

The Freeman

A Monthly Critical Journal of Social and Economic Affairs

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Five Cents

Ecclesiasticism and Economics

By Louis Wallis



<i>Pure Wreckonomics</i>	C. O. STEELE
<i>A Farmer Goes to Market</i>	"UNCLE TOBEY"
<i>More Whistling in the Dark</i>	W. D. HOFFMAN
<i>Taxing Mortgages: Another Red Herring</i>	HARRY GUNNISON BROWN
<i>Quints Quintuple Land Values</i>	FREDERIC C. LEUBUSCHER
<i>Why Is a Patent?</i>	H. L. T. TIDEMAN
<i>The Law Sees Some Light</i>	LLOYD BUCHMAN
<i>Imports Up—Unemployment Down</i>	SIDNEY J. ABELSON
<i>When Will Nature Quit Yielding</i>	LANCASTER M. GREENE
<i>Movie Making Magic</i>	WILLIAM W. NEWCOMB



"Urban Blight" - A Curable Disease

By Archibald C. Matteson, Jr.

The sending of delegations to ask the trade of our sister republics of Spanish America avails nothing so long as we maintain a tariff which repels their trade.—Protection or Free Trade (1886).

Is Education at Fault?

In recent months there have appeared a number of magazine articles, written by prominent educators, in which the curricula and methods obtaining in intermediary and higher schools of learning have been scrutinized.

Characteristic of this self-examination is the admission that our educational systems have not kept abreast of our social requirements. Yet, in none of these articles has there been any attempt to show that our social structure in itself has tended to break down educational standards. If there is any fault to find it is not, in the main, with education; it is with those economic forces which shape the world our young men and women must eventually face. It is this world that determines the courses of study.

The object of education is to prepare youth for life. The kind of life for which educators would like to prepare their charges exists only in the memory of these teachers. A life of culture, in which the greatest happiness comes to those with the fullest knowledge of "the best that has been thought and said," is reserved for an insignificant few of their graduates. Yet, because in times past a considerable number of students could look forward to such life, because such living is the very marrow of idealism, our teachers cling to the fantasy of its existence even in the face of grim reality. Cultural curricula remain not only because of inertia, but also because of hope.

But, the frustrations of former graduates, the complaints of distraught parents, force upon our educators the realization that the life for which they would like to prepare youth does not exist. Reluctantly they change from classical literature to business English, from logic to book-

keeping, from philosophy to agriculture. Instead of teaching the science of living they are forced to teach the art of making a living. The process is difficult and slow. New teachers who understand weaving and printing must replace those who delight in rhetoric and Latin. The scientist must adjust himself to the teaching of applied sciences. A quarter century ago the private secretarial schools prepared our high school graduates for jobs; that is now the business of public high schools, and at the sacrifice of cultural subjects.

The inevitable struggle with poverty so dominates the consciousness of youth that the workshop must replace the ivory tower. The prevailing standards of education do not determine life; it is the other way around. And as the fight for mere existence increases so that education is no longer an effective weapon it will be discarded altogether. For when a high school boy sees the despondent Phi Beta Kappa man eking out an existence no better than that of any W P A worker, his desire for a college education must cool. Indeed, it has already become a prime object of education to merely keep youth a little longer out of the competitive labor market—a sort of high class, charitable sanctuary—an escape.

We must not blame educators for lowering their ideals; they are being forced to it. If any blame is attached to them, it is in not pointing out the cause for the constantly lowering standards of life for which their students must prepare themselves. And the finger of scorn may most justly be pointed at those entrusted with the teaching of political economy. Theirs is a grievous fault.

Freeman Views the News

They Have Failed

"The truth is that the so-called social sciences are not sciences at all." So declared Dr. Harold W. Dodds, president of Princeton University, at a recent gathering of educators. Undoubtedly the doctor referred to the methods pursued in our accredited schools of learning. From this viewpoint there can be no quarrel with his statement. Neither can there be any doubt, therefore, that these institutions offer no hope for a solution of our social problems. For, to assume that social phenomena are traceable to no immutable principles or laws, such as prevail and are recognized to prevail in the physical sciences, is merely to admit that in this field our tradition-blinded professors have refused to learn anything.

"Scientific research," he went on, "has returned no clear objective answer to such problems as the stupendous puzzle of business depression"—and he names some other problems which are political in nature but manifestly arise from economic maladjustment. Scientific research! By which the learned one evidently means figures and charts and graphs and other such records of facts and trends resulting from accepted premises, and which therefore can never reveal causes. He is disheartened because his laboratory records do not disclose fundamental principles, when his experiment started with the assumption that there can be no fundamental principles. How naive!

In none of the physical sciences do our professors reject in advance the possibility of immutable principle, or natural laws. In none of these sciences do they refuse to agree upon basic terminology. In none of them do they block their minds with accepted prejudices. In studying social problems they do all these things. Therefore, while they make progress in the physical sciences, in the social sciences they quickly sink into the quagmire they choose for their footing.

It is for that very reason that,

as Dr. Dodds deploras, faith in a science of society has not penetrated to the man in the street. Indeed, how could anyone have faith in the maze of meaningless and contradictory terms with which our social science text books abound? Even the professors who write them have no faith in them; each one writes a different book for his course. And the students who study under these professors reject what they have been taught as soon as they come in contact with reality.

The man in the street, untrammelled by prejudice, seeking truth and willing to follow it wherever it leads, will develop a science of society. Although he knows not why, he has wisely rejected the professor's "science." They have failed.

Dull—But How Important?

Chairman O'Mahoney of the Temporary National Economic Committee ("monopoly committee" to you) promises a two-year "dull but important" inquiry into the operation of the American economic system. From the reports of the opening days of testimony offered by experts we are inclined to accept unreservedly the first part of the description.

Dr. Isador Lubin, Federal Commissioner of Labor Statistics, offered voluminous figures to prove that the only way to step up our national production is to increase the income of 54 per cent of the nation's families who live on less than \$1250 a year. How, he did not say.

Dr. Willard L. Thorp, Commerce



Department economist, cited the Aluminum Corporation of America as a single concern dominating its field. He did not say that this domination is possible only because of its control of natural resources.

Leon Henderson, W. P. A. economist, said that the main question to consider was, "Why have we not had full utilization of our magnificent resources?" That's very promising. Maybe the inquiry will disclose, before its two years are up, something "important."

La Belle France

Dictatorship does not necessarily follow from a false economy. Poverty does. Political democracy may obtain, in form at least, long after all semblance of human rights has been wiped out by the bureaucracies that flow from a monopolistic economy.

Some weeks ago the government of France—under "emergency powers"—issued in one fell swoop fifty-eight decrees affecting the life of every citizen. Whenever a government goes in for wholesale law-making one expects a batch of new levies on the production of its people. As a result of these "emergency" measures, Frenchmen will pay more for coffee, sugar, tobacco, wine, alcohol, gasoline, telephone calls, bus and subway rides and postage. (Note that where utilities are owned by the government they serve as another instrument of taxation.) Higher income taxes are also provided for.

News reports indicate that these decrees forecast a "three-year-recovery" period, during which, the government hopes, production will be increased by making it easier for business to get capital and by lengthening the work-week.

