the county, together with extensive deposits of ochre and mineral paints of various colors. There a large mill for grinding and drying ochre, two miles above Morley.

#### THE TIMBER

of this region is unequaled, immense forests exist along its western border in this primeval state, containing timber suitable for ship-building, railroad cars, wagons, agricultural implements, joists, studs, pannels and flooring for houses, barrel and pipe staves, shingles, etc. The most valuable varieties are the different kinds of white oak, poplar, ash, walnut, etc. There is a large quantity of sweet gum, which, when introduced and tried, will supplant pine, in a great measure, for house lumber.

#### TRANSPORTATION FACILITIES.

The transportation facilities are great. It has the Mississippi River along its entire eastern front, the St. Louis, Iron Mountain & Southern Railway runs through its entire length, from northwest to southeast, and the Cairo division of the same road through its southern townships. This creates a good local market for produce, etc. Anything that a farmer has to dispose of can be readily sold at any of the towns along the railroad, or those on the river, at nearly St. Louis prices.

#### HEALTH OF THE PEOPLE.

The greatest objection to immigration into the Southeast, and the one having the least foundation

in fact, is on the score of health. The country has been blamed for what should be laid to the charge of a majority of the people inhabiting it. The large quantities of vacant land has induced a class of people to "squat" here, whose habits and mode of life would make them unhealthy in any place on the globe. Living side by side with these are families, who, having houses properly raised from the ground and ventilated, paying proper attention to their diet and clothing, and working in the field, instead of "coon hunting," enjoy as good health there as in any portion of the Union. The introduction of Driven Pumps, as pure water can be obtained in any place, at a depth of from seventeen to twenty-five feet, has improved the health of the former class materially, as the surface-water which they drank had a good deal to do with their ill-health.

#### MILLS AND MILLING.

There are several saw-mills in the county, and, as yet, only two flouring mills, a large one at Commerce, on the river, and a small one at Sylvania, on the railroad. There is an opening for a large flour mill at Morley, on the railroad, situated in the center of the wheat growing region, to any person who would erect one at that point. The railroad company would donate land for a mill site, and all the necessary outbuildings and cottages for employees and would also give them a private switch.

#### PRICES OF LAND.

The prices of land are very moderate, improved farms can be bought at from ten to twenty-five dollars per acre. The St. Louis, Iron Mountain & Southern Railway Company have a large quantity of fine timber, agricultural and grazing lands in the wild state, which are sold at from two to five dollars per acre. The Scott County Immigration Society will be happy to furnish information to intending immigrants on any of the above points.

Scott County offers the greatest inducements to immigrants, whether with or without capital, the former can make profitable investments in the different manufactories of wood and grain, in the reclamation of wet lands, stock raising, and the purchase of improved farms, which can be bought at a half of their cost, as there is a class of pioneers all over the West who make improvements with their own labor, who are always willing to sell at a sacrifice for cash; while those without capital can get a piece of wild land on such terms as in the course of four years will make them the owner of it, in an improved state, and all from their own labor, while neither will be required to make any great sacrifice, as here are possessed all the advantages of civilization in the shape of schools, churches, good society, railway facilities, and easy access to good markets, with two newspapers—the "Dispatch," published at Commerce, and the "Record," published at Benton, the county seat.

## SHANNON COUNTY.

Shannon County, Missouri, contains about 1,000 square miles of territory.

### TOPOGRAPHY—SOILS—PRODUCTS.

The land may be divided into two classes, tillable and grazing lands. One-third of the land in the county is susceptible of cultivation. The tillable land consists of river bottom, valley and upland. The soil of the first division is alluvial; that of the second a sand loam; of the third a clay loam. The bottom and valley lands are already rich in the natural elements necessary to plant for production, and will, therefore, produce abundant crops without the use of manure. The uplands do not produce such abundant crops during the first two or three years of tillage, but when they are properly farmed they prove to be the most lasting lands. There is an abundance of water in the county for any purpose. Current River enters it at the northwest corner, and runs in a southeasterly direction through the county. Jacks Fork of Current River rises in the southern part of Texas County, enters Shannon County about twelve miles north of its southwest corner, and runs in a northeasterly direction, emptying into Current River near the center of the county. These two streams have about ten tributaries, extending in various directions through the county. These streams furnish abundant power for manufacturing purposes. They also furnish ample employment for the followers of Isaac Walton, as they abound in fish of various kinds, such as bass, pike, perch, salmon, sucker, catfish, drum, gar and red-horse.

### TIMBER SUPPLY.

As a general thing the county is well timbered with yellow pine, black and white oak preponderating; black and white walnut, sycamore, pin and burr oak, cedar, elm, cherry, hickory and buckeye are not so abundant, yet in good supply. The timber is an important factor in the resources of this county.

### VARIETY OF PRODUCTION.

The farm products are: Corn, wheat, oats, potatoes, peanuts, tobacco, cotton, hay, fruits, berries and vegetables of all kinds common to this latitude. The soil and climate are more especially adapted to the production of the tame grasses, fruit and tobacco—although the other products, mentioned above, are successfully grown by the intelligent farmer.

### STOCK-RAISING.

Horses, cattle, sheep and hogs are easily and cheaply raised here. Nature has made such ample provision for them in the way of mast and wild grass, and the soil is so well adapted to tame grasses for enclosed or out pasturage, that they are brought to a marketable age and condition at the least possible expense to the owner. The wild pea-vine furnishes an excellent late pasturage near the streams. Blue grass is indigenous to the soil, and when the ground is sufficiently packed by the stock it begins to appear. A small amount of intelligent work will hasten its coming.

The above facts, taken in connection with the healthfulness of the county for man and beast, would appear to render this a profitable location for the stock-raiser.

### MINERAL RESOURCES.

The county, besides the resources before mentioned, has undeveloped mineral resources. Iron, copper and lead indications can be seen in many parts of the county. The prospect miner has been here; the man with capital is now demanded to go deeper than a prospect shaft can go. The mineral resources are as yet a reserve fund to be drawn on in an emergency.

### TRANSPORTATION AND MARKETS.

The county is about one hundred and seventy-five miles from St. Louis by the usually traveled route. Forty-five miles from Salem, the present terminus of the St. Louis, Salem & Little Rock Railway, a branch of which is now in course of construction to a point near the northern boundary line, forty-five miles from Piedmont, on the Iron Mountain & Southern Railroad.

### MORAL, SOCIAL AND EDUCATIONAL.

The citizens of the county are generally law-abiding. The criminal statistics will compare favorably with those of any county in the State. The criminal court has had little business for several years. The old social customs once so prevalent in the early settlement of the country have not disappeared; the latch string still hangs on the outside of the door to the belated traveler, and the hospitalities of the place are still extended to those who call. The standard of morality is as high as in the metropolis, and the advantages of a common school education are not disregarded. The great need of the county is intelligent labor, backed up by capital in an ordinary amount.

## SHELBY COUNTY.

Shelby county offers superior inducements and attractions to immigrants, in the cheapness of its lands, its light taxation, its location, soil, climate, healthfulness, social and other considerations, which go to make life profitable and enjoyable.

It is situated in the Northeast portion of the State, and is the second county west of the Mississippi River, on the Hannibal & St. Joseph Railroad, and has an area of 322,560 acres, and a population of fifteen thousand inhabitants.

### MARKETS.

Quincy and Hannibal, the eastern termini of this road, are on the "Father of Waters," and about thirty-five miles from the county line, giving good and convenient markets, and several lines of roads connect these points with St. Louis, Chicago and the East.

### WATER SUPPLY.

Salt River runs through its whole extent, from northwest to southeast; and this, with North River, the Fabins, Tiger, Ottar, Crooked, and a dozen smaller streams, gives abundant supply of water for domestic purposes.

### THE TIMBER

is principally confined to these streams and cover about one-third of the area of the county—the native forests abounding in oak, walnut, elm, maple, hickory, hackberry and white birch. The rest of the county is almost entirely rolling prairie, with a soil of dark loam, rich in vegetable matter, from eight to twenty inches deep.

### SOILS.

In the timber, the surface soil is light in color, especially where grows the largest and finest white oak. The depth and fertility of this soil is indicated by the growth of timber thereon.

### STOCK-RAISING ADVANTAGES.

Blue grass is indigenous to all this country, much of it comparing favorably with Kentucky's famed blue grass region; while timothy, red and white clover, grow as surely and luxuriantly as in any part of the great West.

No finer meadows of timothy-grass grow in any land under the sun, and these, with the blue grass pastures, are the special glory and wealth of the county.

Nature has been lavish here, with rich grasses, pure waters, abundant shelter and kindly climate, making this region very attractive and profitable to the herdsman.

The climate is mild enough to give about eight months pasturage in the year.

### PRODUCTS OF THE SOIL.

Next to the grasses, corn is the largest crop; that of 1879 is put down at 250,000 bushels. Oats, and other small grains do well. There is but little outward movement of grain, however; the farmers preferring the more convenient and profitable way of converting it into beef and pork.

Wheat does well on hickory and white oak land, and, with a favorable winter, on the large prairies, often yielding twenty to thirty bushels to the acre.

Tobacco is grown to a considerable extent, and the leaf produced, is greatly esteemed by the best tobacco manufacturers in the country. About 500,000 pounds are annually shipped from the county.

### FRUIT-GROWING.

It is a prime fruit country. It lies in the great fruit belt of the continent, and the soil and climate are well suited to and produce apples, pears, grapes, and cherries, of superior flavor and fine size.

### TAXABLE WEALTH, ETC.

The total valuation of real and personal property, for taxable purposes, is \$3,682,344, and as the county is nominally out of debt, the present rate of one dollar per hundred yields abundant revenue. Three thousand dollars is the county's total debt, and that is held by the citizens of the county. There is not now, and never has been, any indebtedness to any railroad or other corporation.

### EDUCATIONAL ADVANTAGES.

There are in the county seventy-five school-houses and schools—four of them graded high schools—a permanent fund of \$30,000, and an enrollment of 4,777 school children. Besides the interest on this permanent school fund, the county is in receipt of a liberal apportionment from the State school fund, and from fines and penalties covered into the treasury and a direct school tax.

The public schools, of course, are free, under good discipline, and doing excellent work.

Besides these, the Shelbyna Collegiate Institute, located in Shelbyna, the commercial city of the county, is an incorporated college, of high grade.

### CHURCHES.

There are upwards of thirty churches—many of them creditable buildings, and well sustained. Almost all the leading denominations are represented.

### PRICE OF LANDS.

Lands can be bought at prices that must attract. The best unimproved lands sell at from eight to fifteen dollars per acre, according to location, nearness to the railroad or the towns. Those of inferior quality bring from two dollars and fifty cents to eight dollars per acre.

Improved lands are held at from ten to thirty dollars per acre. The lower price represents fair soil, with moderate improvements; the higher figure, the choice of the county, with fine buildings, orchards, excellent fences, timber and water.

There are still upon the market, at fair figures, several large and valuable tracts of wild land, with splendid prairie and timber range, specially adapted to stock-raising.

## STODDARD COUNTY.

Stoddard County, Missouri, is situated in the southeastern part of the State, twenty miles from the Mississippi River, opposite the mouth of the Ohio. The county is bounded on the east by White-water River, and on the west by the St. Francois. Along the borders of these streams are broad bottoms of highly fertile land, some of which is subject to overflow. The entire central portion of the county, from north to south, consists of rolling uplands.

### SOIL.

The soil of the bottoms is a sandy alluvium of great fertility, and well adapted for the culture of cotton. The uplands are of clay loam, suitable for wheat. Corn, potatoes, oats, tobacco and grass grow readily in any part of the county.

### WATER.

Castor River and several smaller streams furnish a large amount of stock water. Wells of moderate depth furnish good water in any part of the county.

### TIMBER.

The timber of the bottom lands is noted for its size and excellent quality. It consists chiefly of oak, hickory, gum, maple, ash and cypress, with occasional walnut, elm, catalpa, box-elder, etc. The timber of the uplands is of the same species, excepting cypress, but not so large as the timber in the bottoms.

