

A TRIP THROUGH A
Non-Advertised
Country

REACHED



ONLY VIA

IN **IOWA**

MINNESOTA

AND **DAKOTA**

THE UNIVERSAL PRESCRIPTION

“Go West!” “Go West!”—“Emigrate!” “Emigrate!”
Such, for some years past has been the one prescribed remedy for the various ills from which the body agricultural has been suffering, in the older sections of our own country and in no inconsiderable portion of the continent of Europe. Whether the malady has been traceable to an exhausted soil, to high rents, to low prices, or to all these in conjunction, the remedy has been the same—“Go West!”—“Emigrate!”

The extensive advertising of the various States and Territories of the West and Northwest, more particularly during the last five years, has enormously increased what would otherwise have been a comparatively small movement of population. The result has been that within that brief period nearly 2,000,000 people have crossed the Mississippi river in the hope of bettering their condition, the attraction, in nine cases out of ten, being **CHEAP LAND**.

Now, while there may have been instances in which it would have required greater courage to have remained on the old place, and faced accumulating debts and difficulties, than it did to begin life again under new conditions but free from long-felt embarrassments, it cannot be denied that an enormous majority of those who have moved West have had to have brave hearts and no little strength of purpose. This, however, was due, not to any serious risks they were taking, but merely to the fact that they recognized their migration as one of the turning points of their lives, and that the uncertainty which always enshrouds the future is at such a time doubly accentuated.

Farmers are proverbially conservative, perhaps the most conservative of all classes of men. While the number of those who have been able to screw their courage to the sticking-place, and to seek new homes, can be approximately ascertained, it will never be known how many have been willing, yet afraid,—how many have found the ties and associations of the old home too strong for them,—how many have been allowing the golden opportunities to pass by, not because they themselves were timid or distrustful, but merely that they were *over-cautious*. Mid the discordant voices of rival railroads and rival boomers, they have been unable to make up their minds. Desirous of obtaining the best possible locations, and

Afraid of Making a Mistake,

they have just remained where they were. If it is in the last category that you, my good friend, are to be numbered, it is for your special benefit that this little pamphlet has been prepared.

The great railroad system which gives access to the country described in the following pages is *not a land-grant road*, but

was built by private enterprise for the development of one of the fairest portions of the world. In seeking, therefore, to bring about the complete settlement of the rich and beautiful territory its lines traverse, it has no inducement to set one section before another.

Crossing the great agricultural State of Iowa, in which it has 845 miles of road, extending in part through the only portion of that famous State where cheap lands are still obtainable; passing through one of the best sections of the flourishing State of Minnesota, a section, moreover, in which settlement is still in progress, and constituting the great commercial highway to that highly-favored region East Central Dakota, the **Burlington, Cedar Rapids & Northern Railway** offers the intending settler a wonderful variety of desirable locations. In whatever branch of agriculture he may wish to engage, he has no difficulty in obtaining, on its line of road, a location in every way adapted to his requirements; and if he has been brought up in the good old-fashioned way, and is proposing to devote himself to diversified farming, he will find the most favorable conditions for its pursuit.

With a view to establishing his new home, where he will be the happiest and most successful, it is certainly desirable that he should take

A Trip Through the Country

Having previously put himself in communication with an agent of the Burlington, Cedar Rapids & Northern Railway, and secured a **Land-Seeker's** Excursion Ticket at reduced fare, he will make connections with the Company's lines at Burlington, Columbus Junction, West Liberty or Cedar Rapids, according to the direction from which he comes. It is at the last-named, the flourishing city of Cedar Rapids, famous for its extensive pork packing, that the Company's general offices are situated, and it is here that we begin our tour of observation.

No State in the Union is more thoroughly and exclusively identified with the vast agricultural interests of the country than the State of Iowa. While it has a population of 1,753,980, its largest city contains less than 33,000 inhabitants, its people being pretty fairly distributed over its 26,025 square miles (with the exception of a section in the Northwest), and, as it goes without saying, largely devoted to agricultural pursuits. The magnitude and variety of its farm products are, however, too well known to need further reference, even were they of greater concern to us than they are. Suffice it to say that in 1884 its wheat crop was about equal to the combined wheat crops of New York and Pennsylvania, that its corn crop was one-seventh of the entire corn crop of the country, and that its corn, wheat and oats would have filled two solid freight trains extending, each of them, from New York to San Francisco, not to mention its other cereals, its fruits, wool, dairy products and surplus live stock, the whole valued at \$181,560,694.

But is it possible that this great State is not yet entirely settled up? Can it be that there are still

Cheap Lands in Iowa?

Even so; and that for reasons which must commend themselves to the most sceptical. When the Burlington, Cedar Rapids & Northern Railway was extended through the north-western part of the State, opening up a region in which almost

entire counties were destitute of railway accommodations, the Dakota fever was at its greatest height. That remarkable movement of population, which has become historical, and whose only parallel in modern times was that which followed the discovery of gold in California, was in full activity. Any endeavor to detain those eager land-seekers, by the promise of even free farms in another State, would have been just about as successful as were the efforts of the man who, to settle a wager, took up a position in a busy city thoroughfare, and offered the passing crowd genuine half-dollars at a penny each. Furthermore, the lands now offered have, to a large extent, only come into the market since that time, having been held back until recently by the various institutions, corporations and other public and semi-public bodies to which they were many years ago granted by the State.

But, not further to anticipate, we take our seats in one of the elegant and comfortable cars composing the morning train on the Iowa Falls division of the Burlington, Cedar Rapids & Northern Railway, and are soon traveling at a rapid rate, and over an excellent road, through a rich and beautiful country. It is not, however, until we have passed Iowa Falls, ninety-seven miles from Cedar Rapids and, by the way, one of the admirable dining stations of the road, that we find much unoccupied land, trim homesteads, with their well cultivated fields and fruitful orchards, testifying to the thorough settlement of the country, at least along the line of railroad, and not less emphatically to the thrift and prosperity of the people. But having passed **HARDIN** and **FRANKLIN COUNTIES**, each producing about two million bushels of corn and one and one-half million bushels of other cereals, chiefly oats, per annum, we enter a county of equal area but containing only 1,115 farms, against 1,525 in Franklin and 1,979 in Hardin, with a proportionately smaller acreage of improved land, and about half the products.

This is **WRIGHT COUNTY**, the judicial seat of which, Clarion, was the terminus of the road from June, 1880, to September, 1881, when it was opened to Emmetsburg, fifty-seven miles northwest. The land in this county is not of so even a standard as in some others along the line of road. No inconsiderable portion of it, however, is equal to the best, and settlement is going on rapidly. Galtville claims to have in its vicinity some of the best unoccupied farming land in the county, and the district is thinly settled, the land not having yet been fairly in the market. Even around Clarion the country is also but thinly settled. West of the city are two entire townships of an exceedingly attractive appearance, and yet with only a few scattered homesteads. In the neighborhood of Goldfield the land is of excellent quality, and every farmer is able to have a flowing well on his farm, which is an incalculable advantage where stock is kept, as is the case throughout this section.