The proposal to lengthen the work-week is being opposed by the Popular Front—a conglomeration of befuddled socialists of all shades. The forty-hour, five-day week has so decreased production that French economy is on the precipice. The conservatives ask the French worker to work harder; the Popular Front demand more taxation of the "rich" to make up the deficit, overlooking

the fact that the rich have nothing to tax when production stops.

The upshot of this increased taxation will be less, not more, production, for every levy has the immediate tendency of reducing productive enterprise. This will mean less wages, more poverty—and then more governmental bureaucracies to take care of the poor, more decrees robbing the producers of their wealth. Nobody thinks of abolishing all taxes, all restrictions on production, and collecting rent for the social needs of the people. That would be freedom, which neither Marxists nor monopolists desire.

The use of the military to suppress strikes is merely an incident in the political process resulting from underlying economic forces. France may for a long time continue to be ostensibly a democracy. Some day the impoverished people will lend a willing ear to a loud-mouthed promoter—and France will go the way of all democracies.

Uncle Sam Gyped.

Press reports indicate that the reciprocal trade agreements entered into by the governments of Great Britain, Canada and the United States will increase the trade between these nations by about ten percent.

Any increase of trade between peo-

ple is indeed a step toward civilization, and is to be hailed as such. We were not permitted to witness the six months of "horse trading" that preceded the consummation of these agreements. It would have been an intellectual treat to have heard the arguments advanced by the monopolists (or their representatives) against freeing their respective nationals from all restrictions on their desire to trade with one another. Or, did the question of the well-being of peoples enter into the negotiations at all?

However, as is usual in international agreements, America got the worst of the deal. Our exports affected by the agreements have in past years run to approximately \$441,000,000; our imports to about \$262,500,000. Thus, we have agreed to increase our shipment abroad of things we have a superabundance of, but we have not agreed to take back an equivalent in value of things we need.

Our Yankee "shrewdness" has again betrayed the American people. We have again followed the false theory that it is better to sell than to buy—that to send things away is better than to receive things.

Secretary Hull undoubtedly knows better. But one statesman does not make a government.

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What is \$25,000,000:

What was it that John D. Rockefeller left to his heirs? The papers say it was \$25,000,000. Not even an employee in the mint has seen currency or bills amounting to that much. Such figures approximate pure abstractions, and our minds may concretize \$25,000,000 only when we see an object, say a building, which cost that much to construct. By comparing such a structure with others of less value we can begin to think of \$25,000,000—or any such fantastic figure.

But the erstwhile "oil king" did not transfer to his heirs ownership of Things. Had he done so it would be necessary for these heirs to employ labor to keep such Things in existence. In fact, these heirs would find it necessary first to employ themselves in the business of maintaining the value of such Things, and, in a competitive world, would find that considerable knowledge, skill and effort is required for this purpose. If they decided to employ such managerial help, the mere selection of managers would entail ability as great as, if not greater than, the managing itself.

Thus, in maintaining a Thing of such great value these heirs must exert much effort. Since the value of anything is merely an estimate of worth placed upon it by a large number of people, it is evident that in maintaining this \$25,000,000 value the effort expended by the heirs must result in services rendered to society. Unless services are rendered the values quickly depreciate. That is what is meant by the adage "from shirt sleeves to shirt sleeves in three generations." Inability of heirs to continue rendering service to society results in the tendency of legacies, which consist of Things (or representations of Things) to disappear.

What Rockefeller bequeathed to his heirs, as reported in the newspapers, consists almost completely of mortgages on the Thing-producing power of other people. That is, bonds. In the final analysis these bonds represent ownership of natural resources—land. The values of such bonds increase or decrease only as labor and capital, employed in productive enterprise, demand more or less of the natural resources which these bond

owners control. No effort on the part of the heirs is required to maintain this \$25,000,000 value.

Thus, the legacy of John D. to his heirs is the legal privilege of demanding from labor and capital a share of their production, rendering no service in return. The legality of this privilege relieves it of the ethically correct appellations of loot, tribute or robbery.

Jitterbugs Purged

The Young Communist League—a Soviet organization of some 5,500,000 young men and women, entrusted with the task of "snitching" on other Russians—recently purged five of their leaders, denounced the alleged laxity in youthful morals. Particular concern was expressed in their official organ over the increasing interest in the rumba, tango and other "bourgeois" steps.

Witch-burning is not indigenous to a puritanical society. And the long arm of planning reaches into the innermost recesses of the human heart. It is inevitable.

Housing Stopped?

New York Housing Commissioner Alfred Rheinstein laments:

"We can no longer expect to go into slum areas and build low-rent housing with loans from the United States Housing Authority. This results from an order compelling all cities to confine their projects to sites where land costs more than \$1.50 a foot." This ruling was issued by United States Housing Administrator Nathan Straus recently.

Mr. Rheinstein, pointing out that the slum areas are in the heart of the city, where land cannot be acquired at the stipulated price, asserts that the order will defeat the provision of the Wagner housing act which requires the demolition of an equivalent number of slum units. "We can't build on the edges of the city forever."

Mr. Rheinstein is unduly perturbed. While our present Santa Claus economy persists—and who can see its end?—public housing will continue. The landlords (especially the New York banks) will have the ante raised, Mr. Strauss notwithstanding.

TVA—And Utilities

During the recent hearing before the congressional committee which is investigating the TVA, Dean E. L. Moreland of the Engineering Department of Massachusetts Institute of Technology declared that the TVA's rates were not a true "yardstick" of power costs, because of government advantages in taxes, interest rates, allocation of the cost of TVA dams, and methods of accounting.

What the Dean really said is that government monopoly, because it is complete monopoly, is not subject to the rules that regulate competitive industry or even, to the extent that competition and governmental regulation set in, limited private monopoly. When government enters the field of business its methods are not determined by the need of rendering service; its guiding principle is "force majeure." Its accountancy system is a record of things done, but does not necessarily indicate, as it might to a private owner or a board of directors, that operation changes are necessary; such changes are determined not by costs or loss of trade but by political exigencies.

Furthermore, when costs exceed income in a government monopoly the deficit may, and usually is, made up by general taxation. Political considerations do not permit such curtailment of expenses as may adversely affect votes. The primary motive of a politician is to stay in office; the primary motive of a competitive business is to render service, in order to increase its sales. A politician running a government monopoly, therefore, gives first consideration to the effect of his actions on the ballot box, not the cash register.

Logic would dictate that the private "yardstick" of power costs, rather than the government measure, would, in the interests of the consumer, be preferable. However, since the utilities are in their nature monopolies, their prices are higher than those that would obtain in a free market. Government prices may be too low, the deficit being made up by taxes; monopoly prices contain the element of monopoly rent, and therefore are higher than the value of the service rendered.

We seem to have come to a logical impasse. Especially because the nature of most public utilities is such that competition is undesirable. However, the evils of public ownership can be avoided and the benefits of private operation of these utilities can be obtained by the simple method of socializing the rent of land. The services rendered to the public by these utilities, no matter who owns or operates them, are reflected in the value of the land in the area served. If the price of this service were lower than costs, the rent of this land would increase. The "bargain" prices would simply add to the public coffers.

Thus, there can be no permanent or satisfactory solution of the "utilities problem" until rent is collected by society. Any solution—and many plausible ones have been suggested—is no solution at all while land is treated as private property.

"Jobless Recovery"

Of course, there has been no recovery—in the sense of any increase in the production and distribution of wealth. There can be no recovery without an increase in employment, an improvement in the general wage level.