### AREA.

The area of Stoddard County is about 700 square miles, or 430,000 acres, of which not over 50,000 acres are in actual cultivation.

### POPULATION.

The population of Stoddard County is about 12,000, and consists of immigrants from Tennessee, Kentucky, Illinois, Indiana, Ohio and Germany.

### MARKET FACILITIES.

Shippers of produce have choice of St. Louis, Chicago or Southern markets. The St. Louis & Iron Mountain Railroad Company give specially low rates from Dexter. As an item, it may be mentioned that cotton is shipped to St. Louis at seventy-five cents per bale. The merchants of Dexter and Bloomfield, generally pay St. Louis prices, less freight, for all kinds of produce. Supplies of all kinds required by farmers can be bought at about the same prices as elsewhere in Missouri and in Illinois.

### ROADS.

The public roads of Stoddard County have been much neglected, but the present County Court is taking measures for improvement in this respect.

### RAILROADS.

The Cairo Division of the St. Louis, Iron Mountain & Southern Railway passes nearly through the center of the county, from east to west. The

Illinois, Missouri & Texas Railroad, extending southwest from Cape Girardeau, on the Mississippi River, will run, for twenty-eight miles, through the northern part of the county. Work is now suspended on this road, but it is expected that it will resume operation at an early day. A party is now surveying a line for a projected railroad from Dexter southward, to be known as the Dexter & Helena Railroad.

### SCHOOLS.

The county is divided into sixty-three school districts, in each of which is a school house. Most of these are of primitive design, but as the old ones disappear, new ones, of a better class, are erected. The average term of school is four or five months per year. The teachers employed are mostly young men. The wages of teachers range from thirty to fifty dollars per month. The schools are supported, in part, by State funds, and partly by county and township school funds, and by local taxation.

### HEALTHFULNESS.

There is very little sickness in Stoddard County that can be attributed to the climate. The most fatal disease is pneumonia, and nearly every case of this is brought on by imprudence or exposure. There is but little fever and ague. Consumption is almost unknown. Diphtheria, and similar diseases so fatal to children, have never prevailed to any extent in this county.

### CLIMATE.

The winters are short and mild, and the summer heat is no greater than in Iowa or Minnesota, although the warm season lasts much longer. Severe drouths are unknown. There has not been a dry season, at all serious in its effects on vegetation in thirty years. The mild winters are particularly favorable to stock-raising.

### FRUIT CULTURE.

Much attention is paid to fruit-growing. Peaches have proved the most profitable crop. Strawberry culture has been carried on for three or four years by a few enterprising farmers, and has proved profitable.

### STOCK-RAISING.

The most profitable business of the county is the raising of cattle and hogs. The shipments of stock show a steady increase from year to year, and large amounts of money are realized by those engaged in the business.

The excellent range is a great advantage, affording abundant grass for cattle and mart for hogs.

### FINANCES.

The assessed valuation of taxable property in Stoddard County, August 1, 1879, was \$1,473,399. The total indebtedness of the county, January 1, 1879, after deducting the amount in the treasury, was \$32,000, most of which is drawing interest at the rate of eight per cent. The county not only pays

interest promptly, but has during the past two years materially reduced the principal. County warrants now range from ninety cents to par.

#### TAXES.

The rate of taxation for the past three years has been one dollar and forty cents per one hundred dollars, for all purposes except schools. The school tax varies from nothing in districts where the interest money is sufficient to support schools, to one dollar per one hundred dollars, in districts paying for new school-houses. Thus the total average taxation is less than two per cent. on the assessed valuation.

#### LAND.

The tillable land of Stoddard County is owned mostly by citizens. The St. Louis & Iron Mountain Railway Company own about 30,000 acres of good upland. Most of the bottom lands outside the settled portion of the county belong to non-resident owners, who offer their land for sale at low prices through resident agents. The titles of all lands can be readily ascertained from the land records, which are all preserved; besides this, a firm in Bloomfield has a complete abstract of title of all lands in the county. Good farming land can now be bought at from three to five dollars per acre, and improved farms from five to ten dollars per acre.

## STONE COUNTY.

This county is located in the extreme southwestern part of the State, on the Arkansas border, and has a population of about 5,000.

#### SOIL AND SURFACE CHARACTERISTICS.

The soil is a rich, red loam, except the river bottoms, which are alluvial. In the extreme northern part the soil of the immediate surface is light and ashy, but the loam is found at the depth of a few inches. Proceeding towards the southern line of the county, the surface soil is a dark, vegetable mould, with the red loam underlying it at a depth of forty or fifty feet. The alluvium on the river bottoms varies from a few inches to twenty feet in depth, and in productiveness is unsurpassed.

The unimproved lands of the entire county are covered with quite a heavy growth of timber—this narrow northern belt being more or less densely supplied with scrub oak, black-jack and a species of dwarf hickory. In the south the timber becomes heavier, the chief varieties being oak, hickory, black and white walnut, elm, maple, linden, sycamore, locust and many other kinds of lesser growth. The prevailing timber is oak, of which there are seven or eight varieties, the most abundant of which are the black and white oak, both valuable for lumber, as are also the post oak, chinquapin and burr oak, the last found chiefly on the bottoms, sometimes four or five feet in diameter. The hackberry, though not very abundant, is found here, and is very valuable for lumber. Red cedar abounds, and in the southern part of the county there is a prolific supply of yellow pine, the value of which needs no comment.

It will be seen from the above that there are no prairie lands in the county; though in the extreme northern part, there are level or gently undulating stretches of land, that seem as if they might have been prairies at some former period.

The proportion of cultivated land in this county to the uncultivated, is probably not more than one acre in twenty.

After leaving the northern line of the county a few miles, going south, the surface of the country becomes gradually more and more hilly, until the southern boundary is approached, when the hills

become little less than mountains. And throughout the county, there is comparatively but little land in cultivation, except what lies in the river bottoms and on the lesser streams. Yet these uplands, rough and stony though they are, have a rich, deep soil, and if devoted to the raising of fruit, especially grapes, would soon be among the most valuable lands in the country. These hills are now covered with wild grape vines, the fruit of many of which has as fine a flavor as the most celebrated grapes in the gardens of the North and East. These lands can now be had at from one dollar to two dollars per acre. When the advantages of this county are better and more widely known, intelligence and industry from abroad will come and cover these hills with pleasant homes, and orchards, and vineyards, where now are only the barrenness and desolation of untamed nature.

#### PRODUCTIONS.

The products of the county, as now farmed, are corn, wheat, rye, oats, and a very little hay. Corn averages from thirty to forty bushels per acre; wheat, about fifteen bushels; rye, the same, and oats, about thirty. But with improved methods of cultivation, the soil here would yield double this average in each of the crops.

#### STOCK-RAISING.

Cattle, horses, mules and hogs, are raised in considerable numbers; and owing to the mildness of the winters, stock of all kinds can be easily and profitably raised. But little wool is grown, owing to the difficulty of protecting the sheep from dogs. The quality of stock raised in the county is inferior. Neither thoroughbred cattle or horses have been introduced to any extent, but improved breeds of hogs have been quite extensively introduced, but they have not flourished as well as the native stock; whether from lack of proper treatment is not yet known. Most of the improved breeds have died the present year, while the loss in native stock has been slight.

#### PRICE OF FARMS.

There is a large amount of public lands in the county—many thousand acres. Improved farming

lands can be had at from ten to twenty dollars per acre, according to location. The price of unimproved lands is stated above. But there are thousands of acres here that can be had under the homestead law, which brings the land down to about eighteen cents per acre.

#### CLIMATE AND HEALTH.

It can be truthfully said, that this locality is as healthy as any that can be found in the State. The water is remarkably pure, and copious living springs abound all over the county. So that, in its adaptation to successful fruit-growing and stock-raising, it is unsurpassed by any locality in the country.

#### EDUCATIONAL AND RELIGIOUS.

The county is well supplied with public school facilities, and great attention is paid to educational matters. Churches of various denominations abound in every neighborhood, and the people are hospitable, law-abiding, and industrious.

#### MARKET FACILITIES.

As yet, no railroad traverses the county, but the St. Louis and San Francisco Railroad, which runs close to the northwestern boundary, affords ample shipping facilities, and the home markets are good and reliable.

#### TOWNS AND VILLAGES.

Galena is the county seat, and is a prosperous, thriving town, with many good business houses, and is well supplied with churches, schools and public buildings. Its location is fine, and its future business prospects, favorable in every respect.

The other towns and post-offices are Sinclair, Robertson's Mill, Curran, Oto, Cape Fair, Reeds Springs and Blue Eye.

#### COUNTY FINANCES.

The county is burdened with no indebtedness, and the county finances are well managed, and taxation is low.

## SULLIVAN COUNTY.

Sullivan County lies in the northern part of the State, and is separated from the State of Iowa by Putnam County on the north, and is bounded on the east by Adair; on the south by Linn, and on the west by Grundy and Mercer Counties.

#### RAILROAD FACILITIES.

Sullivan County has two railroads in active operation—the Burlington & Southwestern running through the county from north to south, the northern terminus being Burlington, Iowa—and on the south, connecting with the Hannibal & St. Joseph Railroad at Laclede, in Linn County. The Quincy, Missouri & Pacific Railroad extends from Quincy, Illinois, to Milan, the county seat of Sullivan County, which is the present terminus of the road; the last above named road furnishing direct communication with all points east.

#### SCHOOLS AND CHURCHES.

This county has about one hundred public schools, with an efficient force of good teachers, and an ample school fund for their support. There are about twenty-five churches in the county—nearly all the denominations being represented.

#### COUNTY FINANCES AND RATE OF TAXATION.

The county is in a good shape financially, county warrants being at par, and paid on presentation to the treasurer. The rate of taxation is about \$1.40 on the \$100 valuation—this being the total for all purposes. The indebtedness of the county is about \$80,000—consisting of subscriptions to the capital stock of the Burlington & Southwestern Railroad.

#### PHYSICAL FEATURES AND PRODUCTIONS.

The surface is undulating, but not mountainous—about two-fifths of the entire area (414,500 acres)

being timber, the residue being prairie land of a fine quality. The timber is chiefly oak (of all varieties), hickory, walnut, elm, linn, and cottonwood. The streams are Main Medicine, West Locust, Main Locust, East Locust, Yellow Creek, and Spring Creek, all but the last being tributary to Grand River—Spring Creek being tributary to the Chariton River. In the timber regions, stone of excellent quality is found—both sand and limestone being of fine quality.

Coal exists in abundance in this county, but, owing to the abundance of timber, has been as yet but little developed. Copper, yielding seventy-five per cent. of pure metal, has been discovered in several places in the county.

The various sources of wealth are the grains and grasses, horses, mules, horned cattle, sheep, and hogs.

Clover and timothy both yield abundantly, and are a sure crop. Blue grass is growing on both the timber and prairie commons as the energetic successor, by right of conquest, of the native wild grasses. Both rye, wheat and Indian corn yield sure and bountiful crops. Oats yield a fine crop, fifty bushels to the acre being an ordinary crop. Both millet and hungarian grass give good crops.

Potatoes, both sweet and Irish, cabbages, squashes, pumpkins, turnips, artichokes, beans and peas all yield sure and abundant crops.

Apples, pears, cherries, plums, currants, gooseberries, strawberries, raspberries, grapes, and nearly all varieties of fruits that grow in temperate climates flourish here.

#### STOCK

are active, healthy and enduring, and immense numbers are annually sold and shipped to the south. Mules do well here, and immense numbers are annually raised for sale. Sheep do excellently here

and are very healthy and are remarkable for fecundity. Hogs are abundant, and are one of the chief sources of wealth to the farmer. Poultry of nearly all varieties do well in this county.

The cattle are of excellent quality, and are raised in great numbers; the cost of raising cattle being trifling, as there is an abundant grass crop annually on the unclosed prairie lands that furnishes all the food they need from the month of April until November of each year.

#### VALUE AND QUALITY OF LANDS.

Excellent improved farming lands can be bought at from five to seven dollars per acre, good pasture lands at from two to five dollars per acre. Im-

proved farms sell now at from seven to eighteen dollars per acre, according to quality, improvements, and location; but all grades of land are advancing rapidly. The general quality of the soil is a black, sandy loam, varying in depth from two to ten feet, and is very productive.