From Dows, a town and railway station on the eastern edge of the county, a branch road has recently been built to a point forty-one miles north. This branch has opened up

A Fine Agricultural Country,

which is attracting a large number of settlers. Rowen, the first station north of Dows, serves quite a thriving community. The unoccupied lands in its vicinity, which are very good and can be bought at a reasonable price, are being taken up rapidly, and the entire district will soon be under cultivation. Around Belmond, the next point, the country is about half settled, while Goodell, six miles further north, is the young metropolis of an important section, containing various distinct

settlements. The settlers located to the north and northwest are mostly Germans, those to the west Scandinavians; the country to the east is largely occupied by Germans and Americans, while the south, southeast and southwest are also thickly settled with good American farmers. This may be taken as illustrating in a general way how settlers of foreign birth form themselves, where practicable, into distinct colonies, a custom which has the advantage of enabling new comers to choose neighbors of their own nationality. In this section many new farms are now in process of being opened up and a large amount of breaking is being done.

It should be stated that just before reaching Goodell, going north, the line enters **HANCOCK COUNTY**, through which it runs about twenty-one miles to its terminus at Madison. This county is but sparsely populated, the State census of 1885 showing it to have only 5,089 inhabitants, scattered over its sixteen townships. Only one acre in every six is improved, nevertheless, the country makes a fair showing, with its 413,686 bushels of corn, 566,811 bushels of oats, 144,200 bushels of spring wheat, 77,719 bushels of barley, 16,968 bushels of flax seed, 29,293 tons of hay, 5,388 pounds of wool, 54,458 bushels of Irish potatoes, 8,354 hogs sold or slaughtered, and 150,138 pounds of butter, besides 56,486 gallons of cream sold to factory, and smaller quantities of rye, buckwheat, fruit, sorghum syrup, poultry and eggs. The production to the acre shows a good average for a new country, where you are always sure of finding not a few settlers who are making their first attempt at farming.

Hancock county, when fully settled, will take high rank among its sister counties. Many new farms are now (1886) being opened up, and settlers are coming in rapidly. Between Goodell and Garner, and also near the latter town, as well as in the vicinity of Madison, there is good land to be had at reasonable prices. The nationality of the settlers is somewhat varied, but the settlements are for the most part distinct, in accordance with the custom before referred to.

Resuming our journey on the main line, we come to **HUMBOLDT COUNTY**, in which the most important settlements are Hardy, Livermore and Bode. This county is about twice as well settled as Hancock county, and its products are, with one or two exceptions, in the same proportion. The settlers in the vicinity of Hardy are chiefly of foreign birth, except those to the north and northeast, who are mostly Americans. The Livermore district is not thickly settled, and both wild and improved land, of a good quality, may be bought at a reasonable price, and that quite near to the town. The vicinity of Bode is thickly settled, at least by comparison with other sections. The people are largely Scandinavian; extremely poor when they first located here, they have, by industry and thrift, become fairly well-to-do.

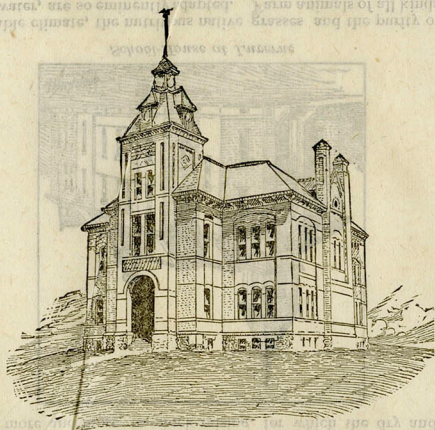
Crossing the extreme southwestern corner of Kossuth county, we next come to the **COUNTY of PALO ALTO**. We have now fairly entered that extensive region whose

Remarkable Adaptation to Diversified Farming

is proving so great an attraction to the new home-seeker, its fertile soil, healthful climate and abundance of pure water promising to make it one of the most prosperous sections of the

State. Only one-seventh of the area of Palo Alto county having as yet been under cultivation, and a large quantity of grain being used for feed, its shipments of cereals have been but small. But if the products of the soil are not reaching the markets of the world in one form, they are in another, nearly 60,000 hogs having been shipped from the county in 1884, as well as a considerable proportion of the butter product of the year, which was upwards of 300,000 pounds, exclusive of the manufacture of several newly established creameries.

That stock of all kinds should do well throughout this entire section need not occasion surprise. The dryness and



Palo Alto County Court-House

purity of the atmosphere, the general equability of the climate, and the excellence and abundance of the water, are such that cattle and other stock enjoy an almost perfect immunity from disease, and losses are reduced to a minimum. This is equally true to the entire country right through to Watertown, the terminus of the road.

Another great advantage to the stock-grower is economy of maintenance, due to the abundance and highly nutritious quality of the native grasses, and to the facility with which large crops of roots and other feed can be raised. Wild hay can be stacked at a cost of about \$1.00 per ton, or baled and pressed for shipment for from \$2.00 to \$2.25 per ton. Enormous quantities of it are gathered every year, and extensive shipments have recently been made to various parts of New England. Corn and oats constitute the principal crops in Palo Alto county, and it is claimed by pioneer farmers that there have been but two failures in the corn crop within fifteen years. The soil of the upland prairie is a rich loam, from eighteen inches to three feet in depth, with yellow clay subsoil. At a depth of about twenty feet you strike blue clay, and at forty-five feet, gravel.

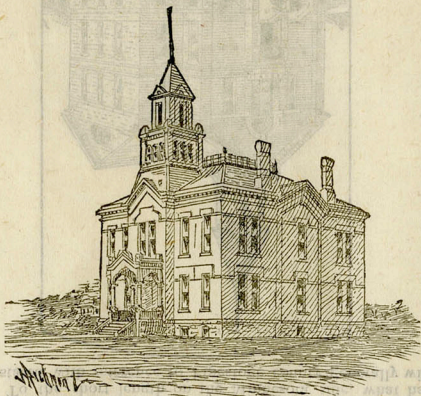
Improved land is worth all the way from \$15.00 to \$28.00, and unimproved \$8.00 to \$15.00 per acre, according to its

distance from a railway station. Many of the farmers are in good circumstances, and enjoying, as they do, the advantage of

Free Pasturage for their Cattle,

which range freely over immense tracts of country, they view the prospective settling up of the county with anything but satisfaction, and where they can discourage it without stultifying themselves, they are very apt to do so. This is a fact it may be well to bear in mind.

