

JOE'S CREEK FARM

A Modern, Up-to-date, Profitable Farm in the Once Ridiculed Sandhills of North Carolina

(By C. L. NEWMAN)

Joe's Creek Farm is located in Scotland county, just a few miles off the Charlotte-Asheville and Wilmington highway and near the Richmond county line. A large sign board on the highway directs the visitor to this interesting farm. Mr. Newman, who kindly wrote the splendid story of this farm for this edition of The Exchange, is associate editor of The Progressive Farmer and for more than a year was the energetic and inspiring county agent of Scotland county. Mr. Newman has had many years of experience in agricultural work in many of the southern states and has taught agricultural subjects in some of the leading colleges of the south. He is a competent and trustworthy authority and knows whereof he speaks.—Editor's note.

Several years ago Mr. Z. V. Pate of Scotland county found himself the unhappy possessor of some hundreds of acres of land then supposed to be of the poorest in the world. In those days turpentine and long leaf pine lumber were the sole sources of income, but Mr. Pate's Sandhill land was cut-over land. No one wanted it at \$1 per acre, and many acres of the same type of land were actually sold for fifty cents and less per acre. Pine stumps, scrub black jack oak and wire grass rooted in sand so poor that even pine-wooder hogs of the same back class couldn't make a living on it. For years wild turkeys

and deer (and rabbits of course) were about the only inhabitants of this dreary, undulating waste land.

An time passed patches of cotton, corn, sweet potatoes, sorghum and cowpeas were grown about one-room cabins. Cotton at the rate of one bale to 5 or 7 acres and corn producing 5 bushels of bobbins on 42,000 square feet of land were the returns the tillers of the soil got from this sandhill land, after serving a self-imposed sentence of 12 months of hard labor, trying to grow one bale of cotton where 5 or 8 bales are now grown with less labor.

Speaking of progress in North Carolina we wish to remark right here that nowhere within the boundaries of the state has more progress been made, measured by any yard stick that measures, than here in the 50-cents-per-acre land in the sandhills of Scotland county; and for successful diversification, high yields and profits per acre, Joe's Creek farm is a shining example of not only making more than two blades of grass where one grew before, but of growing on hundreds of acres \$100 worth of crops per acre on land that was worth less than \$1 per acre about 25 years ago, when the operator of this farm was born.

A Fortunate Co-incidence
About the time the boll weevil came swarming into Scotland county, (Continued on page 3)

J. A. PATTERSON

Hustling Real Estate Man Has Contributed Much Toward Growth and Development

Fortunate is the town that can boast of an aggressive, energetic, and reliable real estate man. Many persons think that the ordinary real

estate man is out for the commissions only, and that he cares for nothing else. This is an attitude toward the business that is entirely unjustified. While all real estate men are in the business for the purpose of making a living, just as all other legitimately employed persons are undertaking to do, there is something more than dollars and cents to the properly conducted real estate establishment. Every change of ownership of real estate means a step forward for somebody, or at least what he thinks is a step forward. In other words, the real estate man is a promoter of development, in the nature of things, and in proportion to his success in selling ground, the community which he serves is moving forward.

J. A. Patterson, leading real estate man of Laurinburg, has done a great deal toward interesting the people of the community, and people from other sections, in Laurinburg and Scotland county real estate. He has been the means of placing many important sections of real estate upon the market, and of selling it to those who have seen fit to invest. Among the more important deals that he has handled since going into the business some twenty years ago may be mentioned the A. P. Gibson piece, the well known Dundee farm in Hoke county, which was sold in part to Mr. D. C. Odum, and in part to Dr. Peter John; a large farm in Hoke county to S. A. Sneed, and many others. These purchases have made splendid successes with the lands procured, and have been decided assets to the communities involved.

Mr. Patterson has options on many large plantations and on prominent city properties, and is prepared to meet the needs of practically all classes of investors in real estate in this section. He has handled for a number of years the property of Morgan Land, Incorporated, containing 5,000 acres, and many other pieces of property in this and nearby counties. The Morgan property has been subdivided into tracts from 25 acres upward and is properly considered one of Scotland county's best investments. It has been placed on the market to aid in the development of the county as this class of land is extremely desirable for all crops.