#### HEALTH AND MORALS.

Sullivan County is as healthy if not the healthiest county in Missouri (physicians never grow rich in this county); the general intelligence and good morals of the citizens are not surpassed by any county in the United States. The population of the county is at the present time (1880) about 17,000.

## TANEY COUNTY.

Taney County is bounded on the north by Christian County, on the east by Ozark County, on the south by the State of Arkansas and on the west by Stone County.

#### THE FACE OF THE COUNTRY

is very broken and hilly, but interspersed with numerous valleys. These valleys are, with a few exceptions, small, but are well watered by fine streams which pass through them to White River. Many fine farms are found in these valleys in a high state of cultivation. Upland farms are often added to the valley farms, and the combination of the two make excellent homes.

Timber grows in abundance in these valleys, and the hills and uplands are covered with a heavy growth of excellent timber for fencing and building purposes.

In addition to the valley farms, there are found upland and ridge farms. The county in many places possesses large tracts of flat land which make good homes and the very best of stock farms.

#### WATER SUPPLY.

The streams are numerous in Taney County, and afford a good supply of pure water the year round; and in addition to this, there is sufficient water-power in these streams to supply the demand of milling and manufacturing purposes for any number who might wish to engage in that business. The largest stream is White River, and it traverses its serpentine course through the county from west to east, and is well stocked with fine fish of many different kinds, such as bass, trout, redhorse, pike, salmon, drumb, and many others.

White River receives the water of nine tributaries from the north and seven from the south. These streams are formed by springs that gush out of the hills on either side, and cattle and other stock, grazing in the large ranges that are found in Taney County, never suffer for water.

#### THE PRODUCTS OF THE COUNTY

are wheat, corn, oats, tobacco, cotton and cane. The bottoms and valleys produce wheat, corn, cot-

ton and oats. The uplands wheat, corn, rye, oats and tobacco.

Vegetables, such as potatoes, cabbage, lettuce, etc., grow in abundance; and fruit has a natural home here. Peaches, apples, cherries, grapes and pears are as fine as in any county. The German immigrants could in a short time amass quite a fortune out of the proceeds of their vineyards, as the climate here would be their best friend in growing the grape to perfection.

#### STOCK-RAISING.

There is not a county in the State that offers such inducements to stock-raisers as Taney. The hills and uplands are covered with a luxurious growth of fine and nutritious grass, on which the stock can be kept for at least nine months in the year without any other food. Sheep, cattle, horses, mules and hogs do as well here as they do in the famous "blue grass regions" of Central Missouri.

#### THE MARKETS

are not, as yet, of the best character, Springfield being the nearest railroad point, and, of course, the natural market. The home market, however, is very good, and everything that is raised can be sold very readily.

#### CLIMATE AND HEALTH.

Health is very good here, with the exception of the river bottoms, where the chills and ague prevail during the latter part of summer and the early fall. The climate is delightful in the summer, spring, and autumn. The summers are not as hot as one would imagine. The summer months of Michigan and Pennsylvania are exceedingly more uncomfortable. The winters are not severe; the weather during the winter months being rather changeable.

#### THE COUNTY SEAT.

Forsyth, the county seat, is situated on White River, just below the mouth of Swan Creek. It has about three hundred inhabitants, a brick courthouse, three large mercantile houses, a printing office, drug store, a school house, Masonic and



Odd Fellows hall; also a good flouring mill, one-fourth of a mile north of Forsyth, on Swan Creek.

#### SOCIAL, EDUCATIONAL AND RELIGIOUS.

Society is as good here as in any county situated off from railroads and great educational centers. School houses are scattered over the county, and public schools are taught at least four months in in the year. The annual distribution of the State fund received from the superintendent of public schools for the support of schools, is from \$1,100 to

\$1,400, besides the amount received from the county and township funds. The standard of morality is good. The people are honest and upright in their dealings, all frugal and economical in their mode of living, and industrious and energetic.

The United Brethren, Methodist, Christian and Baptist denominations have each their ministers, and the church houses are used in common.

The lands are cheap and a fine choice is offered the immigrant.

## TEXAS COUNTY.

Texas County, which is situated in the South Central part of the State of Missouri, is abundantly supplied with pure springs of living water, which gush forth from its hillsides and rise from the beds of its valleys, the surplus being carried off by its numerous water-courses, which flow north, south, east and west.

The principal streams which take their rise in the county are: Big Piney and Roubidoux, which flow northerly into the Gasconade; Big Creek and Jack's Fork of Current River, which flows in a southeasterly direction to Black River, and North Fork of White River, which rises in the southwestern part of the county, and flows in a southerly direction to White River, in Arkansas.

#### SOIL AND TIMBER.

Along the banks of these streams and their numerous tributaries, which form a perfect net-work over the entire surface of the county, may be found the deep black soil of the "bottoms," which, in their natural state, are generally quite heavily timbered with a mixed growth of walnut, sycamore, oak, cherry, elm, sugar maple, hackberry and buck-eye, or horse-chestnut, with an abundant undergrowth of wild plum, red bud, pawpaw, spice-wood, crab-apple, etc. When put into cultivation, this makes the best of land for corn.

Rising in terraces above the valleys, comes the "bench land," or "second bottoms," which have a soil of deep clay or sandy loam, and are usually covered with black oak, hickory, hazel and sumach. These lands are well adapted to general agriculture, but especially to the production of clover and grasses of various kinds, for hay and pasturage.

Above this, again, is found the "ridge land," which possesses a soil similar to that of the "bench lands," and is particularly adapted to the production of the different kinds of "small grain," and to fruit culture. The timber on the ridges consists chiefly of the different varieties of oak, occasionally interspersed with hickory, while there are also some fine belts of pine extending in different directions across the county.

The largest body of pine in Texas County, extends from the Big Piney, near Houston, in a northeasterly direction to the head of Big Creek and Current River, in the eastern part of the county,

and thence eastward across Shannon County. There is also a very good belt of Pine timber between Jack's Fork and Pine Creek, in the southern part of the county, while in the southwest, the county corners in the edge of a great pine region, which extends in a southwesterly direction through Howell, Douglass, and Ozark Counties to the State line of Arkansas. There are steam saw-mills located in various parts of the county, at which lumber may be purchased at from seventy-five cents to one dollar per hundred feet, and where those having timber may dispose of it. Fuel and fencing material is more than abundant, as Texas is one of the best timbered counties in the State.

#### STOCK RANGE.

These broken lands which are scattered all over South Central Missouri, also furnish an excellent "stock range" for young cattle, hogs, sheep, mules and horses, and save the necessity of enclosed pasturage for the spring and summer seasons, and afford considerable protection from the storms of winter. Over these rocky ridges, and over the summits of what have been laid down in our geographies as the "Ozark Mountains," which in the winter and early spring look sterile and uninviting, the grass begins to spring up early in April, and by the first of May the hills and valleys are covered with a luxuriant coat of green, which envelops them throughout the rest of the summer, and until browned by the frost of autumn. The fire usually sweeps off this pasture range every fall or winter, and thus keeps down the small undergrowth of weeds and bushes, which would otherwise soon run out the grass; it also keeps the ground so clear that persons may ride or drive, almost anywhere they wish under the large timber through the forest, which presents the appearance of a grand park, laid out by the hand of Nature in endless variety of design.

#### MINERALS.

In hills and rocky declivities are found the indications of rich mineral deposits, which, whenever they shall be developed, will probably bring wealth to the lucky possessors. Lead and iron have been found in various places, the latter chiefly in the central and northern parts, and the former in the southwestern part of the county, in the vicinity of Moun-

tain Grove. Silver has been found on Jacks' Fork, in the southern part of the county, and, no doubt, exists to some extent in other places, though whether in paying quantities has not yet been ascertained. Chalk has also been found, and there are indications of good zinc ore in certain localities.

#### FARMING LANDS.

It would be difficult to say just what proportion of the land in Texas County is adapted to agriculture, according to the general notions of farming lands in this section of the country, but suffice it to say that the area now in cultivation might easily be doubled, and probably quadrupled, from lands fully equal, in every respect, to those now in use; while thousands of acres more, on the hillsides and the heads of smaller valleys, might be obtained that would be much better adapted to general agricultural purposes, and more accessible, than much of the land now cultivated in the other States.

The central and southeastern parts of the county possess the most broken lands; still many good farms have been made in the valleys and on the ridges, even in the roughest parts. In the northeastern part, in the vicinity of Licking, is a large body of comparatively level land, on which many excellent large farms have been made.

East of Houston, in the vicinity of Raymondsville, there is a large body of beautiful level and fertile land, on which some very fine farms have been opened out in the last ten years.

Another fine body of farming land is found in the southwestern part of the county, and extending across the line, into Wright County, in the vicinity of Mountain Grove.

The best farming lands in the county, and those under the best state of cultivation, may be purchased at prices ranging from five dollars to ten dollars per acre, and unimproved lands may be obtained at one dollar to three dollars per acre. Considerable quantities of government lands are still left untouched, in the rougher portions of the county, and probably some tracts have been overlooked which contain much good farming land.

#### TOWNS AND VILLAGES.

Houston, the county seat of Texas, is a flourishing little town of about 400 inhabitants, and is situated very near the geographical center of the county, on a small creek, called Brushey, which is a tributary of the Big Piney. The town contains a good steam saw and grist mill, four general stores, three drug stores, four blacksmith shops, a plow foundry, a tannery, a cabinet shop, and other mechanics' shops, a good two-story brick court house, a neat little frame church, and a two-story frame school house. It is connected with the "outside world" by a daily mail to Rolla, about fifty miles distant, on the St. Louis & San Francisco Railway.

The post-office at Houston is the distributing office for a large amount of mail, which goes out on different routes to the various offices of this and the adjoining counties. There is a daily mail from Houston to West Plains, the county seat of Howell County, and weekly, tri-weekly, or semi-weekly mails, to the county seat of nearly all the other adjoining counties. On these routes post-offices are established, at convenient distances, all over the county

Licking is the oldest town in the county, and contains about as large a population as Houston. It is situated fifteen miles northeast of Houston, on the main route leading to Rolla, and in the midst of a fine level tract of country. It contains a steam grist mill, two tobacco factories, two frame churches, a new two-story frame school house, some half-dozen stores, and about the same number of blacksmith and other work shops.

There are several other thriving towns in the county, among which may be mentioned: Plato, in the northwest; Summerville, twenty miles southeast of Houston, and Mountain Grove. Many country stores are operated at various points, and are found very convenient by the farmer, when not desirous of making his purchases in town.

#### MINERAL SPRINGS

have recently been developed in different localities of the county, and enterprising citizens with capital have erected hotels and bathing establishments for the benefit of invalids seeking relief.

#### CLIMATE.

The county is not subject to extreme heat, like the lowlands along the large rivers, nor to the coldustering winds which sweep over the prairies of Kansas. Snow scarcely ever falls to a greater depth than from two to four inches, and generally melts within a few days. During some winters scarcely any snow is seen, and farmers may continue plowing throughout the entire season. This is the best time for breaking new land, and oats is generally sown in February or early in March.

#### PRODUCTIONS.

The products of this part of Missouri are probably as varied as those of any other section of the Union. The natural productions consist of plums, cherries, grapes, pawpaws, persimmons, crab-apples, huckleberries, strawberries, blackberries, gooseberries, and various other kinds of small fruits, besides walnuts, hickorynuts, butternuts, hazelnuts, acorns, and a luxuriant growth of grass and timber. Frequently there is a sufficient quantity of "mast," consisting of acorns and various kinds of nuts and tree seeds, to fatten nearly all of the pork of the county, besides wintering all of the "stock hogs," with scarcely the necessity of feeding any corn.

As before stated, the wild grass is sufficient to furnish pasturage for a large part of the year for all stock which is not required to be kept up for work and other purposes. In many places it grows so rapidly that a good crop of hay may be obtained, even on the range where the stock have been allowed to graze. This statement may at first appear unreasonable, but when it is considered that there are twenty or thirty acres of land to every domestic animal on the range, it will not seem so strange.

