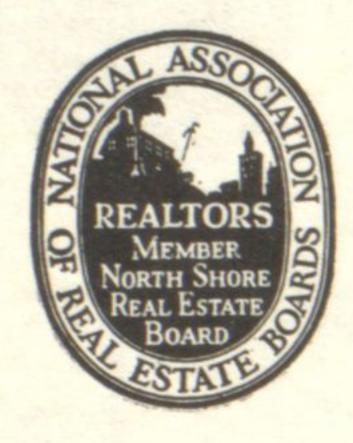
Lake Forest Vacant

Adjoining Onwentsia Golf Club 200x235

This piece of vacant has an abundance of beautiful large trees and is located in a very exclusive section on private road, having as neighbors owners of nine and ten acre estates. There is a very fine clay tennis court so situated on the property that it will not interfere with the location of your home. This is one of the season's best buys at

\$90 per foot



LIST YOUR PROPERTY WITH US We have other clients wanting to buy— Eight North Shore Properties sold by us during July. -

Crosby & McKendry

566 CENTER ST.

TEL. WINN. 2032

WINNETKA

21 Acres

1,215 feet on Waukegan Road, 40 feet of concrete, attractively wooded, north of Glenview. Rolling. Price \$3,750.

Business Frontage

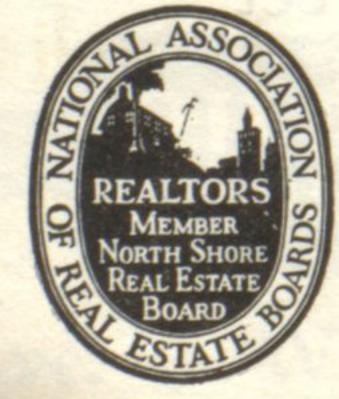
Located and priced right, in the business section of Glenview in sizes of 50 feet and up.

\$16,500

Six Room English Colonial

at Golf, on corner lot, attractively landscaped, electric refrigeration, modern in every respect and priced to sell. 2 years old.

WYATT & COONS



Central 3921

N. S. Board Adopts New Commission Rates

The North Shore Real Estate Board, following in the footsteps of the Chicago Real Estate Board, voted at its last meeting on July 16 to change its rates of commission. The Chicago Board took action several weeks ago and consideration of the matter by the North Shore Board resulted in the decision to change the rules so that they would conform with those in the Windy City.

The new rates are as follows:-Selling or Exchanging Cooperative Apartments. For selling or exchanging cooperative apartments the commission will be five per cent (5%) on the first \$15,000 of the selling price, plus three per cent (3%) of the excess over and above

\$15,000, the selling price to include any

portion of the encumbrance which has

been alloted to the apartment being sold or exchanged.

For Selling Leaseholds of Buildings, or Land with Buildings-Rule 32. For selling leaseholds of buildings, or land with buildings, or parts thereof, charge for the unexpired term of the lease the rates provided in Section I or II of this Article, as if a new lease were made for a like period, plus 4 per cent of any cash or other consideration paid by the purchaser for the leasehold interest and improvements.

For Selling Ground Leases Without Improvements-Rule 33. For selling ground leases without improvements, the Agent shall charge the same rates prescribed in Section I or II of this Article, as if a new lease were made for a like period, plus 4 per cent of any cash or other consideration paid by the purchaser for the leasehold interest.

Property-Rule 34. If, in connection with the sale of a leasehold interest or otherbe entitled to receive 20 per cent of the other Rule of these By-Laws.

by each party, the same as if a sale of

each property had been made. What Shall Constitute Sale Price-

Rule 36. All charges herein provided for the sale or exchange of real estate and the sale of leaseholds and buildings, shall be based upon the sale price, meaning thereby that if the sale is made subject to a mortgage or mortgages, the sale price shall be construed to mean the price of the equity plus the encumbrances.

Selling or Exchanging Improved Residential and Improved Business Property -Rule 30. In selling or exchanging improved residential and improved business property, the charge shall be not less than five per cent (5%) on the first \$10,000 of the sale price, and three per cent (3%) on the excess selling price over \$10,000, but no charge shall be less than

Selling or Exchanging Industrial Property-Rule 31. In selling or exchanging industrial property the charge shall be not less than five per cent (5%) on all sales of \$1,500 or over, and six per cent (6%) on all sales of less than \$1,500, and no charge shall be less than \$50.

Selling or Exchanging Unimproved Residential and Unimproved Business Property. In selling or exchanging unimproved residential property and unimproved business property, the charge shall be not less than five per cent (5%) on all sales, and no charge shall be less than

Selling or Exchanging Acre or Farm Property. In selling or exchanging acre or farm property the charge shall be not less than five per cent (5%) on all sales of \$1,500 or over, and six per cent (6%) on all sales of less than \$1,500, and no charge shall be less than \$50.

In Selling or Exchanging all Properties Located Outside the Corporate Sale of Fixtures, Merchandise or Other | Limits of any City, Village or Town in Cook County. In selling or exchanging any properties both in Cook County and wise, any fixtures, merchandise or other outside the corporate limits of any city, property shall be sold, the Agent shall village or town in Cook County, the charge shall be not less than five per cash or value of the consideration paid, cent (5%) on all sales of \$1,500 or over, which shall be in addition to any other and six per cent (6%) on all sales less compensation paid the Agent under any than \$1,500, and no charge shall be less than \$50.

Exchanges—Rule 35. In case of ex- The above schedule does not apply to change of property, a full commission, the handling of subdivisions where the based upon the sale price, shall be paid charge shall be a matter of contract.

L. C. Pelott Buys Property at 815 Gregory; to Resell

L. C. Pelott has purchased at public vendue the property at 815 Gregory avenue, Wilmette. This property was formerly the estate of John H. and Helen M. Long. The property, Mr. Pelott states, will be improved for resale. The consideration was not disclosed.

MAKE BREAKFAST NOOK GAY

One way of solving the problem of decorating the breakfast nook, which is separated from the kitchen by an arch or partial partition, is to decorate the walls with a gayly patterned paper and given added vividness and life.

Court Is Novel Feature of Evanston Apartment

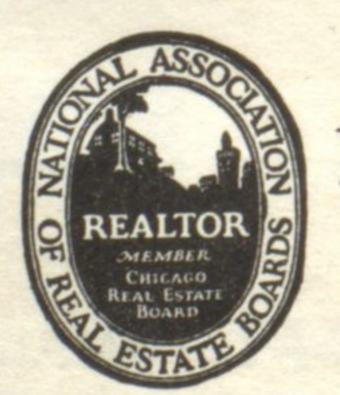
A novel court is to be one of the features of another new apartment building which is to be constructed at the southwest corner of Noyes street and Sherman avenue in Evanston. It will have forty-nine apartments of four, five and six rooms.

The court will be seventy-five feet wide. It will contain a sunken garden, pools, miniature bridges, and a putting green for tenants whose minds turn to golf.

and paint the woodwork a slightly This building, resigned by Archideeper shade than that which is used tects Cable & Spitz, will occupy a site in the kitchen. In this way some 165 by 200 feet. Like many other contrast is afforded and the character apartment structures now under conof the breakfast room is strengthened struction, it will be of English archi-

For Sale—Glencoe

Choice vacant on Skokie Country Club and in other very desirable locations from \$100 to \$175 per ft.



Ernest M. Kimball

Room 1725-140 S. Dearborn St.

Telephone Randolph 0880 or Glencoe 170