Mr. Patterson has always conducted his business in his own name, having been connected with no firm. He is sure of his own ground, he states, when he is relying on his own judgment and has only his own promises to carry out. He is well and favorably known throughout this section. He is a native of Scotland county, and is active in the councils of the T. P. A. Distinct recognition of his ability as a real estate man was shown by his selection as one of a commission of three to appraise the value of the Camp Bragg territory. Mr. Patterson is well known as an authority on real estate values, and his judgment is much sought by those interested in the subject.



Home of Mr. and Mrs. Eugene Morgan, Richmond Hill.

WILLYS KNIGHT

AND

Overland

Motor Cars

Official Service Station

CAROLINA MOTOR CLUB

Number 100

Pate-Overland Co.

Laurel Hill,

North Carolina

Morgan Cotton Mills, Inc.

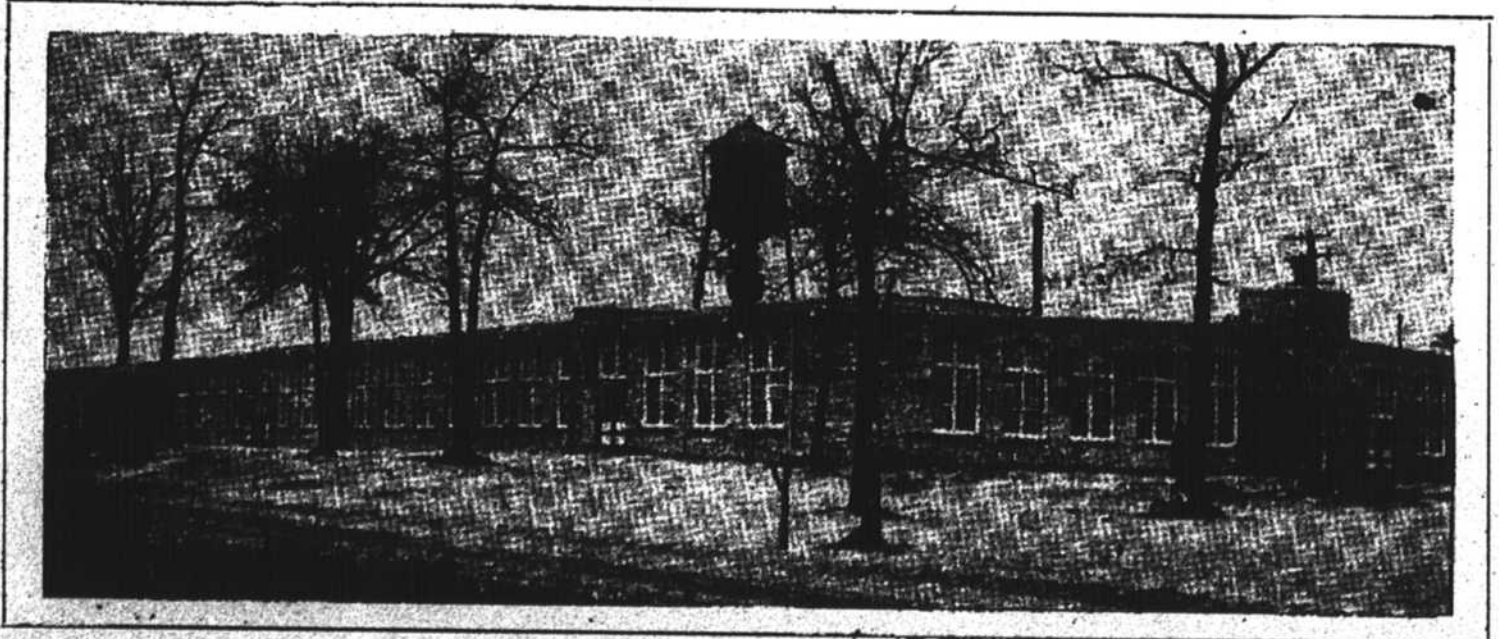
Laurel Hill, North Carolina

Manufacturers of

Weaving Yarns

Numbers 8s to 20s Single and Plies up to 20 Ply

Also making a complete line of Cotton Twines consisting of Wrapping—Sewing—Sail—Seine Twine, Etc. Sold through agents and to wholesale jobbers. Prices and samples will be furnished the jobbing trade upon request.



Morgan Farms, Inc.

Owners of several large tracts of land pronounced by the state horticulturist and several other authorities to be as good as any farm land in the entire belt.

This land is offered for sale on easy terms in tracts of from 25 acres to 5,000 acres developed or undeveloped. Full information from J. A. Patterson.

LAUREL HILL, NORTH CAROLINA