More attention has always been given to the raising of cattle and hogs than to any other kind of stock in this county, but there is no doubt that the whole of this section of the State is better adapted to sheep culture than anything else. Sheep, as well as all other kinds of stock, are healthy here, and, so far as they have been tried, they do remarkably well. Large quantities of tobacco are raised and some cotton.

Fruit does well, especially on the highlands. Apple trees grow as rapidly, and the fruit matures as well as in higher latitudes. Peaches scarcely ever fall in the vicinity of Licking and Mountain Grove, while, many seasons, they do well on the lower ground. Plums, pears, apricots, and other fruits succeed, and grapes grow luxuriantly. Several large vineyards have been established with an annual profit.

Wheat, corn, oats, millet, clover, timothy, beans, peas, potatoes, and, in fact, all garden vegetables, are certain of producing finely.

#### PUBLIC SCHOOLS AND EDUCATION.

Missouri has a very good public school system, and her schools will compare very favorably with those of many of the States east of the Mississippi. It is sometimes necessary for students to go a longer distance to school than in the older and more thickly settled States, but in Texas County the Congressional townships are all divided into from two to five districts each, making a total of nearly one hundred school districts in the county, most of which have at least four months' school per year. Besides public schools, there are several academies or graded schools in the county, or near enough to be convenient for those who wish to continue their education beyond what is provided by the public school system.

#### RAILROADS.

There are no railroads yet built within the limits of Texas County, but, with the present revival of business, there is a strong probability of the construction of two roads, if not more, at some time in the near future. There is, however, no difficulty in finding a quick market for farm produce.

#### PRICE OF LANDS.

The immigrant will be able to find lands for sale in this county at almost any price, according to location and improvements.

#### FINANCIAL.

The county finances have been excellently managed, and taxes are low.

#### SOCIAL AND RELIGIOUS.

The old settlers here and most of those who come in from other places, are a plain, honest, substantial kind of people, who dress in homespun, and are slow to adopt the new notions and labor-saving machinery introduced by their Northern neighbors. Many of them are very strict church members, representing, of course, all the various shades of religious belief, among which the Christian (Campbellite), Baptist, Methodist, and Presbyterian denominations predominate. Church societies are organized in nearly every school district, and preachers abound everywhere,

## VERNON COUNTY.

Vernon County forms a portion of what is known as Southwest Missouri. It contains 838 square miles, and is bounded on the north by Bates County; on the east by Cedar and St. Clair; on the south by Barton, and on the west by the State of Kansas.

#### PHYSICAL CHARACTER.

The whole surface of the county is rolling and undulating, with occasional irregular mounds rising above the general level of the country. It has about one-fifth timber to four-fifths prairie. The water-courses are remarkably well distributed over the county. The bottoms of the larger streams are generally wide. The prairies are small, so that it is almost impossible for any one to locate over three or four miles from timber.

#### CLIMATE AND HEALTH.

The climate is genial, as the latitude indicates. The winters are mild and short, and the snow-fall is always light and remaining only a day or so. The heat of the summers is not oppressive, as a refreshing breeze prevails. The county is noted for its general healthfulness, as there are absolutely no local causes for disease.

#### TIMBER SUPPLY.

Those who are under the impression that the county is mostly prairie, will be surprised at the large amount of fine timber. The varieties are

burr, white, red, black, post and water oak; elm, sycamore, white and yellow cotton-wood, black walnut, white, black, and shell-bark hickory, pecan, pignut, birch, maple, wild cherry, hackberry, linn, mulberry, box-elder, coffee-bean, and many smaller varieties. The timber on the principal water-courses and on some uplands is well grown and of excellent quality. As a rule, however, the upland timber is scrubby, and does not amount to much for anything, save firewood.

#### MINERAL RESOURCES.

Immense beds of coal underlie the entire county, and is now being mined extensively; the veins are from eighteen inches to seven feet in thickness. There is scarcely a section of land on which coal may not be found, in greater or lesser quantities. Prof. G. C. Broadhead, State Geologist, in his geological survey of the State for the years 1873 and 1874, estimated that there are 2,650,816,250 tons of coal in the county. This enormous coal field promises a sure source of wealth, when competing lines of railroads shall bring cheap transportation within reach.

Iron ore is found in various localities, but to what extent it exists, is at present unknown. Gypsum exists in considerable quantities, and will be valuable to mix with such soils as are deficient in lime. Some traces of lead and carbonate of lead have

been discovered. There is plenty of fire clay, and stone for lime and hydraulic lime.

There is an immense bed of potters' clay in Coal township, from which the Deerfield Pottery is supplied. It makes excellent earthenware, such as crocks, jugs, drain-tile, flower vases, fruit jars, etc.

Sandstone affords the best building material. Good quarries are now opened in various parts of the county. Excellent grit for grind-stones and coarse whet-stones is found in abundance on Clear Creek, and has already been made quite an article of export. Prof. Broadhead, in his Geological Report of the county, also expresses his belief that this article alone "may in the future be a valuable source of revenue to the inhabitants." There are in several localities, both grey and black marble which are said to be susceptible of very high polish.

There are mineral springs, for which many virtues are claimed, in several sections of the county.

#### SOILS AND PRODUCTS.

In Vernon can be found almost every variety of soil, from the poor sandy to the rich black loam and limestone. The stream bottoms, which are wide, are rich and very productive. The soil on the mounds and along their slopes may be considered the richest uplands. Persons fancying any particular grade of soil can be suited. The lightest sandy soil produces extraordinarily well when the seasons are suitable, but in dry years cannot be depended upon.

This section of the country is not as well adapted to corn raising as the prairies of Illinois, or the rich alluvial bottoms of the larger rivers; but the lands, with proper cultivation, yield from fifty to sixty bushels per acre. It can be made a paying crop. A large amount of corn is raised in the county every year, some farmers raising as high as 100,000 bushels. In dry years the crop is cut short.

This county is well adapted to wheat; in fact, the culture of small grain meets with much better success than corn. For a few years past the chinch-bugs have made sad havoc with wheat in this section, but now the country is almost entirely free from this pest, and it is a great satisfaction to know that they make their visitations only at long intervals. A large number of acres in this county are now in wheat, and all looking very promising. Wheat is generally plump and full, and of the average weight. Wheat growers need not be afraid to give Vernon a trial.

Oats usually do well, and every farmer calculates on sowing more or less.

Barley has not been tried to any great extent, but what has been sown, turned out so as to justify the opinion that it can be made a profitable crop.

Tobacco culture has been strangely neglected, for it does extremely well, having fine growth and good flavor.

Sorghum is cultivated by almost every farmer for home use, and may be depended on as a crop. Vegetables of every character and description are grown here successfully.

#### FRUITS.

By common consent this portion of Missouri is an acknowledged fruit country. The dry atmosphere, coupled with the genial climate, and extraordinary absorbing or drying power of the winds, and the

essential ingredients of the soil, all unite to make fruit culture, in this county and section, a successful industry.

#### STOCK-RAISING

is decidedly a profitable business, and one from which many of the citizens derive their greatest income. This is decidedly a grazing country. Thousands and thousands of acres are unfenced, and will be for years. This almost unlimited range produces abundance of wild grass, and furnishes free pasturage for all. Not only this, but a winter's supply of hay can always be procured at the simple cost of cutting, curing and stacking. Tame grasses can be grown with success, but at present farmers can do better, they think, than attempt their growth. Cattle, as well as horses and mules, can be raised with very little expense. The winters are not sufficiently rigorous to demand shelter for them, and with a fair amount of prairie hay, they get along very well. According to the statement of the Missouri, Kansas & Texas Railroad authorities, the shipments of live stock from Vernon County for the year 1879, amounted to nine hundred and eighty-four cars; other modes of shipment are not included.

Sheep husbandry ought to prove remunerative, with the excellent advantages this county affords; and it is believed that this branch of industry is increasing.

Hogs can be easily raised on the prairies, and are always in good demand.

#### SCHOOLS.

The schools of Vernon County are in admirable condition. The State and County public school fund is ample, and is looked after closely. Every neighborhood has its school, and a great spirit of rivalry has existed in the various school districts, in the matter of erecting elegant and commodious school buildings. In the county there are 112 school districts, and 108 school houses. After a district has erected and paid for its school house, but little money has to be raised by taxation, outside of the public funds, to keep the school running. It is believed that nearly all of the school houses in the county are paid for. The county has a school fund of \$80,000, which is gradually increasing.

#### PUBLIC IMPROVEMENTS.

The County is provided with a fine Court House, centrally situated in Nevada, which cost something like \$30,000, and is paid for; also, a splendid jail and residence for the sheriff. Several magnificent bridges of wood or iron, span the principal streams, on the most public crossings.

#### RAILROADS.

The Missouri, Kansas & Texas Railway is already in operation, running diagonally through the county, with depots at Schell City, Walker, Nevada, Ellis Station, Deerfield and Clayton. It does an immense business, and brings the people of the county in connection with the commercial centers of the country. The Laclede & Fort Scott Railroad is a chartered projected route, which runs through the county, east and west, on which a considerable amount of work has already been done. This line will, without doubt, be built in due course of time. The Lexington & Southern Railroad is another pro-

jected line, which will run through the county, north and south. On this route a large amount of work has been done, and it will soon reach Nevada.

#### PRINCIPAL TOWNS.

The principal town in Vernon County is Nevada, the county seat, which has a population of 2,500. This town is a prosperous business point on the Missouri, Kansas & Texas Railroad, and possesses many social and commercial advantages. The other towns, all located in good farming districts, and rapidly building up in importance, are: Schell City, Walker, Montevello, Virgil City, Little Osage or Ball Town, Metz, Deerfield, Clayton, Moundville,

Sardstone, Avola, Drywood, Warwick, Duncan Creek, Carbon Creek and Ellis Station.

#### VALUE OF LAND.

The unimproved lands can be had at from four to ten dollars per acre, prices varying according to quality and distance from railroad stations. The improved lands vary in price, according to the amount and value of improvements. Now is an excellent time to invest in real estate of every character. The recent pressure in financial matters and business energies of the country has had the effect to bring the price of real estate, in this county, down to the lowest possible figures.

## WARREN COUNTY.

Warren County is situated on the north bank of the Missouri River, about sixty miles by its winding course from its confluence with the Mississippi. The latter stream, at the mouth of the Cuivre River, approaches to within twenty miles of the northeastern corner of the county, and from thence flows in a tortuous course a little southeast, a distance of some forty miles, to where it joins the Missouri. Its area is 400 miles square. The northern portion of Warren County is drained by Camp Creek and Camp Branch (of Big Creek), Big Creek, Indian Camp Creek, tributaries of the Cuivre River, and Peruque and Dardenne creeks. The southern portion is drained by Bear Creek, Massees Creek, Smith's Creek, Tuque and Lake creeks. The waters of the north side flow an average distance of about thirty miles to the Mississippi, while on the south side the length of flow does not average more than ten miles. The line dividing the northern from the southern water-flow traverses the county in a very irregular, but generally southeastern course, and is nearly coincident throughout its whole distance with the line dividing the prairie lands from the timber lands proper. All of the south side of the county, from the Missouri River to the summit of the dividing ridge, with small exception, was originally covered with forest, very dense and heavy, as the river was approached; becoming more sparse and of less thrifty growth on the ridges, where, when exposed to the fires that annually swept over the prairies, all timber not protected by water courses was destroyed. The northern portion of the county, comprising about one-third of its area, and about one-half of its tillable surface, is called the prairie, and is interspersed with groves and belts of timber along its streams, equal, almost, in extent to the prairie proper. This prairie country is beautifully undulating, and the fringes of forest skirting the heads of the streams, and extending out into the prairie lands, now nearly all in cultivation, and dotted with comfortable, substantial farm houses, contribute background to as delightful landscape pictures as could be desired.