The railroad has four stations in this county. The first, West Bend, is in the midst of a fairly-settled district, occupied by intelligent and energetic farmers. There is some very good land here, and the station is one of the principal shipping points



Emmet County Court-House

for hay. The vicinity of Rodman, the next station, is but thinly settled; but progress is being made, and land is increasing in value. Nine miles more and we run into Emmetsburg, the largest and best town in this part of the State. It is the judicial seat of the county and the business capital. There is a very large land business transacted here, probably four-fifths of all the sales in the county being effected at this point. Having excellent hotel, livery, banking and other accommodations, Emmetsburg is one of the best towns at which to make a halt. The settlers in the vicinity, who number among them many well educated and thrifty Scotchmen, are really all of a good class.

There is considerable unoccupied land of a good quality between Emmetsburg and Graettinger, the nearest station north.

The surface of the country generally is more or less rolling, although there are many large tracts of level prairie, as, for instance, between Bode and West Bend, where the eye sweeps over a magnificent expanse of unbroken country.

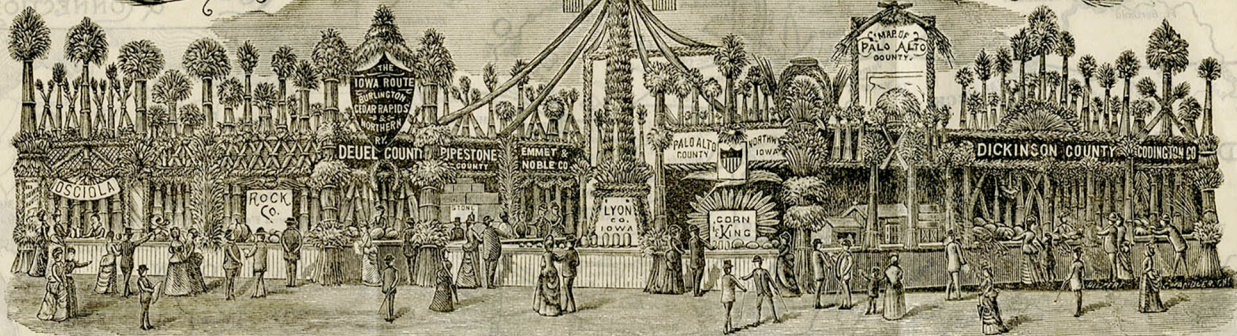
Proceeding northward, we cross the county line and enter **EMMET COUNTY**, one of the tier of counties bordering upon Minnesota. The western portion of this county lies

in the valley of the Des Moines river and the eastern portion in that of the east fork of that river. Between these valleys the land is a high undulating prairie. While certain localities are comparatively well settled, there are extensive tracts of the very best land in the county wholly unoccupied. This is due to the fact that upward of two-thirds of its entire area, or 170,000 acres out of a total of 239,513, were many years ago granted by the State legislature to certain railroads built in other parts of the State, to various other counties and to the State Agricultural College, and these lands have only recently been put upon the market. The land so long reserved, and now offered at an exceedingly reasonable price, is eminently adapted to mixed farming, and, lying as it does in almost entire townships, it offers superior advantages for colonies, where a large number of families wish to form a settlement of their own. East of Wallingford the country is moderately well settled, but westward it is almost entirely without settlement for about four miles. Here, as in Palo Alto county, farmers engaged in stock-raising, as well as herdsmen and other interested parties, do all they can to discourage settlers from coming among them, as they naturally wish to retain the advantage of free pasturage. But this, as is well known, is likewise the case in Texas, Montana and all other stock countries, and the land seeker will know what importance to attach to it.

Estherville, the county seat, is situated on the east side of the Des Moines river, in a bend of the stream, and on one of the finest sites in the Northwest. In the early history of this portion of the State, there was at this point a frontier post which became the nucleus of a small settlement called Estherville, in honor of the only white woman then living in the county, Mrs. Esther Ridley, who is still residing in this now flourishing city. It was not until the advent of the Burlington, Cedar Rapids & Northern Railway that the town assumed any importance, but since that event it has grown rapidly. The shipping and distributing point for a large section of rich country, by virtue of its geographical position, it has the further natural advantages of being almost surrounded by a fine belt of timber and of possessing in the Des Moines river an available water power of great value, both in its volume and in the facility with which it may be utilized for milling or other manufacturing purposes. The headquarters of the Iowa Falls division of the railroad, including the offices of the Assistant Superintendent, Train-Master, Train-Dispatcher and various other heads of departments, are located here, as are also the Round-house and Machine Shops for the division, which give employment to a large number of men, all of whom make the town their home. Estherville is also a prominent land centre, and persons wishing to look at lands in Northern Iowa or Southwestern Minnesota will do well to make a halt at this city. So low is land held, that within four miles of the town desirable locations may be obtained at \$7.00 per acre.

Fuel is not the serious item of expenditure in this region that it is in many other parts of the West and Northwest. At Estherville and other points good dry hardwood is worth \$6.00 per cord, while soft coal of excellent quality can be bought at from \$3.50 to \$3.75 per ton. As applying, not to this county only, but to the entire country tributary to the Burlington, Cedar Rapids & Northern Railway, it may be stated that drought is entirely unknown. The rainfall is not heavy, but it comes just at the right time, and what constitutes in many other States one of the most serious sources of loss, never enters into the calculations of the farmer in this region.

EXHIBIT OF PRODUCTS ALONG THE LINES OF
"BURLINGTON, CEDAR RAPIDS AND NORTHERN RAILWAY."
 AT CHICAGO EXPOSITION 1886.



THE GLORIOUS GOLDEN WEST

As Described by Some who Inhabit the Land

Mr. D. L. McCausland, formerly of Canada, now of Sibley, Iowa, writes as follows:

MRS. I. J. BISHOPP.

DEAR MADAM,—I received a paper from you to-day, and am glad to see from it that you are in a position where you may reasonably expect a profitable season's work.

You will perhaps remember having seen me at Larchwood last summer. I am in the land business here myself. Have been here fifteen years. Moved west from Newmarket, near Toronto, and will gladly answer any inquiries you may wish to refer to me. Glad to hear from you.

D. L. MCCAUSLAND.

ANOTHER.

LARCHWOOD, Lyon Co., Iowa,

January 9th, 1887.

DEAR MRS. BISHOPP.—My brother handed me your esteemed communication a few days ago, and on reaching home to-day I avail myself of the first opportunity to reply to it. And first of all I must say how happy I was to learn that you were well, and succeeding in the advocacy of a good cause.