But observers are puzzled by the fact that the upturn in American business, that began last summer, has resulted in no appreciable decrease in our number of unemployed, very little reduction of the number on the WPA rolls, no decrease in the demand for relief. Therefore, we hear a new semantic, "jobless recovery."

The increase in business activity that brought no increase in employment may be ascribed to several causes. The primary one is probably the stimulation of orders arising from government spending. But this is charity business, and therefore cannot have any effect on our economy. The government takes from a group of working citizens and gives to an unemployed group. The symbols of wealth suddenly placed in the hands of needy citizens result in a demand for merchandise; but this cannot start the wheels of production more than temporarily (until the exchanges are completed), for the "buyers" are not exchanging new wealth.

They are merely spending what has been taken from others in taxes. They are not producing, and, therefore, not adding to the common fund of wealth.

But, this hypodermic encouragement might have the effect of stimulating recovery, might even increase jobs, if its effect were not checkmated by an increase in land value. The greatest part of government largesse eventually goes to the rent collectors. Indeed, a large part of it goes directly from the government treasury to the landlord's bank accounts. The AAA payments for "farm relief" are nothing but subsidies to landlords, and works projects cannot be started without removing the landlords, at their prices. The HOLC and the FHA are bonanzas for land speculators. Without these tax-dispensing agencies to stimulate hope in the landlords' breast, land values would long ago have dropped to the point where capital and labor could have gone to work, and effected a measure of real recovery. The expectation of more expenditures by the government tends to hold land out of use, which means keeping workers out of jobs.

"Jobless recovery" is a contradiction of terms. Since depression is a stoppage of production, recovery must be a resumption of production. Production without workers is as unthinkable as the fantasy of perpetual motion. When workers produce things exchanges take place. Every exchange further increases production, which, in turn, creates more jobs, more wages. There is no other kind of recovery.

Headline History.

Even if we admit the tendency to editorialize news stories, and discount therefore the bias in headlines, we must recognize the fact that the events recorded by these titles mirror the trends of the times. The very propaganda in the headlines is revealing, for our prejudices are as much a part of our civilization as are the things we do. In these headlines we see how people think, what desires motivate their actions, what expression their state of mind will take in the near future.

Therefore, one can, discounting as much his own as his editor's prejudices, interpret current history from the headlines in the daily newspapers. If this is so, the interpretation of our times is neither flattering to the present state of civilization nor hopeful for its immediate future. Let us list a few of these headlines from a front page where the news of greatest immediate moment is told:

"May Save W. P. A. Jobs"

"Business Growth of Nation in Pause"

"Move to Break French Strike"

"Arms Pump-priming Opposed"

"Germany Creating Ghetto"

"Police in Rumania Shoot Prisoners"

"Union Pickets"

"Britian Reproves Italy"

"Hysterical Arms Race"

These phrases obviously show re-editing—salient thoughts picked from the headlines, to fit space requirements, and to bring out the "point." Nevertheless, one comes to the irrefutable conclusion that the most important events of our times seem to spell discord, resulting from economic insecurity. If this selection of headlines be questioned, let the reader make his own selection from today's or yesterday's front page. The front page of any newspaper, any day, during the past few years, does not make pleasant reading, save for the misanthrope.

Poverty — war — strikes — dissension — tyranny — these are the subjects of our head-lined news stories, these seem to be the indices of our civilization. That there might be some other kind of civilization hardly occurs to us. If tomorrow your front page were to tell of a new discovery to cure cancer, of a most important contribution to philosophic thought, of an intricate word-puzzle that has the world ga-ga, of a beautiful romance—you would think the editor a buffoon. You expected news about the infinite brutality of men against men.

Where will it end? At the risk of being accused of defeatism, for me there will be some surcease in April, when the evening headlines shriek with baseball scores.

Pure Wreckonomics

By C. O. Steele

Puerto Rico is in trouble and something is going to be done about it—by the Islanders themselves and by their benevolent Uncle Samuel. Puerto Rican officials announce that an effort is to be made to enforce the law limiting corporate ownership of land to 500 acres. Labor is being robbed by a small number of large land holding corporations; henceforth the law will see to it that labor is robbed by a large number of small ones. It is all a little foggy—like calling grand larceny a crime and petty larceny legitimate business—but no doubt it will be a great help to labor.

Secretary Ickes is going to do his part with a \$50,000,000 Insular Reconstruction Corporation that is to wipe out unemployment and make every one prosperous and happy, just like we are at home, where we have been reconstructed from AAA to WPA, with the happy result that unemployment has been reduced, in the short space of only four or five years and at a cost of only four or five billion dollars, from 11,000,000 to 10,999,999.

The newspapers are doing their part, too, bless them. The trouble with Puerto Rico, so the New York Times gravely informs us, is that it is too thickly inhabited, the density of population being 449 to the square mile. And Mr. Walter Lippmann, though not writing of Puerto Rico, makes it doubly clear that population is a curse. In his Thanksgiving Day column in New York Herald Tribune, Mr. Lippmann explains, if he does not condone, the brutal aggression of Italy and Germany against helpless countries and racial minorities by attributing it to the pressure of population. There can be no permanent peace, he says, unless other lands consent to absorb a million or so human beings annually, of Europe's surplus population.

Thus we have one vote for more and smaller robbers, one vote for a more-abundant-life miracle and two votes for race suicide. No one voted

for an understanding and application of economic principles.

The population of Germany, before her recent attempt to relieve the pressure by seizure of an unoffending neighboring country of almost equal density of population, was 324 to the square mile, while that of Italy is 349. But in Belgium and Holland, models of peace and prosperity by comparison, the density is almost double, being 698 and 610 to the square mile respectively. England's population is 742 to the square mile, while happy little Bermuda, where unemployment and abject poverty are almost unknown, basks in the sun with more than 1,400 persons to the square mile. Coming to our own states, we find New Jersey has 491 to the square mile and no fault is found except that Mayor Hague is one of them; Massachusetts numbers 514 to the square mile and Rhode Island 550. Should these countries and states take a page out of Hitler's book, or should they speak to Mr. Ickes about it?

The ills of the world are plentiful enough but they are not due to overpopulation. In no country has growth of population been as rapid as advance in the arts of production. Compared with its capacity to support human life, the world is greatly underpopulated. There are not many of us. Hendrik Van Loon says that

What, in Russia?

This is the alarming news, as reported by Time magazine, from the land which a benign government of planners was to turn into an ever abundant granary for all the people:

"Out of Russia last week rumors of another impending famine. Many store shelves in Moscow were again reported empty. Travelers from the provinces said that food was scarce

all the people on the globe could be stuffed into a packing case measuring only half a mile in each direction. No country ever had more people than it could support. No country ever had any people unless it could produce something needed for the gratification of human desires—people don't go to such countries. Being able to produce some needful thing, it is in effect, through the exchangeability of wealth, capable of producing all needful things. Men in their stupidity make trade difficult or impossible by the erection of artificial barriers, just as they foolishly countenance private ownership in land. These are the things that cause economic distress, not overpopulation.

Henry George says, "That amid our highest civilization men faint and die with want is not due to the niggardliness of nature, but to the injustice of man. Vice and misery, poverty and pauperism, are not the legitimate results of the increase of population and industrial development; they only follow increase of population and industrial development because land is treated as private property—they are the direct and necessary results of the violation of the supreme law of justice, involved in giving to some men the exclusive possession of that which nature provides for all men."

even in some rich agricultural sections."