Nearly the whole of this northern portion of the county is susceptible of cultivation. The soil of the prairies is adapted to corn, oats, rye and, in

some portions of it, wheat, grapes, sorghum, broom corn, and, with proper fertilizing, tobacco. The soil of the timber lands are recognized, however, as better adapted to the growth of wheat, tobacco, potatoes, and turnips. In the creek bottoms, of which character there is a large area in this portion of the county, all of the before named crops grow luxuriantly. The southern side of the county furnishes the greatest diversity of soil, from the summits of the narrow ridges to the rich, deep and inexhaustible alluvium of the Missouri bottoms, and there is an equal diversity of physical conformation. These beautiful hills and valleys are almost entirely subjected to the plow, and yield such annual harvests as makes the husbandman rejoice. The "bluff" formation characterizes the belt lying between the river bottom and the hills, still covered by the "drift;" and on the line of division are found, very frequently, the denuded rocks that have for ages past, and will for ages to come, resist the erosive forces that were cut down and carried away, to form the floor of future continents, all of that vast pile, once lying contiguous and filling up the space, miles in width, between the opposite bluffs of the great river.

#### THE MISSOURI BOTTOM.

This level belt of land has an average width of about two and a half miles, and extends the whole length of the county and State. Once covered with forests of immense growth, it is now nearly all in cultivation, and produces corn in the greatest luxuriance, and is especially adapted to the growth of hemp and all other crops that flourish in alluvial soils. Wheat does well here also, but the bluff is regarded as the especial soil for the perfection of this cereal. Tobacco flourishes on the lands near the river bottom, and along the creek valleys adjacent.

#### VALUE OF LANDS.

The actual value of lands in Warren County ranges from as low as one or two dollars for the most broken and poorest soils, to seventy-five dollars per acre, and perhaps even more, for the best located river and bluff farms. Good farms can be purchased for from ten to twenty-five dollars per acre

in the prairie; and timberlands, susceptible of being made into good farms, somewhat broken; but such as would be thought level enough in some countries, can be bought at from four to eight dollars per acre. This class of lands offers real inducements to persons of limited means, wishing to engage in farming at a small expense for beginning.

#### MARKETS.

The proximity to markets makes farming profitable. Small fruits, poultry and eggs, vegetables, and all that class of products, which are enhanced in value by being placed on the market in the freshest condition, can here be produced profitably. The facilities for reaching the market consists in the Missouri River, by which much of the grain is sent to St. Louis from the southern portion; the Missouri Pacific, traversing the south bank of the river the whole length of the county, and the Wabash, St. Louis & Pacific Railway, running through the northern portion. The distance from Warrenton, the county seat, through which the latter road runs, to St. Louis, is fifty-eight miles. An accommodation train is run on this road, which leaves Warrenton in the morning and returns in the evening, by means of which persons having business can spend some six hours in the city.

#### TIMBER AND BUILDING STONE.

For building purposes the county is well supplied with most of the materials requisite. Oak of many varieties abounds; sycamore, cotton-wood, and hackberry are found adjacent to the water-courses in all parts of the county. Hickory is found from the highest elevations crowning the dividing ridge, and in the groves that skirt the prairies and mark the water-courses on the northern slope, to the Missouri River on the south. The sugar-tree is also found growing luxuriantly in the deeper valleys; the white and soft maple, the elm, and the birch are also found in abundance on the bottom lands; and in this connection may be mentioned the osage orange or bois d'arc. This tree is grown as a hedge plant, and is rapidly superceding the rail fence, making a practically indestructible fence, and one which, when properly cared for, not only serves the purpose of a perfect enclosure, but contributes very greatly to the picturesqueness of the landscape. This tree grows thriftily and has the reputation of being an excellent timber for many purposes, and will, no doubt, be cultivated for use in manufacturing, before many years.

An excellent quality of clay for the manufacture of brick, and good sand are found distributed throughout the county, and lime of the finest quality, in inexhaustible quantity, abounds. Limestone furnishes excellent building rock, is easily quarried and accessible.

#### MANUFACTURING.

There are a number of good flouring mills in the county, but the facilities for manufacturing and shipping, and the great quantity of superior wheat produced, especially in the southern part, would justify a much greater investment of capital in that industry. There is one manufactory, now carried

on in the county, where steam power is used; this is located at Marthasville, the product consisting of almost anything that can be made from lumber, especially the hard woods; cogs for mill gearing, and the parts used for carrying the flour in bolting chests, brush blocks, etc., are among the articles produced.

There are several wagonmaking establishments in which the work is done mostly by hand. This is another branch of manufacturing that will, without doubt, be profitable. All of the agricultural machinery is imported, although the native forests furnish the best quality of timber for the manufacture of it at home. It is not claimed that the streams furnish desirable water-power, but stone coal is abundant on the line of the railroad, and is delivered at a low rate at the depots. Coal has also been discovered in the county. The facilities for manufacturing, indeed, are equal to, and greatly exceed, those of many places where it is carried on extensively. Capital and enterprise, only, are wanted. The market is made; the demand for the products already exists.

In addition to the coal mentioned, there has been discovered, among the minerals, fire-clay and marble; and; recently, indications of lead and silver ores, in the southeastern portion of the county. Sandstone is also abundant on the southern slope, and in the region of the bluff formation.

#### EDUCATIONAL.

The county is well supplied with educational facilities, there being over sixty school houses in which public schools are taught, besides a college at Warrenton, conducted by the German Methodist denomination, which has come to be well recognized as a first-class school. The school fund of the State furnishes about seventy-five cents per capita towards paying the tuition of the pupils. There is also a county and township fund, which, when added to the State fund, leaves a deficiency requiring a tax levy of about fifty cents on the hundred dollars' valuation, in order to maintain schools from four to eight months in the year. The whole amount of State, county and school taxes is less than two per cent. on the hundred dollars. The county has a debt of only \$8,000, which is held for the benefit of the school fund.

#### CLIMATE AND HEALTH.

Warren County enjoys an exemption from disease equal to any in the State, which, as a whole, ranks with any in the Union, in healthfulness. It is, moreover, much less exposed to storms of wind than many localities unprotected by forests, or influenced by other causes peculiar to their physical conformation. No climate can excel that of Warren County for uniformity of temperature, and, at the same time, contribute that variety essential to make life most enjoyable, by giving vigor and tone to the system. The county is in the western and northern boundaries of the belt, having next to the largest rain-fall—forty inches, annually. The average for the county would be, therefore, about thirty-eight inches.

## WASHINGTON COUNTY.

Washington County is located in Southeast Missouri, fifty miles south of St. Louis and forty west of the Mississippi River. Was organized, August 21, 1813. Total area, 150,866 acres; two-thirds tillable, one-fourth valley and bottom lands; 25,000 acres of mineral and 35,000 acres pine lands in cultivation. Census (1870), 38,650.

### SURFACE, CLIMATE, AND SOIL.

The surface is broken and hilly. Climate, mild and healthful. The soil of the valley and bottom lands is a rich black loam; fine for corn and grasses. The uplands are a clay loam, superior for wheat, grass, oats, tobacco, fruit, etc.

The mineral lands are not valuable for their mineral alone, but much of it is superior farming land, covered with heavy timber, and held at from five to thirty dollars per acre.

### STOCK-RAISING.

The pine lands are the shepherd's paradise. Covered with a luxuriant growth of natural grass, and abounding with numerous never-failing springs and streams, thousands of cattle and sheep can be pastured upon them, for centuries to come, from eight to ten months in the year. These lands are also excellent for meadows and dairy purposes. They are held at from one to five dollars per acre.

### TIMBER.

There are also large bodies of fine timbered lands (suitable for manufacturing purposes), of pine, oak, hickory, elm, ash, maple, sycamore, walnut, mulberry, etc., which can be bought for one to ten dollars per acre; convenient also to water-power and shipping points.

### MINERAL RESOURCES.

The minerals are lead, iron, zinc, tiff, clays, etc., which are located in all parts of the county, and give employment to half of the population, and furnish a home market for the greater part of the farm product; also, for lumber, wood, charcoal, etc.

### THE WATER-POWER

of this county is not surpassed by that of any other county. There are, within its borders, fifteen streams, affording water-power; also, numerous springs, which furnish sufficient water for ordinary milling. The altitude of the county is so great (1,100 feet above St. Louis), that the power of these streams can be multiplied many times.

### THE MANUFACTURING INTERESTS

consists of nineteen lead furnaces, twelve grist mills, ten saw mills, two iron furnaces, one zinc furnace, one steam merchants' mill, two tanneries, one cheese factory, two tiff mills, and six carding machines, which are all doing a paying business, with a few exceptions.

### POPULATION AND SCHOOL FUND.

(Census 1870) 11,719; children, 4,707; school fund, \$35,684; number of schools, sixty-eight—five colored; rate of taxation, fifty cents on one hundred dollars.

### FINANCIAL.

The county has no debt of any kind; has \$3,000 in the treasury, and a claim of \$22,000 against the Iron Mountain Railroad for back taxes. The court house and jail are substantial brick buildings.

### \* RAILROADS.

There are twenty-four miles of railroad traversing the eastern border, having eight shipping points, at one of which were loaded and unloaded 1,231 cars of bulk freight in 1878.

### SOCIAL AND RELIGIOUS.

One college is located in the town of Caledonia, nine miles from the railroad, and is surrounded by an industrious and moral farming community. The society is good. The first settlers were from Kentucky and Virginia, and are thrifty and law-abiding citizens. The county is Democratic by two hundred majority. The laws are enforced and obeyed, the records will show as little crime, if not less, than those of any county having as large a floating population. There are thirty churches, of the following denominations: Catholic, Baptist, Presbyterian, Methodist—North and South.

### MARKETS.

St. Louis, and sometimes the South, affords the markets, but, with the exception of a few staple articles, the home market is equal and often superior to the St. Louis market. That is one of the strong points.

### PRODUCTION.

The products of the farm are cattle, hogs, mules, sheep, wheat, corn, oats, hay and potatoes. Wheat produces ten to thirty bushels, corn, twenty to thirty bushels, oats, twenty to fifty bushels, potatoes, fifty to one hundred and fifty bushels per acre; timothy, one hundred and sixty-two and one-half tons, clover, two hundred and sixty-four tons per acre, varying as to culture and season. The monied value of the crops per acre is greater than that of the richer agricultural counties. The shipments for 1879, were 14,462,042 pounds lead; zinc, fifty-one cars; tiff, two hundred and sixty-seven cars; wheat, eighty cars; cattle, twenty-five hundred head; mules and horses, two hundred and seventy-five head; hogs, forty cars.

### PRICE OF LANDS.

Unimproved property is held at one to fifteen dollars; improved at five to thirty dollars per acre, according to location and improvements.

## WAYNE COUNTY.

Wayne County is situated in Southeast Missouri, and is bounded on the north by Iron and Madison Counties; on the east by Bollinger and Stoddard Counties; on the south by Butler and Ripley Counties, and on the west by Carter and Reynolds Counties.

### RAILROAD FACILITIES.

The St. Louis, Iron Mountain & Southern Railway passes through the western part of the county, from the northern to the southern limits, a distance of nearly forty miles.

### POPULATION, ETC.

The population in 1880, was about ten thousand. The County was settled originally by immigrants from Virginia, Kentucky, Tennessee and North Carolina, but since 1860, it has received a large accession to its population from the Northern and Eastern States, the British Isles and Europe.

### SOCIAL AND EDUCATIONAL.

The laws are strictly enforced, property rights respected, and excellent public schools exist in every township in the county.

### CLIMATE.

The winter season is short, and the climate is mild and salubrious.

### STOCK-RAISING.

The surface of the country is broken. The many hills and mountains throughout the county, shelter from the winters' blast, wide, fertile, and beautiful valleys, and during the spring, summer and autumn, afford luxuriant pasture for thousands of horses, cattle and sheep, and during the autumn and winter of each year, thousands of hogs are fattened and marketed from no other source than that which nature affords and supplies—acorns and hickory nuts.

### SOIL AND PRODUCTIONS.

The land is chiefly limestone, and what is known in the Eastern States as "gravelly"—is highly productive, and yields, with indifferent cultivation, bountiful crops of corn, wheat, oats, rye, tobacco, and the various grasses, and all kinds of fruit usually grown in this latitude, such as apples,

peaches, pears, plums, cherries, grapes, etc., and all kinds of vegetables.