You can use my name in encouraging persons to emigrate to these rich lands to any extent you may think fit or right, and farther, that I would feel very grateful if you would send me some settlers from Canada like those I have already in my mission, for I feel proud of them, as they are a credit to their church and community by their goodness and industry, and they are fast working themselves up to be wealthy and independent. A good industrious settler will find in me a friend if required. As I am in a hurry to catch the train for Hawarden, where I have just built a new church, I must finish by wishing you success in your efforts to send persons to the Glorious Golden West. Very truly yours,

FATHER PHELAN.

FROM CLEAR LAKE, DAKOTA.

Mr. T. Frank Hanley, banker, writes as follows:

January 6th, 1887.

DEAR MADAM,—I have to-day written the parties mentioned in your favor of the 1st inst., offering to sell land in any quantity, small cash payment, and long time for balance, anywhere from cash to ten years' time. I can give them any length of time, and if they are of the right sort will assist them to build homes, purchase teams, etc.

I have referred them to Robt. Jaffray, Esq., of Toronto, whom I feel certain will tell them I mean just what I say, and do just as I agree to. Truly yours,

T. FRANK HANLEY.

Under date of January 23rd, Mr. L. H. Moore, real estate dealer, and one of the proprietors of the great Pipestone quarries, Pipestone, Pipestone County, Minn., advertises as follows:

We invite the attention of wholesale houses to this city as a distributing centre for groceries, stoves and hardware, lumber and coal, dry goods, millinery, machinery, building materials, etc., etc. We want an oil mill, linen factory, boot and shoe house, flouring mill, paint works, planing mill, agricultural works, button factory, paper mill, flax, straw, paper, pail factory, waggon and carriage factory, packing house. A good college will receive donations of grounds and stone to build with.

Any person wishing full particulars concerning any of these lands, also pamphlets, circulars, etc., address,

MRS. I. J. BISHOPP,
 Special Agent, Toronto, Canada.

THE ONLY SECTION
OF THE
Great Agricultural State
OF

IOWA

WHERE THE SETTLER MAY STILL
OBTAIN A

CHEAP HOME
IS THE
NORTHWEST

This was the last to be provided with railroad communication, and that is why it still has sufficient unimproved land, adjoining the BURLINGTON, CEDAR RAPIDS & NORTHERN RAILWAY, to make

16,000 Choice Farms
OF 160 ACRES EACH

You can buy from five to ten acres of this rich and fertile land, equal to the best in the State, for the price of a single acre of your present farm. Before many years it will be worth \$50.00 an acre. To *bona fide* settlers improving the land, the the further inducements are offered of

LONG TIME AND EASY PAYMENTS

The counties through which these lands are scattered produced in 1884, 8,335,443 bu. of corn, 1,071,881 bu. of spring wheat, 7,340,791 bu. of oats, 718,518 bu. of flaxseed, 591,682 bu. of Irish potatoes, 2,848,076 lbs. of butter, 420,364 tons of hay, 97,816 lbs. of wool, and shipped or slaughtered 201,444 hogs. Such are the products of this magnificent region. The lands now offered, and almost given away, are among

The Finest Agricultural Lands

In the entire Northwest, the marvelous diversity of their capabilities giving them an immense advantage over all other cheap lands now in the market.

HAVE YOU HEARD OF THE
MARVELOUS PROGRESS

OF

Minnesota

Now one of the foremost AGRICULTURAL STATES

Minnesota has produced, two years in succession, the

Largest Wheat Crop

Of any State in the Union. It also distanced all competitors in the exhibition of

DAIRY PRODUCTS

At the World's Fair at New Orleans, gaining the highest awards on butter, the grand sweepstakes and twenty-one of sixty-four class and *pro rata* premiums.

The best section of this great State is the Southwest, where there are still awaiting cultivation, and adjoining the

Burlington, Cedar Rapids & Northern R'y

UPWARDS OF

One Million Acres

Of the Finest Agricultural Land on the American Continent

The five counties in which these lands are situated are peculiarly adapted to the cultivation of both corn and wheat. According to the report of the U. S. Agricultural Department for 1884, their corn crop for that year showed a higher average yield than obtained in Illinois, Iowa or Missouri, the three greatest corn-growing States of the country.

The wheat crop averaged from fifteen to eighteen bushels to the acre, notwithstanding the inexperience of many new settlers.

These lands may all be purchased at from \$5.00 to \$10.00 per acre, those in the immediate vicinity of railway stations being the highest priced.

DICKINSON COUNTY, adjoining Emmet county on the west, has much in common with its neighbor. It raises, however, rather more wheat, barley, flax and potatoes, and also produces more butter, while Emmet county has the advantage in corn, oats and wool. Dickinson county is thinly settled, but most of the nationalities found in the northwestern farming districts are represented. In the vicinity of Superior, most of the settlers are Americans. These are from time to time being joined by friends, who, on the strength of their representations, are

Leaving the Worn-Out Lands of the East,

and coming where the bounty of nature is poured out without stint.

Unimproved land is worth from \$6.50 to \$15.00 per acre, according to its distance from a railway station. But land at the former figure can be bought within six miles of Superior, the value or at least the price of that is \$15.00, being affected in no small degree by the possibility of its being required for town-site purposes.

Many of the lands both in Dickinson and Emmet counties are sold on long time and easy payments. In some cases no payment whatever is required until the second year, when a small sum, usually not exceeding \$1.00 per acre, is payable. Land is thus obtainable that is not only cheaper in the end than any Government land now open to settlement, regard being had to its location and capabilities, but that is quite as easily acquired by anyone of small means. It is certain, however, to increase rapidly in value, so if you want the benefit of low prices, now is the time to come.

The two counties contain numerous beautiful lakes, from a few hundred square feet in extent to that magnificent group, composed of Spirit Lake and East and West Okoboji, covering nineteen square miles. Nowhere is the land surrounding them of a marshy character. On the contrary, they have clean, dry beaches of sand or gravel, with occasional groves of natural timber. Spirit Lake is the most popular health and pleasure resort in the State, and its unrivaled hotel accommodations are annually taxed to their fullest extent by the thousands of visitors who flock to the place from far and near.

It is worthy of note in this connection that this is the healthiest section of one of the

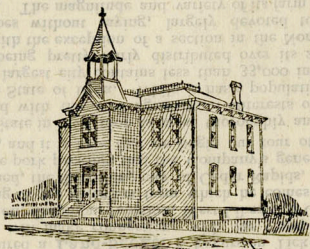
Healthiest States in the Union

According to the United States Census Reports Iowa and Minnesota have fewer deaths in each thousand inhabitants than any other State between the Alleghanies and the Rocky Mountains. It would not be difficult to prove—and that without any far-fetched or elaborate arguments—that making proper allowance for the difference in the proportion of infantile population, in which mortality is always and everywhere the highest, the two States named are, without exception, the healthiest in the Union. But the more moderate statement is sufficient for our purpose, seeing that it is almost invariably to the western slope of the great Mississippi Valley that the new home-seeker directs his steps.