And what do you suppose is the cause of this ominous state of affairs?

To quote once more from Time: (1 "chaotic conditions in the much-purged Commissariat of Agriculture" and 2) "an attempt to impose on recalcitrant farmers a crop-alternating scheme."

In short, political bureaucracy for the millionth time proves its inefficiency and corruptibility; while human beings demonstrate again their God-given pigheadedness in insisting upon doing things their own way, without benefit of the self-confessed wisdom of demagogues.

—SIDNEY J. ABELSON.



"Urban Blight" - A Curable Disease

By Archibald C. Matteson, Jr.

Frank Lloyd Wright, one of our most noted architects, remarked recently that the great cities are afflicted with a serious malady. The symptoms of "urban blight" are evident to anyone who lives or works in a large city; New Yorkers in particular are familiar with them. Why does the municipal government experience such difficulties in raising sufficient funds from real estate taxes as now levied? Why do so many of us have to spend nearly two hours a day getting to work and home again? What underlies the serious housing problem in the metropolitan area?

The answer is UNDER-IMPROVEMENT. A very substantial part of the land underlying New York City carries buildings inadequate to perform the functions for which the land is needed. We are all familiar with "tax payer" stores, fire-trap loft buildings, and tragic tenements, but most of us do not realize the extent of under-improvement on Manhattan. The accompanying table, compiled from the 1938 Manhattan assessment reports of the New York City Tax Department, impressively shows the situation as it is.

The Department classifies real estate parcels in fifteen major groups, according to the use to which they are put. These groups have been arranged for illustrative purposes in the order of the average ratio of the value of the site to that of the building upon it; in other words, the most-improved classes are listed first, the least-improved last. Parcels used by public utilities are not assessed in the usual manner and may properly be disregarded for the purpose of this analysis.

We note first that, all told, there are 72,883 parcels of land on Manhattan. Deducting the 378 used by utilities, there remain 72,505, divided into fourteen groups. Of these fourteen divisions only four, totalling but 6,127 parcels, bear an average improvement equal to or greater than the value of the land beneath them. Less than 8.5% of all the parcels,

For most of the data in this article, and for the informative table, the author is indebted to the Graded Tax Committee, Walter Fairchild, chairman, 11 Park Place, New York. The reports of this organization are replete with vital information on New York tax matters.

they represent 22.7% of the total land value of the island, and carry 40.7% of all improvement values. Since land and improvements are now taxed at the same rate, it is evident that on the average the people who own and operate elevator apartments, warehouses, hotels, factory and industrial buildings on Manhattan are bearing an inordinate share of the tax burden.

The building at 100 Riverside Drive is assessed at \$1,050,000 as against a site valuation of only \$200,000; the Kensington House at Seventh Avenue and 20th Street, a \$775,000 building on a \$200,000 site; the Western Union Building, 60 Hudson Street, worth six times the land upon which it stands; the new building under construction at Rockefeller Center for the Associated Press, where the value of the site is \$1,725,000 and the building, already worth \$2,275,000, is going higher.

Generally speaking, office and loft buildings are not quite carrying their share of the expenses of government. They cover 8,585 parcels represent-

ing 34.6% of the total land value, but account for a slightly smaller percentage of the total building valuation, 33.8%. Public garages and gasoline stations may be skipped, since all told they cover less than 2% of our land values.

But walk-up apartments are another matter. Considerably more than half of all the parcels on Manhattan are utilized for this type of construction, and such buildings cover one-fifth of the land value of the island. Manifestly, they play an important part in figuring the return to the city from reality assessments, and it is equally apparent that they have not been, as a class, "good citizens," since they pay only 17.3% of the taxes. They are raffish, elderly, and untidy, and they do not pay their way. The streets they line have to be paved just like any other streets, and must bear water mains like the others; the cost of police and fire protection in the tenement areas is far heavier than in other sections of the city; mortality rates are higher.

The parcels occupied by walk-up apartments are costly to municipal government, for tax receipts are much less than the expenditures necessary. Why then do these eyesores exist, when even the owners complain bitterly that it is unprofitable to operate them?

As we run our eyes down the columns, the ratio of land valuation

RECAPITULATION OF BUILDING CLASSIFICATION—MANHATTAN 1938

	No. of Parcels	No. of Bldgs.	Valuation in Dollars			Ratio Land: Bldg.	P.c. Land	P.c. Total Value
			Land	Buildings	Total			
Elevator Apartments	3,447	3,498	585,340,500	951,958,000	1,536,398,500	2:3	14.8	29.5
Warehouses	863	917	13,501,500	61,261,600	104,763,100	2:3	1.1	2.0
Hotels	414	440	154,174,000	186,963,000	335,137,000	4:5	3.9	5.6
Factory, Ind. Bldg.	1,403	1,592	115,040,500	116,635,400	231,725,900	1:1	2.9	3.6
Office Buildings	1,149	1,180	782,956,700	674,912,300	1,457,869,000	1:1	19.8	24.0
Loft Buildings	7,426	7,708	584,951,200	411,613,400	996,564,600	5:4	14.8	12.8
Public Garages, Gas Stations	1,931	2,433	97,609,100	61,568,300	159,377,400	3:2	2.5	1.9
Walk-up Apartments	38,549	40,444	791,698,975	471,973,450	1,263,772,925	3:2	20.0	14.6
Miscellaneous Bldgs.	1,780	2,081	145,001,100	75,729,000	221,730,100	2:1	3.7	2.4
Theaters	236	304	91,830,700	48,986,000	138,816,700	2:1	2.3	1.4
One-family Dwellings	9,626	9,806	249,549,160	97,922,890	338,472,050	5:2	6.1	3.9
Two-family Dwellings	1,330	1,441	19,139,650	6,373,350	25,513,000	3:1	0.5	0.2
Store Buildings and Taxpayers	1,268	1,338	219,091,600	64,060,100	283,152,000	7:2	5.5	2.0
Vacant Land	3,003	—	84,290,260	—	84,290,260	—	2.1	—
Utility Structures	378	455	—	—	—	—	—	—
TOTAL — All Classes	72,883	73,637	3,936,174,945	3,320,407,590	7,176,582,535	5:4	100.0	100.0

to improvements becomes less and less attractive. Miscellaneous buildings, theaters, one-family dwellings ... What? Are there 9,806 one-family houses left on Manhattan? The Tax Department says there are, and that they cover 12.3% of the area and 6.1% of the value of the island. On the average, the land upon which they stand is worth two and one-half times as much as they are. An anomaly, certainly; when you build a home in Queens, you pay out \$5 at least towards your house for every dollar for land.

Two-family dwellings on Manhattan, 1,441 of them on land worth three times as much as they are. And next to last, we come to the store buildings and "tax-payers," the latter designed frankly to carry property until some bright future sun may rise to raise land values to the skies, and in the interim to squat like gaudy toadstools in the path of urban progress. The figures speak for themselves, and tell a sorry story. It will be noted that the average valuation of the land is over three times the so-called improvement.

