FARM LANDS FOR SALE.

THE ILLINOIS CENTRAL RAILROAD COMPANY

Are now prepared to sell

OVER TWO MILLIONS OF ACRES OF

PRAIRIE FARM LANDS.

In Tracts of 40 Acres or upward.

ON LONG CREDITS AND AT LOW RATES OF INTEREST!

They were granted by the Government, to encourage the building of this Railroad, which passes from the centre North to the extreme South of the State of Illinois. The land passes, from east to west, through the richest and most Beautiful Prairie of the State, dotted here and there with magnificent Oak Groves. Thereafter opening nearly six hundred miles of the Company's Railroad seven days a week for cultivation, they being mulched for several miles in width, on each side of the Road, throughout its entire length.

The soil is a dark, rich mud, from one to few feet in depth, gently rolling, and perfectly fitted for grazing cattle and sheep, or the cultivation of wheat, flax, corn, etc.,

The economy in cultivating and the productivity of Illinois lands are well known. Trees are not required to be cut down, stumps grubbed, or stones piled up, as generally is the case in the cultivation of new land in the older States. The free crop of Indian corn, planted on the newly-broken land, usually ensures the cost of placing and manuring that of breaking. Wheat soon on the newly-turned soil may yield very good crops.

One man with a plow and two yokes of oxen will break one and a half to two acres per day. Contracts can be made for breaking, ready for corn or wheat, at from $1 to $2 per acre.

By judicious management, farms may be broken and cleared the first, and under a high stock rotation the second year.

Corns, peas, oats, etc., will be forwarded at reasonable rates to Chicago, for the Eastern market, and to Oshkosh for the Northern.

The larger yield on the cheap lands of Illinois over the high-priced lands to the East and Middle States, is known to be much more than sufficient to pay the difference of transportation to the Eastern market.

The rapid increase and growth of city vast towns and villages along the line afford a substantial and growing home demand for farm produce.

Dimensions as near as possible along the Road, and a square and desirable front.

PRICE AND TERMS OF PAYMENT.

The price will vary from $5 to $10, according to location, quality, etc. Contracts for land may be made during the year 1855, paying the purchase money in six equal annual installments. The first is to be paid in two years from the date of contract, and the remainder annually.

INTEREST WILL BE CHARGED AT ONLY TWO PER CENT. PER ANNUM.

As a further inducement to the settler, the first two years interest must be paid in advance, and it must be understood that from contracts in one-third of the land purchased shall have been contracted. Large credits in 1,000 or 2,000 acres, are negotiated by special application.

Twenty per cent. from the current price, the Company's construction lands will be reserved to the north.

Contracts have been made with responsible parties to keep on hand

READY-MADE FARM DWELLINGS, WHICH CAN BE SET UP IN A FEW DAYS.

They will be 12 feet by 25, with two rooms, one living and one sleeping, and will cost complete--at prices given below--the same as the best materials used in the most beautiful buildings.

The Company will furnish all the materials for the building of this kind, providing for the interest cost of the first year's rent of 11 cents for every mile incorporated.

Special arrangements will doubtless have been made to supply the Company's lands with steering materials, agricultural tools, and all kinds of implements, at the lowest and best rates possible.

It is believed that the price, good land, and low rate of interest, charged for these lands, will enable a man with a few hundred dollars in cash and ordinary industry, to build himself independent before the purchase money becomes due. In the mean time, the rapid settlement of the country will probably have increased the value of these lands in the future. When required an experienced person will accompany applicants, to give information, and all in building lands.

Applications, containing signed testimonials of successful farming given by respectable and well-known farmers living in the neighborhood of the Railroad lands, will be give a preference to those who can furnish testimonials of the same nature.

Applications must be made to CHARLES M. DUFUY, Jr., Land Agent of the Illinois Central R. R. Co., Chicago, Ill.,

J. N. A. GRISWOLD, President.

WHAT CAN BE DONE.

Plats of lands, with complete descriptions, can be furnished to any persons interested, at a small cost, and will enable them to determine the best part of the country for their purposes. Plats of lands, with complete descriptions, can be furnished to any persons interested, at a small cost, and will enable them to determine the best part of the country for their purposes. Plats of lands, with complete descriptions, can be furnished to any persons interested, at a small cost, and will enable them to determine the best part of the country for their purposes.

27 Post Masters, Please Post this Conspicuously in your Office. £


https://www.loc.gov/item/rbpe.01703300/

Library of congress www.loc.gov/teachers

https://www.loc.gov/item/rbpe.01703300/