The same report shows that enteric, cerebro-spinal and typhus fevers are, in Northwestern Iowa, conspicuous by their absence, and that that section enjoys also complete immunity from malarial diseases. The same may be said of Southwestern Minnesota and East Central Dakota, where the prevailing physical conditions are much the same as here.

We are now on the summit of the dividing ridge between the Mississippi and Missouri rivers. While Burlington is only 486 feet, and Davenport 528 feet, above mean sea-level, Spirit Lake is at an elevation of no less than 1,694 feet. This high plateau extends northward far into Dakota, and also a considerable distance westward, Sibley, Luverne, Pipestone, Toronto and Watertown, the most important points, still lying before us, being respectively 1,524, 1,472, 1,740, 2,015 and 1,755 feet in altitude.

Of no little geographical and geological interest, the importance to us of this remarkable formation lies in the capabilities of its soil, which can only be described as marvelous. Theories based upon the experience of the entire civilized world have



School-House at Sibley

been falsified by the readiness with which it has yielded crop after crop of exhaustive products, showing not the slightest falling off either in quantity or quality. Its extraordinary persistence, of which we shall have more to say presently, denotes chemical qualities that render it, in all probability, the

Richest Soil on the American Continent

From Lake Park, near the western border of the county, a branch line extends nineteen miles in a northwesterly direction to Worthington, in Minnesota. This handsome little city, the judicial seat of **NOBLES COUNTY**, is surrounded by a country remarkable for the fertility of its soil, which yields excellent crops of all the principal cereals, as well as garden vegetables in great abundance.

Passing from Dickinson county to **OSCEOLA COUNTY**—the chief towns of which are Sibley, the handsome county seat, and Ocheyedan, a promising little city on the line of the road, eleven miles east—we notice a great increase in the amount of cultivated land. A population of only 4,000 have under cultivation a considerably larger area than the cultivated acreage of Emmet and Dickinson counties combined. Producing, like its sister counties, very fair crops of corn, wheat, oats and barley, chiefly for its own consumption; slaughtering or selling for slaughter an average of twenty-two hogs for

every one of its 555 farms; shipping as much wool as all the other counties on the line, west of Kossuth combined, and making a good showing in its production of butter, it is not, by reason of these varied evidences of its capabilities that Osceola county has attained its pre-eminence, but through its extensive and successful cultivation of a product to which we have not as yet had occasion to refer. That product is flax, over a quarter of a million bushels of flax seed having been raised in the last year (1884) for which we have complete and authentic returns.

That, in many parts of the Northwest, flax is found to be the best crop to raise on the sod, *i. e.*, after the first breaking of the prairie, any one at all familiar with the methods of agriculture in this region will be aware; but that there exists a section of country—it might almost be said anywhere in the world—where flax is raised continuously from the same soil, year after year, without rest or fertilization of soil or rotation of crops, and without any diminution in the yield, is surely a surprising piece of information. Yet that claim is put forward on behalf of **OSCEOLA** and **LYON** counties, Iowa, and **ROCK** and **PIPESTONE** counties, Minnesota, all traversed by the road upon which we are traveling.

There have been agricultural writers who have contended, contrary to the commonly received opinion, that flax is not a particularly exhaustive crop. One and all, however, admit that it requires altogether exceptional methods of cultivation, and one who is most emphatic in his statements that it does not unduly impoverish the soil declares, perhaps somewhat inconsistently, that “there should be an interval of from six to ten years between crops, so that the land under cultivation may regularly receive back from the different manures applied a portion of the special nutritive elements of which it was depleted by the flax,” after which he proceeds to recommend an elaborate system of crop rotation.

No doubt can for a moment be entertained that there is in this section a soil of extraordinary richness and persistence. On the Minnesota side of the line flax has been raised from the same soil eight, nine and ten years in succession, with better results each year. In one well-authenticated instance the eighth successive crop averaged fifteen and one-fourth bushels per acre, machine measure.

So long as this goes on, theorizing is worth but little. There is no gainsaying the fact that farmers in this section are able to do what has not been found practicable elsewhere. Much as we should deprecate submitting the soil to too severe a strain, and reluctant as we are to seem to encourage, in the slightest degree, the practice of unsound methods of agriculture, which so far from being to the farmer's true interest are sure to recoil sooner or later upon those who adopt them, we are forced to recognize facts as such. In the face of *what has actually been done*, and is being done year after year, it cannot be denied that this is peculiarly and emphatically a flax country.

Its average crops, moreover, are very high. Osceola county averaged in 1884 nine bushels to the acre, or more than any country in Europe. Lyon county, the same year, averaged thirteen bushels to the acre, while fifty-three individual crops reported in a local newspaper averaged sixteen bushels, one of them being no less than twenty-six and one-half bushels. When such crops as these can be raised, and the product readily sold for nearly double the price of wheat, as was the case in 1885,

who can wonder that farmers are disposed to raise all the flax they can, and let the future take care of itself?

The end of it all will doubtless be a general recognition of this region as the

Great Flax Belt of the United States,

and the cultivation of the product upon so extensive a scale that, even allowing for the adoption of a proper system of rotation, which is sure to come, the requirements of the country will be supplied and importation be no longer necessary.

That the future of this section will be a magnificent one admits of no doubt; for as has well been said, soil that is good for flax is extra good for all other crops. Much of it, as we shall presently see, is distinguished for large yields of almost everything under cultivation.

Little now remains to be said before we cross the State line into Minnesota. **LYON COUNTY**, with about the same cultivated area as Osceola county, produces less flax than the latter but more corn, oats, wheat and barley. Its average yield of flax seed is, however, so high, that the cultivation of that product is certain to be largely extended. The native-born population of the two counties outnumbers the foreign-born by more than four to one. The farmers are prosperous and contented, and are doing all they can to induce their friends in other States to come out and share their good fortune.

We are now ready to pass from Iowa to Minnesota; from a State which, although of capabilities as varied as they are enormous, is more especially identified with the production of corn, to one that may not inaptly be denominated the

Bread and Butter State,

seeing that it has not only been the Banner Wheat State of the Union two years in succession, but carried off the highest awards for butter at the World's Fair at New Orleans, as well as twenty-one out of sixty-four class and *pro rata* premiums for that product.

Before, however, we proceed further on the main line, mention should be made of a recently-constructed branch extending from Ellsworth, sixteen miles west of Sibley, through Rock Rapids, the judicial seat of Lyon county, to Sioux Falls, one of the best towns in the entire Territory of Dakota. This branch, built not in anticipation of the future requirements of the country it traverses, but in response to urgent representations as to actual needs, is destined to become one of the most important in the whole system. Not only does it furnish a large part of Lyon county with the only railroad facilities it possesses, but it constitutes the most direct eastern outlet from Sioux Falls and the rich and prosperous country tributary thereto.