At this point it is well to point out that we have been speaking of averages, not medians. The average "tax-payer" lot is worth about \$173,000, whereas the typical one may well be worth something quite different. It would repay investigation to study all classes of Manhattan real estate to this end. It should also be borne in mind that there is considerable variation within each group, well-improved sites offsetting delapidated ones.

There remain the completely vacant lots. There are about four in every hundred; altogether they aggregate about 2.1% of the total land value of Manhattan.

Summarizing the chart, we see that only four of the fourteen realty classifications bear an improvement equal to or greater than the value of the site, on the average; that elevator apartments occupy less than 15% of our land value, yet pay over 22% of the taxes levied on Manhattan real estate; that similar conditions obtain in lesser degree as to warehouses, hotels, factory and industrial buildings as groups; and that all other classes of Manhattan real estate get more than they give. This is cer-

tainly a condition which invites the active resentment of the operators and owners of well-improved sites.

But what of the relationship borne by assessments in Manhattan to those in Brooklyn, Queens, the Bronx, and Staten Island? Other figures show that Manhattan Island as a whole is being carried by the home owners and apartment operators in the outlying boroughs. Figures for private homes in Queens have already been given. As for apartments in that borough, the Carlton House at 167 Street and Crocherson Avenue, and also No. 45 Kew Gardens Road may serve as examples. In the case of the first, the land is assessed at \$31,000, the building at \$225,000, or a ratio of 1 to 7; the site of the second is assessed at \$66,000, the building at \$384,000, a ratio of 1 to 6.

In Brooklyn, a 12-story apartment house at 25 Monroe Place is improved at a rate of one to five, an \$88,000 site and a \$452,000 building; No. 888 Montgomery Street, an apartment house, site \$70,000, building \$340,000, ratio 1 to 5; while the plant of the American Safety Razor Company, on Myrtle Avenue at Lawrence Street, is worth \$583,800, or about seven times as much as the \$78,200 site. And in the Bronx the Colony House on Henry Hudson Parkway at 235th Street is assessed at \$770,000, of which only \$110,000 represents the land valuation, ratio 1 to 6; while at Webster Avenue and 235th Street, on land assessed at \$28,000, there is an apartment building valued at \$247,000, a ratio of 1 to 9.

It has been argued that people who pay rent or taxes in outlying boroughs should carry part of Manhattan's load because the boroughs derive a good portion of their income from trade with Manhattan. But surely, if such be the case, these people have a right to their money's worth—Manhattan should be utilized in the most efficient manner. The figures give evidence to the contrary.

More significant is the trend in taxation. The Tax Department added about \$140,000,000 in tentative realty values to the rolls on October 1, 1938. Of this increase, only \$21,000,000 represented increased values on Manhattan; the balance occurred in the other boroughs.

Why is it that improvement of Manhattan real estate seems to be stifled, at the expense of the other boroughs, and at that of the architects, engineers, and entrepreneurs who take the bit in their teeth and decide to venture into building? It is simply that our present method of taxing real estate not only discourages the improvement of properties, but also operates to permit unduly high selling prices for land to strangle civic improvement under either private or public auspices. This is felt more strongly in Manhattan than in the other boroughs because land here is worth more.

Let us consider the public or semi-public housing projects as examples. Construction of this type is tax-exempt, but the land must be obtained before a pick may break the ground. The effect is obvious: virtually all such projects now under way are located in the outlying boroughs. Why? Because Manhattan land is too expensive. And why does Manhattan land cost too much? Because too small a part of its economic rent—created by the community—is returned to its creator in taxes on site values.

This fact not only makes it impossible for government housing really to succeed, but also makes possible the speculative holding of land from its proper use. Witness the tawdry "tax-payer," the tennis court on Park Avenue, the tenements, and the 3,000 vacant lots on this queerly crowded island.

Having examined this disease at some length, and having ascertained its cause, we are justified in suggesting a cure. The treatment is so obvious from the diagnosis that we may be brief. We need improvements, and taxation discourages their creation. Let us then stop taxing improvements. We need sites upon which to construct improvements, and speculation in land values is withholding sites from use. Let us then stop speculation in land values. And lastly, we need funds to support our municipal government; revenues levied upon improvements tend to lag behind our requirements while those from land values cannot, by the very nature of their source, be destroyed so long as New York exists. Let us then tax land to its full value.

Ecclesiasticism and Economics

By Louis Wallis

Startling facts about economic radicalism and religion have been suppressed for centuries and are only now coming to light. Vital matters have been concealed by sinister forces operating undercover and making use of the Christian Church and the Jewish Synagogue to distort the truth. Neither Synagogue nor Church are blameworthy as institutions; but they have been manipulated by secular powers interested in exploiting the masses of the people; and thus have been drawn into unwitting and unholy partnership with oppression.

Ecclesiasticism Prostituted

For instance, everybody knows that Russian Christianity was hand in glove with the Czar and the ground landlords of the Moscovite empire. The clergy were ignorant of the Bible; and were not even aware that they were tools of the aristocracy. German Lutheranism, likewise, was under the control of the "junker" class headed by the late Hohenzollern dynasty, and could teach nothing contrary to the economic interest of the secular nobility. The Church of England has been called, not without reason, "the Tory landed aristocracy at prayer."

Religious Upheaval Today

In these fateful days, when economic problems are coming to a head in dramatic, world-wide crisis, it is no wonder that religion is entering a new phase in its evolution. Both Synagogue and Church, in such countries as Russia and Germany, are being handled with brutality. And on the other hand, in countries where freedom of thought prevails, and where there are no publicly supported churches, the story is more peaceful but no less devastating as the people gradually find out the distinction between religion, on the one hand, and ecclesiasticism with its rigid theology on the other.

This profoundly important question is considered from a wholly new standpoint in my book entitled "God and the Social Process" which the Editor of the Freeman has requested me to summarize for readers of this paper. The book is published by the University of Chicago in connection with the University of Cambridge, England. The brief space

at our disposal makes necessary a somewhat dogmatic condensation as follows:

Hebrews Not "Line-bred"

The ancient Hebrews of Bible times, instead of being a "line-bred" nation of one stock, were derived mainly from two parent races which gradually coalesced in the land of Canaan, or Palestine. One of these races came as nomads out of the Arabian desert; while the other was in possession of Canaan long before the desert branch arrived on the stage of recorded history.

The element already settled in the land was known as Canaanites, or Amorites, the latter term being preferred. They consisted of local communities without any national organization, scattered about over the country in the form of little "city states," each locality being administered from a fortified town, or burg.

Economic and Religious Aristocracy

These Amorites were divided into two social strata. The upper class was the governing and proprietary element, established in the walled cities, and monopolizing the land of the surrounding districts; while under them was an enslaved class of peasant farmers composing the bulk of the population.

The aristocrats among the Amorites were known by the ancient, non-Hebrew term "baal" (plural "baalim"). An individual of this description was a person who held land as a private possession in fee simple. In the legal character of baal, or master, he also owned his cattle, slaves and wives.

The term baal was carried up to the gods of the Amorites. To offer sacrifice at the altars of the Baal-gods, and to take oath in the name of Baal, signified that the Amorite religion stood for the prevailing aristocratic, monopolistic régime. The sale of a piece of land or a slave by one baal to another baal was made sure by swearing before witnesses in the name of the divine

Baal of the locality in which the transaction took place.