### THE PRICE OF LAND.

Land is low, and within the reach of any man who is honest and industrious, and the aid of a generous and large hearted people will be extended to all who come to this favored country, with the purpose and intention of making it their home, and aiding, by their means, or by their muscle, in the development of its vast and varied resources.

### MINERALS.

Iron—blue specular, brown hematite and red oxide—exists in the county in large quantities, and its manufacture will soon develop into vast proportions within the limits of the county. Other minerals are known to exist in the county, but to what extent has not yet been demonstrated.

### TIMBER

is practically inexhaustible; consisting chiefly of yellow pine, white oak, ash, hickory, black walnut, and other hard wood, common to the Ozark range.

### WATER AND WATER-POWER

is abundant. Black River, a large, clear stream, flows through the western part of the county, from north to south; St. Francois River, a fine, clear stream, flows through the central portion of the county. These streams, with Castor River on the eastern boundary of the county, receive many large tributaries, which take their source in Wayne County, water all the valleys, and flow into the several principal streams above mentioned.

### BUSINESS OPPORTUNITIES.

At Piedmont, a thriving, prosperous town of 1,200 inhabitants, on the Iron Mountain Railway, 127 miles south of St. Louis, in the center of a district more than 100 miles square, which is directly and necessarily tributary to it as a trading point, is now needed, tanneries, agricultural implement manufactories, woolen and cotton factories, harness factories, shoe and boot factories, iron furnaces, and other productive industries—each and all of which will be liberally supported and made self-sustaining by the local and foreign demand for their products.

## WEBSTER COUNTY.

Webster County organized in 1855, is situated in the southwestern part of the State, in 37° 15' north latitude, and 15° 45' west longitude from Washington. It is bounded on the north by Laclede and Dallas Counties, east by Wright, south by Christian and Douglas, and west by Greene; and has an area of 380,000 acres, and a population of some 15,000 inhabitants.

### PHYSICAL FEATURES AND STREAMS.

The county is partially prairie, the balance well timbered, some of it broken and hilly, but the greater part susceptible of cultivation.

In the southeastern portion of the county the Niangua and Osage fork of the Gasconade, find their source. The streams run through the entire



length of the county, from twenty to thirty feet wide, two to eight feet deep, and a current of three miles an hour. The James and Finley Rivers also rise in the southeast, and traverse the entire width of the county, running in a western and southwestern direction, from twenty to forty feet wide, with a current of from two and a half to three miles per hour. The Pomme De Terre River rises in a large spring in Pleasant Prairie, one mile west of the county seat, runs six miles west, then north west through the county. The numerous tributaries of these streams furnish an abundance of water for stock and manufacturing purposes, while never-failing springs of purest water may be found on almost every quarter section in the county.

#### CLIMATE AND HEALTH.

The climate is genial, as the latitude indicates. The winters are very mild, as compared with Northern Pennsylvania, Ohio or Indiana. The thermometer seldom falls below zero, and cold weather lasts but a few days at a time. But little snow falls, which remains on the ground but a short time. There is a prevalent impression in most of the Northern States that the weather in this part of the State is extremely warm in summer; certainly, such is not the case in this county. Situated, as it is, some 1,500 feet above the sea level, on the elevated table lands of the Ozark range, the summers are always pleasant and the nights delightfully cool. The air is dry, pure and bracing, which, with the purity of the water, makes the county noted for its remarkable healthfulness. Consumption and other lung complaints never originate here, and many of the emigrants from the cold, damp countries farther north, are greatly benefited in health by the change.

#### SOIL AND AGRICULTURAL PRODUCTIONS.

There can be found in this county almost every variety of soil, from the poorest post oak flat to the rich, black loam and limestone. The bottom lands are rich and very productive, but second to no lands in the county is what is called the "barrens." It is upland, but covered with a growth peculiar to bottom lands, and is equally as productive as the bottom lands. All the products of the soil grown in the States farther North, are produced here in abundance, including many of the semi-tropical productions. Tobacco, of the very finest quality, is grown in larger quantities than in any county of Southwest Missouri. Grasses of all kinds do well. Since the county has been put in communication with the markets of the world, considerable attention has been paid to wheat-raising, to which this soil seems peculiarly adapted. In many instances, several crops of winter wheat have been grown on the same ground with an ever increasing yield. A failure of the staple crops from drouth, grasshoppers, or any other cause, has never been known to the oldest inhabitants.

Great attention is being paid to the cultivation of fruits; all kinds do well. Apples, peaches, pears, cherries, plums and apricots grow large, have a fine flavor, and yield abundantly. Orchards of apples and peaches are being put out on nearly every farm, and those planting, are securing the best improved varieties. There are several vineyards in the county, and grape culture would be a most profitable industry.

#### STOCK-RAISING WOOL-GROWING, DAIRY-ING, ETC.

No part of the United States offers greater advantages to the stock-raiser than this county. The mild winters, the great amount of unfenced land, which is covered with the most nutritious grasses, the abundance of fine stock-water everywhere accessible, the shelter of timber, all combine to make this the stock-raiser's paradise. Thousands of fat cattle are driven or shipped to market every fall from the range without any extra feed. In the last few years the character of horses, cattle, sheep and hogs have evinced a very marked improvement, owing to the introduction and importation of blooded stock. Almost every farmer keeps a small flock of sheep, and it has been demonstrated that in but few localities can wool be produced so cheaply as here. Foot-rot, scab and other diseases common to the older States are unknown here.

Much attention is given to mule-raising, and large numbers are driven, annually, to the Southern markets, where they find a ready sale at highly remunerative prices. Twelve hundred mules and horses were driven South in the fall of 1879.

Very little attention has been given, as yet, to dairying; but there is every facility for making the business very profitable.

#### TIMBER, STONE, ETC.

There are very heavy growths of timber on all the bottom lands, consisting, principally, of ash, lindes, hickory, box-elder, sycamore, cotton-wood, elm, honey locust, hackberry, hickory, black and white walnut, red bud, maple, mulberry, burr, white, red and pin oak and pawpaw; while the uplands have white chestnut and black oak, common and black hickory and dogwood.

There is an abundance of good building stone in all parts of the county, the varieties being sandstone, limestone, and cotton-rock. There are large forests of pine, within a day's drive, to the south, which makes the supply of pine lumber abundant, and very reasonable in price. Brick, of good quality, can be made wherever needed.

#### MINERALS.

Lead and zinc are found in all parts of the county. Prior to the war, Governor McClurg worked the Hazlewood Lead Mines, situated in the southeastern portion of the county, with profit, taking out large quantities of lead. Since the war, the Hazlewood, Seligman, Trusty, Davis, Lee, and other mines, have been worked considerably, but the price of mineral was so low that it did not justify putting in the proper machinery. All that these mines need is capital and skill to develop a bountiful source of wealth.

#### RAILROADS.

The St. Louis & San Francisco Railroad passes through the county, from east to west, some twenty-five miles of the road being in the county. The money has already been raised to pay for a survey through the county, from north to south, of the Sedalia, Warsaw & Memphis Railroad. It is proposed that this road shall enter the county on the north center, and run south, crossing the St. Louis & San Francisco Railroad at Marshfield, the county seat.

## PRICE OF LANDS.

There are about 250,000 acres of land entered and subject to taxation. Improved lands can be bought at from five to twenty dollars per acre. There are some 78,000 acres of railroad land, which can be purchased on seven years' time, at from two to eight dollars per acre, with seven per cent. interest. There are 18,000 acres of school lands, which can be bought from the county at from fifty cents to one dollar and fifty cents per acre—one-third of purchase money cash, the balance on as long time as the purchaser desires, provided the interest is paid annually. There are also 8,000 acres of college land, offered at from two to five dollars per acre, on eight years time, with six per cent. interest. Still, 26,000 acres of Government land here are subject to entry, at one dollar and twenty-five cents per acre, or which may be homesteaded.

## EDUCATIONAL FACILITIES.

Marked attention is being given to the cause of education. According to the last report, there were 4,350 children, between the ages of six and twenty. There are sixty-five school districts, with seventy teachers employed, in the free schools, at an average salary of thirty dollars per month. The schools are maintained in every district from four to eight months in the year, and, as the county has a large permanent school fund, in addition to the amount drawn from the State, nearly all of the schools can be maintained for six months at a local tax of three mills.

## TOWNS.

Marshfield, the county seat, on the St. Louis & San Francisco Railway, is two hundred and seventeen miles from St. Louis. This town, with a population of 1,200, is located on the summit of the Ozark range, as eligible and beautiful a site as any in Missouri. Being in the curve of the railroad, it controls much of the trade of the counties northeast and south of it, and its streets are usually filled with wagons, loaded with produce, from these different points. It has three churches, two newspapers, two steam wheat elevators, a steam flouring and saw mill, wool carding machine, one bank, an extensive pork-packing house, one tobacco manufactory, one wagon factory, five dry goods stores, seven grocery stores, two lumber yards, two millinery stores, four drug stores, two markets, two hardware stores, one saddle and harness shop, one grange store, one boot and shoe shop, two cabinet makers, one marble yard, one furniture store, one music store, two wagon shops, five blacksmith shops, five hotels, two restaurants.

The school house in Marshfield is a fine brick edifice, built in the finest style of architecture, with all modern improvements. It cost \$30,000, one-third of which is already liquidated. Among other ship-

ments from this town the past year, may be given the following: 75,000 bushels wheat; fifty-one cars fat cattle; forty-eight cars hogs; twenty-seven cars sheep; 20,000 pounds wool; sixteen cars zinc ore; seven hundred and seventy-one bales cotton, and one hundred and seventy-three pigs of lead. About 300,000 pounds of tobacco were shipped from this point in 1878, and 2,600 hogs were packed at the pork-packing house.

Marigma, a flourishing little town, on the railroad, eight miles east of Marshfield, commands a large trade, and is an important shipping point.

Waldo, situated twelve miles southeast of Marshfield, is located in one of the wealthiest and most productive portions of the county. They have a fine graded school, with an able corps of professors.

Henderson is a growing town, eighteen miles southeast of Marshfield. There are several stores, a steam mill, and a flourishing academy, erected in the past year, with three professors and upward of one hundred students.

## INDEBTEDNESS AND TAXATION.

The total indebtedness of the county, including bonds, county warrants, and floating debts of all kinds, is only \$22,000. The rate of taxation fixed for all county purposes is five mills. For liquidating past indebtedness three mills. This, with the rate fixed by the State (four mills), makes a total taxation of twelve mills for all purposes except school. When the very low rate at which property is assessed is taken into consideration, it will be seen at a glance that the taxes are very light. The total valuation of real and personal property is \$2,041,562. The county has a large, tasty and substantially built court house, with convenient and comfortable offices for county officials, all of them having fire-proof vaults, which has been erected at a cost of about \$20,000, a brick jail costing \$8,000, so that there will be no taxation necessary for county buildings for years to come.

## SOCIAL CHARACTERISTICS OF THE PEOPLE.

Public sentiment has been fully educated up to the most rigid enforcement of all laws in relation to the sale of intoxicating liquors, so much so that there is not an establishment of any kind licensed to sell liquor in the county; as a consequence, the meagre showing on the criminal docket proves that, the laws are seldom violated.

The residents of the county are a liberal, hospitable public-spirited people. They are fully alive to the importance of securing an industrious, energetic, and moral population to immigrate and locate in their midst. They prefer to all such, a mild, genial, healthy climate, a rich soil, a comfortable, happy home, and a most cordial welcome, assuring them they will never regret having cast their lot in this county.

## WORTH COUNTY.

In the extent of its area Worth is the smallest county in the State, containing only 174,720 acres. It is not, however, the smallest in point of population and wealth. Of the 114 counties in the State some thirty have a smaller number of inhabitants and less intrinsic worth than little Worth. But the primary object of this article is briefly and accurately to describe the advantages and resources of the county; hence comparisons are for the present laid aside.