MINNEHAHA COUNTY, of which Sioux Falls is the judicial seat, is one of the most wealthiest and most populous counties in Dakota. It produced in 1884, in addition to large crops of all the principal cereals, 375,476 pounds of butter and 212,920 bushels of flax seed. The celebrated falls of the Big Sioux river, from which the county seat derives its name, afford at that point a splendid natural water-power, which is utilized to great advantage, manufacturing being quite an important industry.

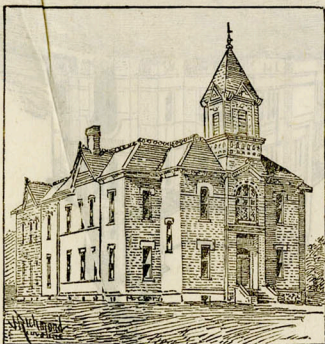
LINCOLN COUNTY, adjoining Minnehaha county on the south, is another fairly well settled and exceedingly

flourishing county, where unimproved land can nevertheless still be bought at from \$5.00 to \$10.00 per acre.

Returning to the main line, it may be stated that, unless we include the branch extending from Lake Park to Worthington, this division of the Burlington, Cedar Rapids & Northern Railway only extends through the State of Minnesota some sixty miles.

But the counties through which it has been built are not more famous for the marvelous adaptability of their soil to the raising of flax than for high average crops of other products of the soil. **ROCK COUNTY**, in the extreme southwestern corner of the State, and adjoining both Iowa and Dakota, produced, in 1884, 356,236 bushels of corn, averaging thirty-seven bushels to the acre; 114,832 bushels of wheat, averaging sixteen bushels; 124,202 bushels of barley, averaging thirty-four bushels; and 520,044 bushels of oats, averaging forty-two bushels to the acre. Its production of flaxseed was 202,567 bushels, or 9.3 bushels to the acre. In 1883, the latest year for which complete returns are at hand, the county produced 178,029 pounds of butter, and in the spring of 1884, 12,330 pounds of wool; while its average potato crop was no less than 128.5 bushels to the acre. That these excellent averages should have been attained, when so many of the settlers are novices at farming, speaks eloquently for the capabilities of the soil.

But enormous as are those capabilities, and easily subdued as is the friable soil of this section, farmers are giving their attention more and more to stock-raising, for which the dry and



School-House at Luverne

equable climate, the nutritious native grasses and the purity of the water, are so eminently adapted. Farm animals of all kinds thrive amazingly, and command an unfailing market at high prices.

In the immediate vicinity of Luverne, the prosperous judicial seat of the county, the country is thickly settled; but within six miles of the city, land equal to the best is still obtainable at prices that place it within the reach of all.

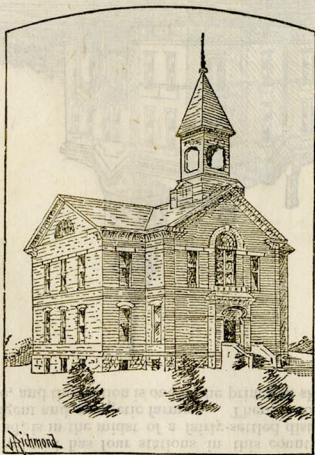
The next county we reach is **PIPESTONE COUNTY**, so named from the red quartzite which crops out near Pipestone City. This flourishing county almost doubled its population between 1880 and 1885, and the present season will also see it largely augmented. But its cultivated acreage does not exceed one-fifth of its area, and there is an abundance of good land to

be had at reasonable prices. It produced in 1884 two-thirds more wheat than Rock county, but less than one-third as much corn, and only about half the quantity of oats. Its corn crop, however, averaged forty bushels to the acre, its other crops likewise showing good averages, although not quite so good as those of Rock county. Its cultivated acreage was, and still is, much less than that of its southern neighbor, but that would not materially, if at all, affect the comparative averages. Flax is largely cultivated. Last year's crop, which averaged fifteen bushels to the acre, could all have been sold at \$1.00 per bushel, had not the farmers held it too long in the hope of getting a still higher price.

Stock-raising is an interest prosecuted with great intelligence and corresponding success. Farmers associate to buy imported stock, especially horses, of which several hundreds were brought in last season.

Traveling, as we are, farther and farther away from the coal fields, the question of fuel presents itself as one of some interest and importance. At Pipestone the various grades of soft coal can be bought at from \$5.00 to \$7.00 per ton, and hard coal at from \$9.00 to \$10.00. Oak wood is worth \$5.00 and hard maple \$6.00 per cord.

From Pipestone to Watertown, the flourishing city in East Central Dakota at present the terminus of the road, is eighty-five miles, of which seventy-one miles lie across the Dakota line. To the short length on the Minnesota side, what has been stated with reference to Pipestone county generally will



School-House at Pipestone

strictly apply. Dakota has been so thoroughly advertised in a thousand ways, especially during the effort to obtain the dignity of statehood for the southern half of the Territory, that the intelligent farmer, who always reads the newspapers, usually also a good agricultural journal, and not uncommonly peruses for himself the various reports of the United States Department of Agriculture, may fairly be presumed to know all about the marvelous development the territory has witnessed during the past five years.

It will therefore be sufficient if we remind ourselves that in the East Central portion of the Territory the

Wheat and Corn Belts overlap each other

with the result that the farmer has more strings to his bow, and that farming is altogether a *safer and surer thing* in this section than in any other part of the Territory. That corn is, as a matter of fact, raised only for feed, is simply because it has been the fashion to raise wheat, and the cultivation of the latter cereal has been so successful as practically to leave nothing to be desired. To satisfy ourselves that the successful cultivation of corn is not a mere matter of theory, we have only to turn to the experience of Deuel county, a county directly on our line of route, and whose corn crop in 1884, raised only for feed, averaged 41.6 bushels per acre.

The population of East Central Dakota about equals in its density, if such an expression is permissible, the last half dozen counties we have passed through, ranging from 250 to 350 persons in each township of thirty-six square miles. The cultivated acreage also bears about the same proportion to the entire area that we have heretofore found to obtain.