In other words, the religion of the Amorites followed the pattern of their economics and sociology. It was an aristocratic cult through and through, based upon the "rugged individualism" which goes along with land monopoly and exploitation of the general public. The divine Baal was merely a celestial enlargement and replica of the human baal.

Incoming Nomads Democratic

But the other branch of Hebrew ancestry, which entered Canaan from the Arabian wilderness, had a very different economic and social idea. Being nomads and shepherds, they were democratic. And like unsettled, wandering social groups in every part of the world, they believed that the resources of nature were a divine provision for all, and that the ground ought not to be monopolized by a single individual or by a class of individuals. This idea was universal among the Indian tribes of America before the coming of the English, but was driven out of the aboriginal American mind by the musketry fire of pious Pilgrims who came on the Mayflower and other excursion boats.

One Original Clan

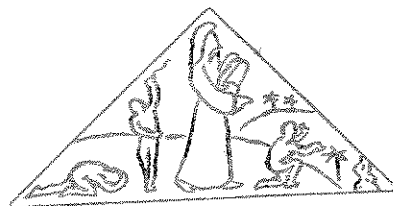
The invaders from the Arabian desert had no organization in "twelve tribes," but consisted of a single group, or horde, which ultimately became known as "the house of Joseph"; but even this name was probably not in use at the time of their entrance into Canaan.

Crossing the Jordan river, this militant group destroyed the baalim and the walled city of Jericho; then pouring up into the hill country of Canaan, they demolished the city of Bethel; and about fifty years later they completed the conquest of central Palestine by annihilating the walled city of Shechem and its baalim.

Large Area Seized

The Joseph group had now cleared for itself a large area in the heart of the hill country, about fifteen hundred square miles in extent. And so far as this particular district was concerned, the Amorite baal-aristocracy had been destroyed.

The Josephite element gradually settled down and became a small nation of shepherds and farmers re-



maining isolated from the Amorites for several decades. The soil was regarded, not as individual private property, but as the common possession of kindred clans; not to be alienated or sold, but held in trust by heads of clans in such a way that the rights of the humblest individual were sacredly guarded as a matter of justice, or "mishpat."

Religion Follows Democratic Pattern

The Josephite religion followed this democratic pattern, and came to a center in the country village of Shiloh, where was located the chief shrine of a deity called "Yahweh" who symbolized the tribal democracy in opposition to Baalistic land monopoly. (The name "Jehovah," found in modern translations of the Bible, is etymologically impossible. It was invented by scribes many centuries later, and was unknown to the Josephites.)

Amorites Beyond Josephite Frontiers

Outside the territory of the house of Joseph, the Amorite master class, however, continued to hold the large part of Canaan. They had more than twenty walled cities, including "Jebus," or "Jerusalem"; and these fortified centers were the headquarters of baal-aristocrats who held the surrounding peasantry in bondage.

Drama of Hebrew History

From such beginnings, the drama of Hebrew history now begins to unfold before us. The Josephite area steadily increased in population until it contained about two hundred and fifty thousand souls when the growth of numbers at length became a threat against the rule of the Amorite aristocracy in contiguous provinces.

At the same time, the oppressed peasantry in the other parts of Canaan, stirred by the example of democratic land tenure among the Josephites, grew restive under the rule of the baal monopolists in the various fortified cities. An alliance naturally grew up between the Josephites and enslaved farmers just north of them in a district known as "Issachar"; and this coalition presently extended further northward, embracing two other localities called "Naphtali" and "Zebulun."

By combining with the oppressed peasants of these three provinces, the Josephite militia was able to defeat the army of Baal under the Amorite General Sisera. Thus, the lower classes of Canaan, beyond the frontiers of the central Joseph group, were set free from their baalistic over-lords and converted to the wor-

ship of Yahweh, the deity of justice, or "mishpat."

Legends of Ancestors

A nation was now gradually taking shape; and in accordance with primitive habits of thought, the existence of this newly forming community had to be explained by genealogical myths.

The original core of the nation was the Joseph horde, or tribe, which had by this time spread southward giving rise to a freshly split-off group called "Sons of the South" (Ben Yemen) or "Benjamin," the younger brother of Joseph. And since there was no longer any territory in the central highlands for the expansion of these two groups, it followed that they were the only sons of their mother. Maternity is known before paternity in early times; and the name of the female sheep, or ewe (i.e., Rachel) became the connecting link between Joseph and Benjamin, the only sons of Rachel.

These two Sheep Tribes, then, were a solid group at the basis of the national evolution. They were the men of Rachel (perhaps "Ish-rachel," or by elision, "Israel"). And when they entered into alliance with the oppressed farmers of Issachar, Naphtali, and Zebulun, a further growth of genealogy was demanded. A shadowy patriarch now began to loom before the imagination whose name was not at first agreed upon. His favorite wife, however, was Rachel, the mother of the two Sheep Tribes; while all the remaining tribes were born upon a lower level of prestige, being the sons of slave girls (Bilhah and Zilpah), and of an ugly and hated wife Leah.

Hebrew Kingdom Appears

Pressure of enemies from outside of Canaan forced the organization of a monarchy under the Josephite king Saul, and later under David the creator of a new tribe still further south under the name "Judah" which was a part of the Hebrew nation for only about seventy-five years. The Jewish dynasty of David became so arrogant and oppressive that the Joseph tribes and their northern allies withdrew and set up another kingdom which properly made use of the name "Israel."



The alien tribe of Judah, which had been forced into union with the Joseph tribes by David, was now traced to the hated mother Leah, who, by deceit, had been forced upon the lover of Rachel. In other words, the developing Hebrew mythology followed the pattern of Hebrew history just as the religion followed the pattern of economics and sociology.

In the meanwhile, the heavy pressure of war taxation and the growth of indebtedness among the lesser land-holders led to the seizure of land by creditors; and in this way a newly rich class began to arise which reproduced the economic status of the old Amorite aristocracy.

Yahweh Becomes "Baal"

Concentration of land in the grasp of a wealthy class, and the resulting change of property titles from the primitive tribal status to the commercialistic "baal-tenure," produced a revolution. The big landlords controlled the government, appointed the priests, and altered the religious rites. The tribal democracy, which the house of Joseph had established in central Canaan, was overwhelmed in a vast resurgence of the old Amorite cults; and thus Yahweh was transformed into a Canaanite Baal.

Hebrew Prophets

It was under these economic and sociological conditions that the Hebrew prophets became a factor of high importance on the stage of history. There were two schools, or groups, of prophets. One school was allied with the rich and stood for the prevailing social order; it prophesied in the name of Baal, or of a Baalized Yahweh. The other school was against the prevailing social order; it denounced Baalism, and pointed out that the worship of Yahweh was originally identified with "mishpat" and collective rights to the land.

Between the claims of contending prophets, masses of the people were uncertain and confused. The ship of state moved rudderless through stormy seas. The Josephite kingdom was destroyed by the Assyrian empire; and then, later on, the tribe, or kingdom, of Judah was broken up, and its principal inhabitants carried away captive to Babylon.

Judaic Monotheism

The Josephites disappeared from history (the "lost tribes"); and the Jews thus became the surviving remnant of the Hebrew people. They carried with them to Babylon certain historical and prophetic writings which later became the basis of the

Hebrew Bible. Ceasing to call Yahweb by the name of Baal, the Jews instead made use of the term "Adon" (lord); and the religion came to center about a formula known as "The Shema," which reads as follows: "Listen Israel! Thy Adon, our God, is One Adon."

