

FHA Announces Lending Plans For Low Cost Homes

The federal housing administration has announced a plan for financing construction of small homes which will require the purchaser to make only a five per cent "down payment" on a house costing no more than \$2,500.

Stewart McDonald, federal housing administrator, said regulations making the program effective September 1 already had been mailed to banks and other lending institutions. The FHA does not lend money itself, but insures construction loans made by private institutions. The new plan will be limited to

low-cost homes — none financed under it may cost more than \$2,500—and will not affect the present FHA program of financing higher-cost homes on a basis of a 10 per cent minimum down payment and a 4½ per cent mortgage, plus a one-half per cent insurance premium.

Discount Rate

Under the new plan, loans will be made at a discount rate of \$3.50 per \$100 borrowed. Officials said this figured slightly higher on a true interest rate than the interest rate on present FHA-insured mortgages. The plan requires, however, that the lending institution pay the insurance premium of one-half per cent per year of the face value of the loan, instead of passing this charge on to the borrower.

The borrowers under the new plan also will be required to pay off the loan in 15 years whereas under the regular FHA program loans may extend for a maximum of 25 years.

An official explained that the shorter term limit was decided on because requirements as to neighborhood and zone restrictions would not be so strict as for higher-priced FHA-financed construction.

The requirements under the regular program are aimed at preventing a loss in the value of the home because of changes in the neighborhood which would make it a less desirable residential community. This safeguard, an official said, permitted loans for a longer period than is contemplated under the new program.

Low Payments

The FHA said families with incomes ranging from \$900 to \$1,500 annually should be in a position to take advantage of its new financing plan. Monthly payments on a home valued at \$2,000, it said, would be a little less than \$17 a month, not including taxes and fire insurance.

"Its greatest use," the announcement added, "will probably be found in the smaller cities and towns and in those places where land values are relatively low."

An official added informally that it was expected the program would be particularly well received in the south and in other sections where building costs are relative low because the climate permits construction without the insulation and more expensive heating systems necessary where the winters are severe.

Harris Says To Sow Lawns In September

Green grass in winter means sowing Italian rye grass and other lawn mixtures in September, advises John H. Harris, landscape specialist of the State college extension service. In his list of suggestions of "What to Do in September" to beautify the home grounds, Harris paramounts sowing of grass seed.

He also recommends preparation of the soil for fall planting of bulbs, removal of dead limbs from deciduous trees, planting of peonies, re-making of lily-of-the-valley beds, and the cutting back of iris that is infected with leaf spot, during the month of September.

In his discussion of winter lawns, Harris says: "Most people get better results by raking in the rye grass seed rather than leaving them on top of the summer sod. A good scratching of the summer sod will not damage the existing grass, but will improve it for the next year, especially if a liberal application of fertilizer is applied when the rye grass seed are sown."

"The newly-sown lawn should be mulched with wheat straw, which prevents washing, retains moisture for the grass, and protects tender grass from the hot sun. The straw should be removed when the grass is well established."

To prepare soil for the fall planting of bulbs, the State college specialist suggests the application of well-rotted stable manure several weeks before the bulbs are planted. The manure should be supplemented with a complete fertilizer such as 6-8-6, applied at the rate of three or four pounds per 100 square feet.

State College Answers Timely Farm Questions

Q. How long does it take to cure sweet potatoes?

A. Proper curing usually requires about two weeks but the individual barns may vary from one to two days from this figure. The temperature for curing should range from 80 to 85 degrees and the sweets should be watched for sprouts as when these appear, the potatoes are cured. After curing the temperature should be maintained at 50 degrees and should never go below 40 degrees during the storage period.

Q. What is the best grain or scratch feed for poultry?

A. There are too many good mixtures that give economical returns to say which is the best, but the most common grain mixture used in North Carolina is composed of 60 per cent yellow

corn and 40 per cent wheat. However, this grain ration should be largely governed by what is grown on the farm and the cost of the grains which must be purchased to make the desired ration. Heavy barley or heavy oats may be substituted for a part of the corn and wheat in the grain ration but rye should not be used as this is a poor grain for poultry. Better to sell the rye and buy some other grain such as corn, wheat, oats or barley.

Q. Does it pay to put fertilizer on pasture land?

A. Recent experiments have shown a remarkable increase in grazing from the use of fertilizers when applied to new pastures. The fertilizer mixture is usually the same as for corn in the locality and on new pastures, the application may be harrowed in before seeding or drilled in with the seed. After the first application, the pastures should be top dressed about the first of March each year. For very acid soils an application of from 1,000 to 2,000 pounds of limestone to the acre will be beneficial.

Important Triple-A Announcements Made

E. Y. Floyd, AAA executive officer of State college, made two important announcements this week which vitally affect the agricultural conservation program in the state.

The first concerned the rate of 1939 conservation payment on cotton. A tentative rate of two cents per pound for the allotted acreage times the normal yield was announced last November. But, when more than 90 per cent of the cotton growers in the nation planted within their acreage allotments, it was found that insufficient funds to make the full two-cent-per-pound payment were on hand.

The other announcement by the Triple-A officer was the abandonment of the previously announced plan to make hairy vetch and Austrian winter pea seed available to farmers in 41 Eastern North Carolina counties as a grant-of-aid, similar to the lime and phosphate program in the state.

The plan was abandoned, Floyd said, because of a seed shortage in the Pacific Northwest - producing states, which caused bids on 5,512,000 pounds of seed sought by the AAA to be excessive.

However, Floyd said that county Triple-A committeemen and farm agents are making arrangements with local seed dealers to supply vetch, Austrian winter pea, and crimson clover seed to farmers up on consignment of their soil-building payments.