### TOPOGRAPHY—SOIL.

Worth County lies sixty miles east of the Missouri River, in what is known as the famous Upper Grand River Valley. Its altitude is 1,000 feet above the tides, and is embraced in one of the finest corn and grazing regions west of the Mississippi. The county is well watered from small rivers flowing southward through it, besides their numerous tributaries. The water courses are generally deep set and rapid, which gives ample drainage. The streams are well wooded with oak, hickory, ash, elm, walnut, cotton-wood and maple, giving an admirable distribution of timber to each and every portion of the county. The distribution of timber and prairie land is excellently adapted to the necessities of the people for years to come. The soil is of a rich, dark, vegetable loam on the prairies, while in the valleys and bottoms it is black alluvium. The sub-soil is porous and quickly absorbs moisture, and is almost proof against drouth. This is a superior advantage which this section of country justly claims.

### AGRICULTURAL RESOURCES.

As a farming country Worth has no superior. Winter and spring wheat do well here, yielding from fifteen to thirty bushels to the acre, according to season and culture. Corn is the great staple, growing from forty to one hundred bushels per acre. Oats, rye, barley, flax-seed, millet, broom corn, sorghum, etc., grow in great profusion. The soil seems to be especially adapted to the growth of these productions. Fruit of every description grows here almost spontaneously; grapes especially are at home in this climate. Native grasses flourish here in their beauty, covering the prairies with their rich verdure. Of the domestic grasses, blue grass is in the lead, and is fast fighting its way to the front. Red clover and timothy attain a wonderful growth.

### HERDS AND FLOCKS.

As a stock country, Worth county is unsurpassed, containing the elements necessary to insure a complete success in that branch of agricultural industry. But with wild lands at from \$4 to \$8 per acre, cheap corn, nine months grazing on the rich grasses of the prairies and bottoms, it is not at all surprising that cattle, sheep, and swine raisers flourish here almost beyond precedent. Unlike in many of the counties in the State, the farmers of Worth are paying much attention to the better grades of

animals of every description. Fine, well-bred draught and road horses, standard mules, high grade short-horns, splendid types of Berkshire and Poland China hogs are the rule here.

### SOCIAL AND EDUCATIONAL.

Of the ten thousand inhabitants of the county not less than eighty-five per cent. of them hail from the old Free States, and represent the full average of intelligence, culture and enterprise of the country from which they came. This is attested to by the many neat cottage school houses, and the beautiful church buildings which are dotted over the prairies in all directions. It is further attested to by the fact that the county has a permanent school fund of some thirty thousand dollars, which is being constantly augmented by public fines and forfeitures. The people vote taxes for school purposes as freely as if intelligence and moral culture were the only objects of life. The people are deeply interested in educational affairs, and school matters receive attention commensurate with their importance. To the lasting credit of the people, be it said, that there has been no licensed saloon in the county within the last five years. Law, order and temperance are the cardinal virtues of the people of Worth County.

### COUNTY FINANCES.

The financial condition of the county is second to none. It has not a cent of floating indebtedness, while the bonded debt is merely nominal, being only \$4,000, due in 1884, with a large surplus in the treasury; county and school warrants have been at par for the last five years. Is not this a beautiful picture to look upon, when compared with some of the other less fortunate counties of the State? While many of them are groaning under the burdens of debt and consequent excessive taxation, Worth County is comparatively free and happy with her annual tax of only nine mills on the dollar for all purposes, excepting schools. No railroad debt hangs over the people—they never having voted a cent to any corporation whatsoever. Financially, Worth is one of the best managed counties in the State.

### RAILWAYS.

The railway facilities of the county will shortly be unsurpassed by any north of the Missouri River. The Chicago, Rock Island & Pacific Road runs conveniently on the east; the Chicago, Burlington & Quincy, and the Kansas City, St. Joseph & Council Bluffs Roads form a terminus at Hopkins on the west, distant only twelve miles from the western boundary line of the county. Only twenty-two miles south, runs the great through line of the Wabash, St. Louis & Pacific. The Leona, Mount Ayr, & Southwestern Road, from Mount Ayr, Iowa, to Grant City, the county seat of Worth, was recently completed, and will soon reach St. Joseph. It is a branch of the great railway system of the Chicago, Burlington & Quincy Company, and is designed to connect with the Santa Fe Road either at St. Joseph

or Atchison. After the extension of this branch to a connection with the Santa Fe Road, it will be the great through line for freights between Chicago and the southwest, thus giving Worth County both a northern and a southern market. Moreover, it will make healthy competition between the east and west roads. On the south is St. Louis with her wealth, while on the north is Chicago with her enterprise. Both cities have fine railway systems, and the business rivalry between them, will have a beneficial effect on both markets and freight rates. No county is more favorably situated to reap the advantages growing out of such a combination of circumstances than Worth. Though little Worth is only in the infancy of her developments, her future is indeed flattering to contemplate.

#### TO THE IMMIGRANT.

To the immigrant in search of a comfortable home, Worth County offers inducements rarely

met with in the great Mississippi valley. Lands are cheap, and can be purchased upon easy terms. Taxes are uniformly low, and are always applied to the legitimate demands of the county. No indebtedness hangs over the people, threatening to eat out their substance in taxation.

Schools and churches abound in every neighborhood. Stock range, water and timber in abundance, and of the best quality. Railroad facilities excellent. First-class fruit and grain-growing climate, with a soil that needs only be ticked with the implements of husbandry to make it yield the richest harvests. Society excellent. No aristocracy exists here, to distinguish between the rich and the poor. No sectionalism and proscription is entertained here, as the outgrowth of the late war.

A more hospitable, happy, and prosperous people, than those residing in Worth County, would, indeed, be hard to find.

## WRIGHT COUNTY.

Wright County lies wholly within that belt of country called Southwest Missouri. Its north boundary is exactly at 37° 3' north latitude, and the county court house is located nearly at 92° 30' longitude, west, from Greenwich.

#### FACE OF THE COUNTRY.

It is generally known by those who are at all versed in the physical geography of the State, that its surface may be described as a broad, undulating plateau, from which projects a series of hills and ridges, extending from Ste. Genevieve to the southwest, and into which the branches, creeks, and rivers, have worn their deep, broad channels and valleys. Besides the local undulations of this vast plateau, some portions of it are much higher than others, as evidenced by the course of the streams.

The highest part of the State, south of the Missouri River, is a high divide, extending from Greene County, through Webster, Wright, Texas, Dent, Iron and St. Francois counties. The western part of this region—including Webster, Wright, Texas and Dent—is a broad table-land, possessing numerous undulations, which give the country its rolling character, and numerous valleys and ravines, which render it more or less rough and broken. These valleys, worn by the streams, constitute an important feature in the physical structure of this region, as they exert a very material influence on the climate, and give many acres of the richest bottom lands.

Along the larger water-courses of this county, the surface of the country, on one or the other side of the stream, is much broken by abrupt hills, rising in some instances to a considerable height above the general level; but, away from these streams, the surface is but moderately broken.

#### CHARACTER OF LANDS.

The lands of the county, fit for cultivation, may be divided into three general classes, viz: Alluvial bottoms, valley lands, and ridge lands. Lands of the first class named are, of course, found along

the larger water-courses, and are more productive of certain crops than those of either of the other classes. Being, as they are, analogous to the rich bottom lands of other sections, and at the same time so universally known as to quality, their description is by no means demanded. Lands of the second class are found between parallel ridges, and they universally concentrate on the larger water-courses, like the limbs of a tree on the trunk. These lands, in their nature, differ but little from those of the first class. They are generally a little thinner of loam, and not so deep in soil. Lands of the third class occupy the heights of ridges walling the valleys. They are, so to speak, small table-lands, and differ from the lands of either of the other classes, in that they have purely clayey foundations, and possess, comparatively, an inappreciable quantity of the natural marl, or fertilizing element, so abundantly given to those others, especially to the first. Among the citizens of the county occupying these different classes of lands, respectively, it is an open question as to which of the three is the most valuable, all in all, for agricultural purposes.

Of the 494,000 acres comprising the area of the county, 300,000 are estimated as fit for agricultural purposes, if not a greater proportion. These 300,000 acres are, as nearly as can be estimated, distributed among the three classes of lands above mentioned, in the ratio of five acres of bottom lands to ten and fifteen acres of valley and ridge lands, respectively. Of this area, about 95,000 acres (a little less than one-third of the whole) are at this time in cultivation—so that within the limits of this county, a population of more than three times the present number may be supported from agricultural pursuits alone, even under the very inferior system of tillage now prevailing among a considerable majority of the farmers.

The 194,000 acres not included in the above estimate, consist chiefly of land too rocky and uneven for cultivation. They subserve a very good purpose

in the general economy of the country. At present a considerable portion of the people are producers of "hog and hominy" alone, and have not, of course, given the least attention to the raising of tame grasses; hence the service of these lands as pasture for horses, cattle, etc., which roam at will over the country, subsisting and growing fat in summer upon wild grasses, which they so abundantly produce. These lands, during seven months in the year, are covered with a profusion of wild grass seldom seen in other places, which furnishes excellent pasture to "out" stock. Much of this land also furnishes excellent timber for out-buildings and fencing.

#### CROPS.

The crops of the county consists mainly of corn, wheat, oats and rye, with a sprinkling of grasses and tobacco. Of course, the people raise vegetables—such as potatoes, cabbages and garden celery—sufficient for home consumption; but never beyond this, from the fact their production does not pay. And it is surprising that they raise even corn beyond this extent, for there is no product of the soil less remunerative, when grown by all of the farmers, than the proverbial "nubbins" of these fields. Enough of this cereal, and nothing more, cultivated on lands particularly adapted to its growth, would prove remunerative to those who hold such lands; but, cultivated as it is by everybody, it oftentimes—especially when the seasons are most favorable—becomes a "penny product encumbered with a pound's expense."

That the lands may be made profitable, it is just as necessary that each particular kind of soil be used for the production of the article to which nature has adapted it, as that man should take to his particular calling, in order to best promote the interests of the community in which he lives. Hence it is, that, by a constant oversight of the farmers as regards the fitness of the soils, the county is so backward in the development of its agricultural resources.

The production of wheat in the county is insignificant in comparison with what the best farmers would have it. Fully two-thirds of the cultivated acreage is very well adapted to the raising of this grain; and if about one-half of this two-thirds was annually sown in wheat, the financial condition of the farmers would be materially improved. However low the price, wheat always finds a ready sale in the market, and is marketable just at a time when the farmers are mostly in need of money. This consideration has, of late years, induced farmers to sow more extensively of this grain; and, doubtless, before the lapse of a very great number of years, the county will become a wheat-growing section in a moderate meaning of the phrase.

Although rye is not extensively grown in this county, yet it is a product, to the growth of which every acre of the valley and uplands is admirably suited. Sow it anywhere on these lands, and it will grow and mature well, let the season be ever so unfavorable to the growth and development of other crops. In this country, it is a never-failing crop.

As food for stock of all kinds, this grain is excelled by but few others. For cattle, especially, it is unsurpassed. They relish it, eat it with greediness, and grow fat on it.

Oats are not raised beyond what is barely sufficient for home consumption, because it is by no means a profitable crop.

Of tobacco, the farmers raise but little, owing, partly to the fact, that, but few of them know how to handle it, and, moreover, because of their aversion to the tediousness incident to its cultivation, and subsequent handling. There are in the county a few farmers hailing from Kentucky, who have given some attention to this crop, and have been amply rewarded in the production of an excellent article, and a bountiful yield. Many acres of uplands are peculiarly adapted to the production of this crop, and in the hands of energetic men, who know how to grow it, might be made as remunerative as the most fertile valleys.

The most valuable crop of the county, so far as it is produced, is the grass crop.

About one half of the valley and upland acreage is peculiarly adapted to the raising of grasses, timothy, red top, blue grass and clover; and could every farmer of the county who owns lands, suited to their production, be induced to sow largely of them, and feed the product to cattle, mules and sheep, the county would, in a few years, rank among the wealthiest of Southwest Missouri. Grass should be the product of this section.

The average yield of crops per acre is, under ordinarily favorable circumstances, about as follows: Corn, 45 bushels; wheat, 18 bushels; oats, 35 bushels; rye, 30 bushels; timothy, 2 tons; red top, 1.1-2 tons; tobacco, 1,200 pounds; Irish potatoes, 200 bushels; sweet potatoes, 150 bushels; buckwheat, 25 bushels; sorghum, large.