The Synagogue is entirely a post-Babylonian development. Under its rule, the Jewish masses looked back upon the Hebrew past through a haze of myth and legend abounding in miracles and obscuring the sociological and economic facts of history.

While the Synagogue and its monotheistic religion marked a cultural advantage, the old social problems reappeared, leading to a revival of prophetism under the lead of Jesus, giving rise to Christianity, which was really an outgrowth of the earlier Hebraism and not a branch of the Jewish religion.

Economics and Ecclesiasticism

On the whole, the influence of both Synagogue and Church through the ages has been to obscure the very problem which gave rise to the great struggle of religions under the He-

brew prophets. This doubtless has been unavoidable, since the interpretation of Hebrew history and the Bible is not an easy matter.

But the result has been to make organized religion serviceable to the "vested interests" which do not want the problem of economics to be raised or discussed. Yet the great social awakening of today puts pressure upon Jews and Christians alike to decide what attitude modern religion is to take with reference to the very problems that agitated the Hebrew prophets.

The Law Sees Some Light

By Lloyd Buchman

"The report of the (New York City housing) authority shows that there are 64,829 old-law tenements in the city, which house at least 2,000,000 people. On that date (1936) 50,441 buildings of that type had violations pending against them. In 1936 there were 513,047 old-law tenement apartments and 907,554 new-law."

This quotation is not from a Georgist analysis of the under-developed status of metropolitan realty, nor from the report of a welfare agency. It is an extract from the opinion of Mr. Justice Glennon of the Appellate Division of the New York State Supreme Court in the case of Central Savings Bank, et al., against the City of New York, et al., decided in June 1938. The Court in that case was asked to pass upon the constitutionality of a 1937 amendment to the Multiple Dwelling Law known as the "Murray Prior Lien Law," which authorizes the city to make certain repairs upon old-law tenements and assess the cost as a lien prior to existing mortgages and other encumbrances upon the properties improved.

The social significance of such a situation may well be pondered. In the greatest city in the world, in the midst of material marvels and cultural benefits of all sorts, and with a variety of social services made possible only by the cooperative efforts of seven million people, land speculation is so rampant that in 1936 more than 35% of the total

number of tenement apartments were old-law, and of these old-law tenements over 77% had violations pending against them; and citizens of this greatest city live in these tenements.

In the case cited, plaintiff mortgagees and owners of the tenements involved raised the familiar cry that, to quote the Court, "the act is unconstitutional upon the theory that it impairs the obligation of mortgage contracts." In meeting this objection the Court quoted from the opinion of Mr. Justice Lehman in the case of Adamec against Post, 273 N. Y. 250, as follows:

"The imposition of the cost of the required alterations as a condition of the continued use of antiquated buildings for multiple dwellings may cause hardship to the plaintiff and other owners of 'old law tenements' but, in proper case, the Legislature has the power to enact provisions reasonably calculated to promote the common good even though the result be hardship to the individual. 'It is not the hardship of the individual case that determines the question, but rather the general scope and effect of the legislation as an exercise of the police power in protecting health and promoting the welfare of the community at large.'"

Another authority cited was the United States Supreme Court case of Lawton against Steele, 152 U. S. 133, from which the following is an extract:

"It is universally conceded to include everything essential to the public safety, health, and morals, and to justify the destruction or abatement, by summary proceedings, of whatever may be regarded as a public nuisance."

As noted in the opinion, the Prior Lien Law was enacted when "it appeared that many owners, forced to comply with the recent (previous) requirements of the Multiple Dwelling Law (concerning sanitary and safety regulations), decided to vacate their buildings instead. Tenants in the so-called low income class found difficulty in locating other apartments."

Georgists may well be encouraged not by the effect of this decision, but by its spirit and manifest intent. Adverting once more to the language of the case, "while the provisions of the act, as amended, may work a hardship on some property owners and mortgagees, still we must look to the best interests of the citizenry of the State rather than the individual."

Who knows but what ere long our courts, recognizing the truth of the situation described in New York Housing Authority against Muller, 270 N. Y. 333:

"The menace of the slums in New York city has been long recognized as serious enough to warrant public action. The Session Laws for nearly seventy years past are sprinkled with acts applying the taxing power and the police power in attempts to cure or check it. The slums still stand. The menace still exists."

may face the opportunity to uphold action taken to abolish slums completely and to declare constitutional and within the sovereign rights of the people, steps to take for the benefit of all, that which belongs to all, the full rental value of natural resources! Then will we not need laws to remedy slum conditions: there will be no slums.

A Farmer Goes To Market

By Uncle Tobey

A California farmer had shipped his annual crop of fruits and vegetables to the market in the city, but the returns were so meager that he determined to do something about it. So he said to his wife: "I am going to see those commission men I sent my crop to and find out what happened."

So he went to the city, met the commission man and registered his complaint. "Well," the commission man said, "I can't get more than the people are willing to pay."

"You charge too much commission, too much for selling," said the farmer.

"Now look here," said the commission man, "look at my expenses. Take into consideration the rent and the taxes, licences and other items too numerous to mention. We have to occupy a very valuable space in this city where there are the best facilities for distributing your products and there are heavy charges against me in this business."

"What charges?" inquired the farmer.

"Well, this location, the plot of ground occupied by this market is very valuable and the owner charges a high rent for the use of it; then there are the taxes on the building, the bond we have to put up as a guarantee of fair dealing, a license for the privilege of doing business, hired help and other expenses."

"And does that have to come out of my pocket?" asked the farmer. "Do I have to pay land rent here in this city?"

"Yes, of course it has to come out of the selling price. It can't come from any other source. You farmers can produce but you cannot distribute; that is our business. You are as much dependent on us for distribution of your product as you are dependent on the weather for growing crops. The site we occupy here is valued at several million dollars and the farmers have to pay the owner for its use. Understand that this site is an indispensable ad-

junct to every farm in the state."

"Does that mean that I am paying rent to a landlord here and that I am sharing my income with him?" queried the farmer.

"Certainly."

The farmer collected what was due him and went up on Broadway to do some shopping. The prices were higher than anticipated, but the merchant was a pleasant man and he gave him some excellent reasons for high prices. "You see," said he, "this is a very expensive locality. It is a good locality for business but the rents are high. Now take this site, for instance, it is valued at several hundred thousand dollars, and the owner expects an ample return on his investment. Then there are the taxes on the building, the taxes on our merchandise, taxes accumulated on the merchandise from the beginning where it started, and then city licenses for doing business here."

"All this in the price of the goods, I suppose, and I am the goat."

"Well, yes, of course it has to come out of what we sell."

The farmer made his purchases and returned to his home. On the way

he pondered and wondered, and his thoughts ran in circles about distribution, taxes, land rent, high prices and payment for this, that and the other. It was not yet quite clear, except one thing, that he had no control over what he should receive for his crop, nor anything to say about the prices on the goods he had to buy.

When he arrived home, his wife asked him: "What did you find out?"

"I found out that I am a share-cropper."

"How is that?"

"I am paying a big bill for land rent and taxes in the big city."

"Maybe that is what Jim Cole our neighbor has been harping on. You better go and talk it over with him."

He went over and talked it over with his neighbor. After a long interval he came back, and as his wife met him she asked:

"What conclusion did you come to?"