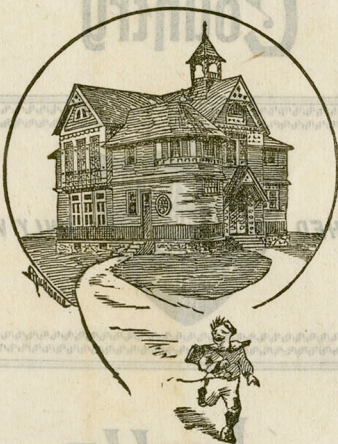
It is in the prosperous **COUNTY** of **BROOKINGS** that we first look out upon that serviceable and soon-to-be-priceless commodity, Dakota dirt. In this county the Burlington, Cedar Rapids & Northern Railway has three stations, Elkton, Bushnell and White, each the shipping and distributing point for a considerable section of country. Elkton is a go-ahead little city, the residents of which are always ready to aid any enterprise that will be of benefit to the town, even to the extent of giving a bonus to its promoter. There is a moderate amount of farming in its vicinity, but good land is still to be had cheap, although settlers are coming in fast. Bushnell is beautifully situated, the prairie having a gradual slope toward the Southwest. The soil is rich, and the country generally exceedingly attractive in appearance. White is a good point for anyone wishing to buy improved land, which he can do here at about \$12.00 an acre. Some of the settlers in this locality, impatient to be the possessors of fully equipped farms, have yielded too much to the temptation to go into debt, for which there are always abundant facilities in a new country. The opportunity to buy out these settlers is a splendid one for farmers with a little capital.

The day is not far distant when this county will raise annually five million bushels of wheat and other products in proportion. It produced last year 831,707 bushels of that standard cereal, 690,977 bushels of oats, 157,082 bushels of barley, 51,790 bushels of feed corn, 33,742 bushels of flaxseed, 51,646 bushels of potatoes, 19,327 pounds of wool, and 266,017 pounds of butter. Four years ago there were only a few counties—and those in the extreme southeastern portion of the Territory—producing much of anything but wheat and oats. How vast the change that has been brought about, since the discovery of the adaptability of the country to mixed farming! Stock of a high grade—cattle, sheep and hogs—are now abundant, and wool and dairy products are shipped in great quantities.

Traveling rapidly across this glorious prairie, oftentimes bounded only by the horizon, and, so far from having a depressing effect, stimulating in the highest degree, we next enter **DEUEL COUNTY**, with only half the population of Brookings, half the cultivated area, half the stock and half the products. The principal settlements in this county are Toronto, Clear Lake and Durham. At Toronto there is considerable land

under cultivation. The prairie is level, except that it has a gentle westward slope. This continues until we approach Clear Lake, when it becomes rolling. Three miles beyond that town, it is once more level, and as the eye wanders over its seemingly illimitable expanse, we are led to think of the not far distant future when it will be a sea of golden grain. East and north of Clear Lake the country is sparsely settled, but every settler in the locality seems to be working for the settlement of his particular section, an exceedingly healthy state of things! Palmer is the nucleus of a coming good town on the western county line. It is the last station before we reach Watertown, the end of the road.

CODINGTON COUNTY, of which Watertown is the judicial seat, ranks between Brookings and Deuel counties in population, cultivated acreage, and products, with the exception,



School-House at Watertown

under the last-mentioned head, of wool and butter. Its average yield per acre is high, wheat in 1885 going 16.3 bushels, oats 39.6, and barley 26.1. Watertown has excellent hotels, a number of good brick business blocks, numerous churches, and several capacious grain elevators. The United States Land Office for this portion of the Territory is located here. The surrounding country is pretty well settled, but there are still about 75,000 acres of land awaiting cultivation. The farming community contains a large Canadian element, thrifty and prosperous. Fuel is very little dearer than we found it lower down the road, soft coal being worth from \$5.00 to \$7.75, and hard coal \$10.00 per ton. Hard maple costs \$8.00 per cord in small quantities, but farmers, or other persons, joining at a carload, can have it delivered at Watertown station for about \$6.50. With regard to water, it may be stated that it can be had anywhere between Pipestone and Watertown at a depth of from twenty to forty feet, and of good quality. The average depth of the depot wells between the two points just mentioned is thirty-seven feet.

Performances and Possibilities

If the home-seeker has informed himself as to the capabilities of other sections of Uncle Sam's great territory, he will now be thoroughly convinced that not one of them offers him such great and varied advantages as that section of the Golden Northwest through which he has been traveling.

The counties he has *actually traversed* in the last 300 miles of his journey, although populated and cultivated to only one-fifth of their full extent, are producing annually 10,000,000 bushels of corn, 4,500,000 bushels of wheat, 11,000,000 bushels of oats, 1,500,000 bushels of barley, 1,000,000 bushels of flax-seed, 1,000,000 bushels of potatoes, 4,500,000 pounds of butter, 250,000 pounds of wool, and 350,000 hogs; not to mention cheese, fruits and numberless other products.

The unoccupied lands of these same counties are sufficient to make 28,000 quarter-section farms of 160 acres each, or 45,000 farms of 100 acres each.

Do not, therefore, make the mistake of supposing that in this renowned section of the Northwest, which you believed to be fully settled up, you cannot now get a gilt-edged location; but do not, on the other hand, commit the fatal error of imagining that these lands are not going to be taken up yet awhile, and that therefore you need not be in any hurry about going to view them.

What little good government land is left in the Northwest, and it is very little, is so far from any railroad that the tide of immigration is rapidly setting in towards the equally good and much more accessible lands described in these pages. Further, the repeal of the Pre-emption and Timber Culture Laws, which is certain to take place at an early date, will remove one of the greatest inducements the settler has had to locate on government land, and cannot fail to give an additional stimulus to the settling-up of this remarkable region.

If you are already farming in some older-settled portion of the country, you can buy from five to ten, perhaps even twenty, acres of land in this section, as rich and fertile as any land in the world, with the proceeds of a single acre of your present farm.

You will probably live to see these, as yet, uncultivated lands worth \$50 an acre. The agricultural States of the West have all passed through the same experience.

Won't you "catch on" before it is too late?

— **THE** —
Burlington, Cedar Rapids
AND Northern R'y

Is the Best Route to all Points in

DAKOTA

It forms, with its connections, the most Direct Line from the East and South to that highly-favored section of the Territory, the EAST CENTRAL, where

Diversified Farming

Has proved so great a success. The products of East Central Dakota exhibited at the Territorial Fair last year included almost everything that can be successfully cultivated in any Northern State. This is

The Garden of Dakota

In striking contrast to many extensively advertised sections of the Northwest, the four counties tributary to the

Burlington, Cedar Rapids and Northern R'y

Produced in 1884, in addition to large and excellent crops of all the principal cereals, and other products in more limited quantities, 654,851 pounds of butter, 40,327 pounds of wool, and 191,558 bushels of potatoes.

These counties, exceeding in area the State of Delaware with one-half of Rhode Island added, contained last year only 22,096 inhabitants. Their unoccupied lands, now to be bought at low prices, will make nearly;

6,000 160-Acre Farms

These lands, equal to any in the Territory for the cultivation of wheat and other cereals, possess the additional advantage of having given proof of their adaptability to other branches of farming, notably to the raising of all kinds of stock.

WHY INVEST HERE ?

Why pay \$50 to \$100 per acre for land when you can get just as good, if not better, for

\$5 TO \$20 PER ACRE ?