Church Services

Baptist Church
Rev. C. F. Rogers, Pastor
9:45 a. m.—Bible school.
11 a. m.—Morning worship.
6:45 p. m.—B. T. U.
7:45 p. m.—Evening worship at Tabernacle, where Dr. Fox and Rev. Paul Fox will conduct the service.

Presbyterian Church
Rev. J. A. Flanagan, Pastor
Franklin—(Each Sunday)
10 a. m.—Sunday school.
11 a. m.—Worship services.
Morrison—(Each Sunday)
2:30 p. m.—Sunday school.
(Each 2nd and 4th Sunday)
3:30 p. m.—Worship services.

St. Agnes Episcopal Church
The Rev. Frank Bloxham, Rector
No service Sunday, due to absence of Rector.

Franklin Methodist Church
The Rev. Ivon L. Roberts, Pastor
(Each Sunday)
10 a. m.—Sunday school.
11 a. m.—Worship services.
7:30 p. m.—Vesper service.

Macon Circuit
Rev. J. C. Swain, Pastor
First Sunday, 11 a. m.—Union;
2:00 p. m.—Hickory Knoll; 7:30 p. m.—Asbury.
Second Sunday, 11:00 a. m.—Mt. Zion; 2:30 p. m.—Maiden's; 7:30 p. m.—Patton's.
Third Sunday, 11:00 a. m.—Asbury; 2:00 p. m.—Mulberry; 3:00 p. m.—Dryman's; 7:30 p. m.—Union.
Fourth Sunday, 11 a. m.—Patton's; 2:30 p. m.—Maiden's; 7:30 p. m.—Mt. Zion.

St. John's Catholic Parish
Schedule of Masses:
Franklin:
2nd and 4th Sunday, 8 a. m.
Murphy:
Every 1st Sunday, 7 a. m.
Hiwassee Dam:
1st Saturday, 8:30 a. m.
Cherokee:
Every 3rd Sunday, 8 a. m.
Waynesville:
Every Sunday, 11 a. m.

ABANDONED
The agricultural adjustment administration was forced to abandon its plans for distributing winter legume seed to farmers as grants-of-aid because of a shortage of seed in the Pacific Northwest states, where most of the seed are produced.

BOLL WEEVIL
There was a reduction in the number of small cotton producers who planted cotton in Bladen county this year, but the boll weevil is taking a heavy toll of the crops of those who did plant, says J. R. Powell, farm agent.

Loyal Order of Moose
Franklin Lodge, No. 452
Meets
In American Legion Hall
Second and Fourth
Thursday Nights
8:00 O'CLOCK
Billy Bryson, Secretary

CAN YOU AFFORD TO BE WITHOUT IT
Funeral Benefit Insurance Costs Are Surprisingly Small Rates From 2½c Month Up According To Age Benefits are Provided in the Amount of \$100 for Persons Over 10 Years of Age and in the Amount of \$50 for Persons Under 10 Years of Age.
Bryant Burial Ass'n.
Franklin, N. C.

CAGLE'S CAFE
GRADE
WE SPECIALIZE IN Steaks, Chops, Fried Chicken and Fish Let Us Help You With That Hurried Meal or Picnic Lunch Try Our Cold Drinks After the Ball Game or Show
A. G. CAGLE, Owner
FRANKLIN, N. C.

WOMACK'S
SERVICE STATION
On Atlanta Highway
Washing — Polishing
Expert Lubrication
Phone 1904 Franklin, N. C.

LEGAL ADVERTISING

NOTICE OF SALE

State of North Carolina, County of Macon.
Macon County, Plaintiff,
vs.
George B. Patton, et al,
Defendants.

Under and by virtue of a decree of the Superior Court of Macon County entered in the above entitled action on the 14th day of August, 1939, the undersigned Commissioner will on the 15th day of September, 1939, at 12 o'clock, noon, at the Courthouse door in Macon County, North Carolina, sell to the highest bidder for cash the following described real estate:

In Burningtown Township:

BEGINNING on a Lynn at the north side of the mountain nearly opposite Gabby's at the junction of the SW line of Haye's and the West boundary line of Hampton's entry; running thence N 70 W 4 poles to a locust; thence S 20 W 130 poles to a black oak; thence S 47 W 300 poles to a black oak; thence S 70 E 32 poles to a chestnut; thence N 47 E 250 poles to a black oak; thence N 20 E 83 poles to the Beginning, containing 50 acres, more or less, being Grant No. 2892, entry No. 7238.

This, the 14th day of August, 1939.

R. S. JONES,
Commissioner.

A24-4c-S14

BARGAINS!
FACTORY RECONDITIONED SINGER SEWING MACHINES AT ONE-THIRD THE ORIGINAL PRICE
Bryant Furniture Co.

FREE! ★ FREE!

DURING MONTH OF SEPTEMBER

Free ONE TABLE With Each STUDIO COUCH	Free ONE SET OF DISHES With Each KITCHEN CABINET	Free ONE MATTRESS With Each BEDROOM SUITE
FREE ONE RUG With Each LIVING ROOM SUITE	FREE ONE TABLE With Each RCA VICTOR RADIO	FREE TWELVE RECORDS With Each VICTOR TALKING MACHINE
Free ONE RUG With Each RANGE	Free ONE RUG With Each DINING ROOM SUITE	Free ONE SET OF STRINGS AND PICK With Each GUITAR

Macon Furniture Company, Inc.

"Macon County's Furniture Store"
YOUR CREDIT IS GOOD WITH US

Phone 158

Franklin, N. C.