Turnips and other root crops grow fine, and yield largely, as also do pumpkins, mellons, beans, peas, and other vegetables.

#### FRUITS.

This county, indeed, the whole of Southwest Missouri, is emphatically a land where fruits of many kinds may be abundantly produced. The physical condition of this section is peculiarly favorable to the production of fruits. The dryness of the atmosphere, the chemical properties of the soil, and the thermometric condition of the seasons, all conspire to produce just such fruits as are most wholesome and nutritious. Owing to the great altitude of this section, the never-ceasing winds possess an extraordinary absorbing, or drying power, ever producing free evaporation, and sweeping away the moisture from the atmosphere. The soil possesses those ingredients which give fruit trees strength and vigor. Prevailing in the subsoil, are the oxides of iron, which act as tonics and stimulants to the ligneous fibre, just as the medicinal preparations of iron give tone and vigor to the muscular fibres of the human system. In the surface soil, is found potash; developed by the natural chemical action of heat, air and light upon the accumulation, for hundreds of years past, of ashes from the burning woods, which gives a healthy development to the corticle portions of the trees, and along with these advantages is possessed the proper amount of summer heat in the latter stages of maturity to enable the fruit to make full and proper development.

The fruits most abundantly raised here are the apple, the peach and the plum. In no section in the

same latitude do apples grow better than they do here, and their fine, rich, crisp flavor cannot be excelled. They are comparatively free of specks, and preserve remarkably well; besides, they are almost never-failing. During the past thirty years, not a single entire failure of the apple crop has taken place, and only two or three indifferent crops have occurred in the same period of time. With but little care, the borer, so destructive to trees in some localities, is comparatively harmless here. Apple trees in this section when properly cultivated, grow rapidly and vigorously, and bear uncommonly early. In a few instances, trees have been known to bear at as early age as four years.

Peaches do well here, and the better varieties grow to a very large size, and are of a most excellent and delicious flavor. The trees grow very rapidly, and, as a general thing, bear very early.

The plum tree is indigenous to this country, and is found growing vigorously and bearing abundantly in all the valleys not in cultivation. The tame varieties are planted to some extent, and do remarkably well, scarcely ever failing to bear an abundance of fruit.

The smaller fruits, such as strawberries, raspberries blackberries, gooseberries and grapes, grow wild in great abundance. The wild grapes grow shrilly and are very prolific. Judging from the difference of both fruit and foliage, there are at least a dozen varieties in the country. All varieties of cultivated grapes do well in this soil, and a number of small vineyards are in cultivation here, from a few of which some excellent wine has been produced.

The interest manifested of late years in the growing of fruits is encouraging, so much so, indeed, that the time is coming when fruits will form no inconsiderable portion of the yearly products.

#### STOCK-RAISING.

If this section of the State merits unusual praise for its adaptability to any single industry, it is to stock-raising. In no section of the United States, save in some portions of Texas, and in some of the southwestern territories, where wild grass is abundant the year round, can stock be more cheaply raised than in this; and even in those sections, the better grades of stock, requiring, as they do, food from cultivated lands, cannot be as successfully raised as here.

The combination of advantages for stock-raising in this county is, first—The healthfulness of the climate. Diseases common in many other sections to several kinds of stock, particularly horses, cattle, and sheep, are scarcely known here. Second—The greatest abundance of stock-water, not such as is found in the dirty and stagnant ponds and tanks of dry prairies, but pure, fresh water. Third—Wild grass grows in profusion on the hills and upland flats, and in the valleys. It comes very early, and does not entirely dry up or spoil by frosts of winter until very late—so that out-stock have abundant pasturage, free of cost to owners, for at least seven and a half months of each year. Besides, growing in the bottoms, are vines and small grass, upon which stock may graze during winter when the surface is clear of snow—thus obviating the necessity of heavy feeding during no inconsiderable portion of that season. Fourth—The winters are seldom

inclement enough to materially lessen the vital energy of animals that are well fed and otherwise properly cared for. These advantages are becoming so apparent, that several of the most energetic farmers are engaging rather extensively in the stock business, realizing the fact that raising stock will pay better in this country than any other business.

The kinds of stock principally raised in this county are, as in most of the counties of Southwest Missouri, horses, mules, cattle, sheep, and hogs, the tendency being decidedly in favor of the three last mentioned, as being the most profitable that can be raised under the surrounding circumstances. There is a growing feeling in favor of imported breeds. During the past year, a number of fine cattle and sheep, occupying a place in the herd-book, have been brought to the county from Kentucky; and, judging from the signs of the times, it is safe to predict that, during the present year, the amount of good cattle and sheep will be more than doubled. Of the varieties of improved cattle, the red, short-horn Durhams, are taking the lead; and, in the line of sheep, the Cotswolds, the Leicesters, and the Southdowns, are all meeting with favor. To the raising of good hogs, the farmers generally are giving much attention. Within the past few years, almost every farmer has made the improvement of his hogs a main object; and hence it is that, whereas, but a few years ago, good hogs were the exception, to-day bad hogs are the exception.

#### TAXABLE WEALTH.

The following is an aggregate abstract of the taxable property of this county and its valuation on the first day of August, 1879, as shown by the assessor's book for the year 1880:

REAL ESTATE.		Valued at
Acres on book.....	273,805	\$733,246
Town lots on book.....	118	19,335
Total.....		\$752,581
PERSONAL PROPERTY.		Valued at.
Horses.....	3,398	\$101,244
Mules.....	875	26,054
Asses and jennets.....	45	1,717
Neat cattle.....	8,631	68,689
Sheep.....	12,390	13,943
Hogs.....	21,525	20,077
Other live stock.....	12	19
Moneys and notes.....		51,381
Other personalty.....		96,177
Total.....		\$377,288
		752,581
Aggregate.....		\$1,129,869

An analysis of these figures, shows the following average of values per unit: Land, \$2.67; horses, \$29; mules, \$30; cattle, \$7.73; sheep, \$1.12; hogs, ninety-four cents.

To the unit value of land add one-half; to those of horses and mules, three-fourths; double those of cattle, sheep and hogs, and these are their average selling prices.

#### TIMBER SUPPLY.

The principal timber trees of this county are the oak and walnut. Of the oak, there is almost every variety known in this State, and it is found in abun-

dance and of fine size and quality all over the county—post oak, white oak and black oak on the hills and flats, and pin oak, burr oak and water oak in the valleys and bottoms. The walnut is also large and fine, but does not cover so much of the territory. The county also abounds in ash, mulberry, hickory, white maple, white and red elm, wild cherry, sycamore, persimmon, iron-wood, dogwood, red bud and pawpaw; and, to a more limited extent, may be found hackberry, birch, locust, sassafras, willow, box-wood and cedar.

The oak trees, in times past, were used extensively in the erection of cabins in which to live, but latterly they are mainly used in the construction of out-buildings and fences. At this day and time the well-to-do farmers, merchants, etc., mostly use pine lumber in the construction of their dwellings, it being purchasable in any quantity and at remarkably low rates just south and east, in the adjacent counties—Douglas and Texas.

#### ROCK ON FARMS.

The great abundance of rock in this county is one of the principal objections which new-comers urge against it—especially those who come from sections where there is no rock on the surface. But those who have lived in the county long enough to be able to distinguish its advantages from its disadvantages, regard its rocks as being in a great measure, an estimable feature. Where the land is too rocky for cultivation, an abundance of excellent grass and timber grow—two things as necessary to the farmer as any crop he can produce. Moreover, there are but few acres of the lands so rocky that they cannot be utilized in the production of apples, peaches and grapes—products which, at no very distant day in the future, will be a source of immense wealth to this section. Again, many acres of the lands that are thickly studded with surface rock are abundantly rich in those elements necessary to the production of the best crops—grass, wheat and tobacco.

For building purposes, there is an abundance of lime and sand-stone, and species known as yellow and white cotton-rock. The latter is very soft when first taken from the quarry, and easily wrought, but when exposed for a time to light and sunshine, becomes very hard and durable. The white cotton-rock is susceptible of a very fine polish, and retains its color well.

#### MINERALS.

There have been several discoveries of lead made in Wright County, the most notable of which is the Davis Mines, which are situated on the southern slope of the Ozark Mountains in the southwest part of the county. These mines have been worked for the last four years, and made a reasonable return for the labor expended. Good machinery and mining tact would probably fully develop these mines, as they have been pronounced valuable by several parties who have examined them, and profess to understand mining. Zinc ore is also found at this mine. There is no doubt a heavy bed of lead running through the above named section of this county, as there are outcroppings as far as eighteen miles east and fifteen miles west of the Davis Mines, and considerable mining has been done at several places for lead for home use.

According to Professor Schumard's report, copper exists in several localities in the county, awaiting capital and experienced miners to develop its whereabouts.

#### STREAMS AND WATER-POWER.

There are no great rivers within or along the borders of Wright County on which to carry the surplus of products to market, but it possesses streams affording water-power sufficient to convert ten times the grain raised into flour, and to spin a hundred fold more wool than is grown. Most prominent among these as to size is the Gasconade River, flowing diagonally through the county from the southwest to the northeast. This stream has a width of about eighty feet, and an average depth of three or more feet, and affords excellent water-power throughout the entire year. Quite a number of good sites for such power are found along the main stream, a few of which are occupied by grist mills, while many lie unemployed. Beaver Creek, which flows through the entire width of the county near the eastern boundary, is, in point of water-power, equal, if not superior to the Gasconade. This stream is of very rapid descent, and is correspondingly well suited to the propelling of machinery. In proportion to length and volume of water, it furnishes as many good mill sites as any stream in Southwest Missouri.

These two streams, with their many primary and secondary confluent, constitute a net-work of flowing waters unsurpassed.

#### RAILROADS AND COUNTY ROADS.

Within the boundaries of the County there are no railroads at present. The surveyed line of the contemplated Kansas City, Fort Scott & Memphis Railway, passes east and west through the southern portion of the county, and it is the opinion of those best informed, that this road will be in process of construction within the next two years; if so, the county will soon experience a change for the better, the like of which has never been known by the people.

Within seven miles of the northwest corner of the county, the St. Louis & San Francisco Railway passes. The most accessible depot on this road, and the one to which goods are mainly shipped from St. Louis, is at Marshfield, Webster County, distant twenty-five miles from Hartsville, the county seat.

As a general thing, the county roads are very good. Of these there are quite a number, which are kept in condition by semi-annual workings.

#### SCHOOL FACILITIES.

There are sixty-five regularly organized school districts in the county, in which was expended for school purposes during the past year, the sum of \$6,517 14. Of this sum, \$2,400 57 was derived from the public school fund of the State; \$2,065 44 from the permanent school fund of the county, and \$2,051 13 from local taxation. Besides these sixty-five public schools, two high schools have been maintained during the past years, one at Mountain Grove, in the eastern part of the county, and the other at the county seat.

The last enumeration, made in April, 1879, shows the number of children of school age, to be three thousand four hundred and ten; fifty-four of whom

are colored, and for whose benefit a separate school is maintained in the same manner as are the regular district schools.

#### FINANCIAL CONDITION.

Owing to a most judicious management of public affairs by county officials, the financial condition of this county has always been good. To-day it is second to that of but few counties in the State. The county is entirely unencumbered with debt, and warrants are current the year round at from ninety-five to ninety-seven and one-half cents on the dollar, and oftentimes they sell at par. The aggregate taxation (comprising State, county and local school tax), ranges from ninety cents to one dollar on the one hundred dollars.

#### IMMIGRATION.

Perhaps in no county in the State have the people done less to induce immigration than in this. Heretofore the few people that have annually settled in the county, have done so of their own accord, and not at the solicitation of citizens. In this remark it is not the purpose to cast any reflection upon the people by intimating that they are too selfish to desire immigration to the county. It simply means that, by habit, as it were, they have been negligent of one of the most important interests of the county—that of securing a rapid and early development of its resources, through the combined efforts of as many people as might be accommodated on its thousands of acres of cultivable lands.