The latter will increase four-fold in value while the former increases one-fold. Compare the interest on such investments and you will see that this is the land for you to buy. Why pay nearly all you raise on rented land for the use of it ?

Come where the amount you pay for rent in one year will be enough to buy 80 or 160 Acres of Land, and get a Farm of your own.

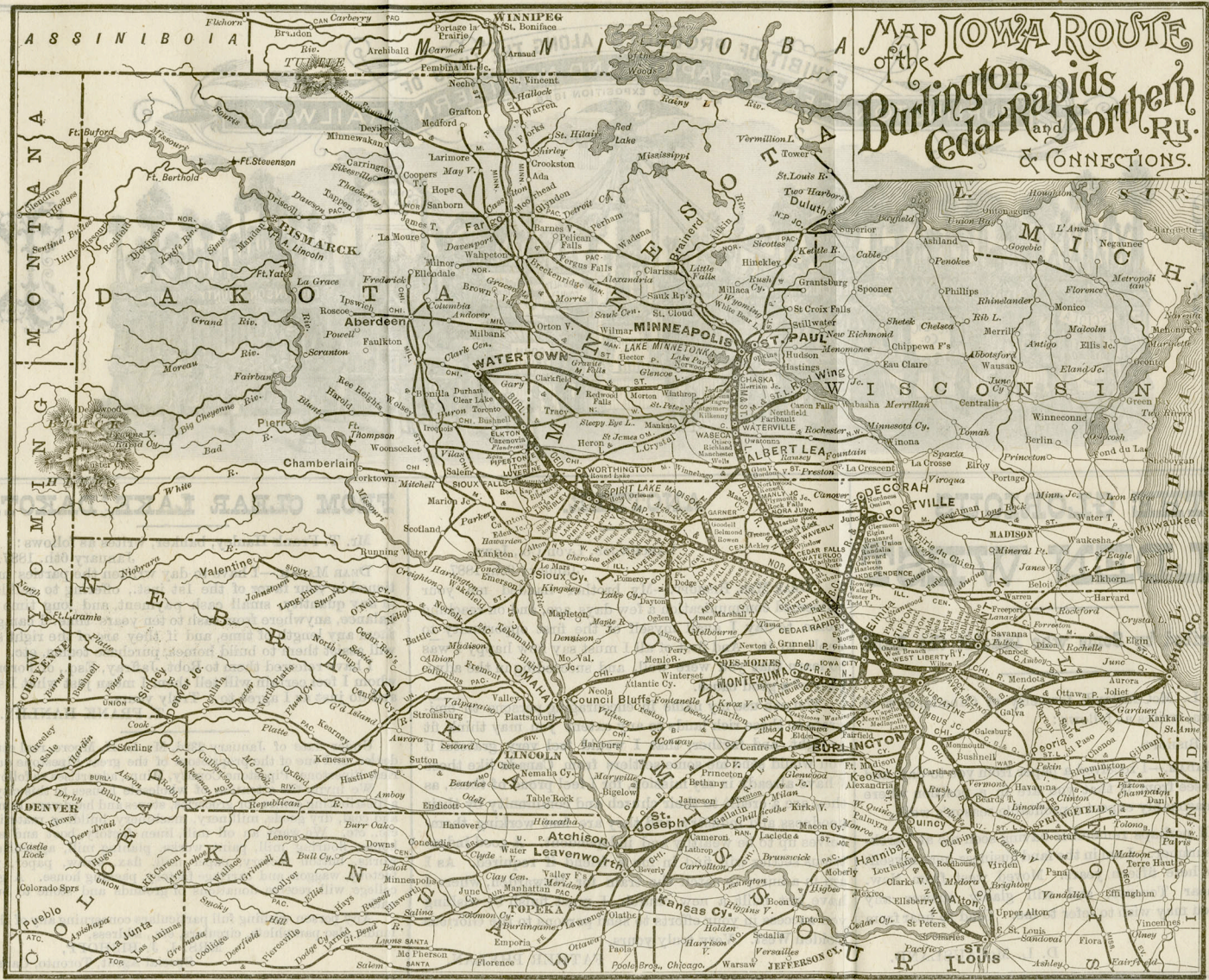
There is no safer investment than in land; it cannot be destroyed or stolen ; it is not affected by strikes; railroad stocks may go down, manufacturing establishments may fail, but a judicious investment in land will stand firm through all. Speculators should all bear in mind the fact that it does not pay to keep land in a raw state. Small and cheap improvements will more than pay for themselves in the way of paying taxes and interest on the money invested in the land by renting the same.

REMEMBER

also, that every acre of trees set out **Exempts \$100 on the Assessor's Valuation for Taxes,** until one-half the entire tax can be exempted.

—*Real Estate Guide, by E. A. Thomas & Co.*

THE SHORT LINE TO ALL POINTS IN IOWA,



MAP IOWA ROUTE of the Burlington Cedar Rapids and Northern Ry. & CONNECTIONS.

MINNESOTA, * DAKOTA * AND * THE * NORTHWEST

Come, Right Away

To that exceptionally advantageous section of country where the capabilities of IOWA, MINNESOTA and DAKOTA overlap one another, and where you can get a

Gilt-Edged Location

EITHER FOR WHEAT-GROWING, FOR RAISING
FLAX, OR FOR DAIRYING AND
STOCK-RAISING

NO DROUGHT, AND NO FAILURE OF CROPS

THE FINEST COUNTRY IN THE WORLD FOR

MIXED FARMING

FARMERS NOT DEPENDENT ON ANY ONE CROP

Land Seekers' Excursion Tickets

AT REDUCED RATES

ENTIRE ROUND-TRIP FARE REFUNDED TO ALL PURCHASERS
OF 160 ACRES OR UPWARD

Special Reduced Rates on Emigrant Movables

Farmers intending to move west or contemplating a change from their present location in other States of the Mississippi Valley, should communicate with an agent of the BURLINGTON, CEDAR RAPIDS & NORTHERN RAILWAY, who will, where practicable, arrange for them to be visited at their respective homes, and personally conducted on a land-seeking expedition, should they so desire.

Ask your ticket agent for the Iowa, Minnesota and Dakota Land and Immigration Associations' *rebate receipt*, on presentation of which your entire round-trip fare will be refunded you if you have purchased 160 acres of land or upward, on the line of the BURLINGTON, CEDAR RAPIDS & NORTHERN RAILWAY.

For further information relative to location of lands, rates of fare, tariff on movables, etc., apply to

Mrs. I. J. BISHOPP, Toronto, Special Agt. for Canada

Communications addressed to General Delivery will
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C. R. COOK,
EMIGRATION AGENT,
161 LaSalle St., CHICAGO.

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GEN'L TICKET AND PASS. AGT.,
CEDAR RAPIDS, IOWA.