"The conclusion we came to is that we are a nation of thieves. Not intentionally, perhaps, but it amounts to the same thing."

THIS FARMER LEARNED QUICKLY

Mr. Doe, a Winnipeg farmer, had acquired a competence and desired to retire from active labor. He therefore decided to move to the city. He called upon Mr. Smith, real estate agent of Winnipeg, explained his desires, mentioning a substantial sum which he might expend in the securing of a house or a lot to build on.

Mr. Smith had no improved property in the city which would meet Mr. Doe's requirements, but he had some sites which would just fill the bill. Mr. Doe was impressed with the desirable features of the offered lots; he would look at them.

Courteous Mr. Smith got his car and took Mr. Doe for a ride through the city, showing him some of the beauty spots, explaining the proximity of the offered lots to these spots. Mr. Doe was enthusiastic.

After a while Mr. Doe, apparently having seen enough, relapsed into silence. Soon the lots were arrived at, their good features explained, the desirability of securing two instead of one incidentally mentioned. On the return trip Mr. Doe lapsed into deeper silence.

The deed of sale was prepared and Mr. Doe was requested to sign on the dotted line. To the consternation of Mr. Smith he said: "No, I guess not today." Mr. Doe admitted there was nothing wrong with the lots, their location was good, the price was all right, but he did not care to sign.

Being pressed for his reason, he said: "Since you want to know, I'll tell you. I have decided to keep the old farm a while yet, for I noticed it is only two miles from your City Lots."

A. L. FULLER.

More Whistling In The Dark

By W. D. Hoffman

With Babson's Reports and other investment services predicting a new boom of big proportions, based largely on the upswing in the stock market, a pre-election era of "good feeling" had begun to replace the summer doldrums, at least among speculators, if not in the business world. Investment counselors argue that the country has been on a starvation basis, that inventories are at bottom and goods about used up, a phase that usually precedes a production spurt, through "necessity." Also they do not overlook the billions being poured out by Washington into trade channels, combined with vast credit expansion that could accelerate the "coming boom."

In spite of the bitter lessons administered to the prosperity-just-around-the-corner school, there are still some investment counselors, so-called, who believe good feeling and wish psychology are dominant factors in recovery. Most of them, however, have been taught to hunt for something tangible, like government spending. In almost every case they assume that loosening of credit and outpouring capital are causes of prosperity. In a result they see the cause, forgetting that betterment must start with production of wealth, not follow it, that capital does not employ labor, but labor exerting itself on land employs capital.

To the extent that land values are deflated and made less prohibitive to the whole industrial organism we shall have revival. It is very probable that a speculative upswing is in the making, that a boomlet if not a boom will follow the additional buying made possible by the placement of vast sums of government (?) money in every city and hamlet of the country. Just as the citizen beset by debt starts buying anew when he refinances his obligations, even though the refinancing may have been done at the office of a loan shark, so there inevitably will be more buying when once Uncle Sam's purse strings are loosened and

money made available. Yet just as the mounting debt to the loan shark portends an evil day to be faced in future, the debt owed by all of us (the government) may well give us pause in counting on any boomlet or boom of lasting duration. To escape such an evil day the temptation of any administration in power will be to enlarge the debt, to refinance on increasingly difficult terms, and when that is no longer possible to resort to the historic resort of all governments—repudiation of the debt through inflation of the currency.

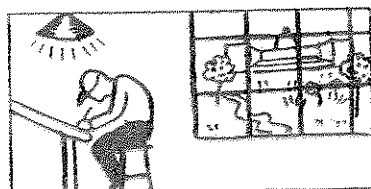
While whistling in the dark, trusting to some necromancy of financial manipulation to bring revival, it behooves us to consider that borrowing from the future offers no real solution to the problem. To trust to this method alone, merely postponing the evil day of reckoning, is to proclaim, "After us the deluge." Stripped of its complexities, the problem is one of jobs. Unless something permanent is done to reduce unemployment, through restoration of opportunity, our economic order will break under the strain.

And what is opportunity? It is more than a word, to be bandied about vaguely with no conception of its import. It is the gateway to wealth production. Man-power and machinery, labor and capital, alike depend upon an open gateway before they can produce. The gate today is barred and locked. Beyond the gate are the raw materials of nature from which our usable wealth must be fashioned by man-power and machinery. Standing at the gate with the padlock key in hand is monopoly. Clamoring at the gate are the millions of unemployed; nor can the idle machinery, with dead smoke-

stacks and cobwebbed wheels, be moved through that gate. Monopoly, holding title to the raw materials of nature, entrenched completely with the disappearance of the frontier, block the way, permitting only its kindred groups of associated capital to operate. In consequence only a fraction of the population can be engaged to work, supplying the limited market that is itself the result of meagre employment at inadequate wages. Opportunity is denied. To open that gate, permitting access to nature's storehouse, would restore opportunity, engage labor and capital to the full, create vast new wealth in proportion to earnings, release new purchasing power and bring a recovery that would be permanent.

Opportunity may be defined succinctly as Earth-access. It is the Earth (land) factor which is most completely monopolized. To break that monopoly, the mother of them all, it would be necessary only to recognize Earth-holding as a right to be shared equally by all, through payment to society of the value of such holding each denies to others. Natural advantage is always attached to land in some form, measured by the value of land. A levy on such value would not only equalize the rights of all to the use of the Earth (nature), but would make possible the abolition of all other trade-stifling, home-destroying, business-killing taxes.

The vital nature of private appropriation of nature's gifts to man will some day be recognized by our lawmakers because it is so obvious. Meanwhile we seem to be doomed to muddle along with millions in misery and want, trusting to some legerdemain of spending, saddling the debt on our children, to create another speculative boom, which, bursting, will leave us worse than before. If the republic does not go down in the process we shall be fortunate. It is at least worth while, for our own satisfaction, to understand the great underlying causes of what is happening about us.



Taxing Mortgages: Another Red Herring

By Harry Gunnison Brown

There appears to be considerable popularity in the idea of taxing mortgages, and loans in general, presumably on the theory that the holders of mortgages and other claims on borrowers are well-to-do persons who can well afford to pay taxes. And it appears to be popularly believed that unless mortgages are especially taxed, the owners of such claims escape paying their due proportion of the expenses of government.

The fact is that owners of mortgages really pay approximately the same tax, when all physical property is taxed, that the titular owners of such physical property pay on their equities in it. For when capital is taxed, the titular owners receive smaller net income from it; and they cannot and will not pay, therefore, as high interest rates to lenders as otherwise would be possible. If a man hopes to make, through an investment of \$1,000 in improving a farm, a net yearly gain of \$80, or 8 per cent, he can afford to pay not over 8 per cent for the loan that makes the investment possible. But if the improvement is to be taxed at a rate of 3 per cent, he cannot afford to borrow unless the rate accepted by the lender is 3 per cent lower, or, at the maximum, not above 5 per cent. When physical capital is taxed generally throughout the country, therefore, the demand for loans inevitably so declines as to lower the interest that lenders can charge if they lend as much as before.

But to make the argument complete, it is necessary to consider the supply of loans as well as the demand. Here the point is that a 3 per cent tax on all capital means the lender realizes 3 per cent less on savings that he uses himself, e.g., in improving his own farm. If he has saved anything, the comparative advantage of lending and of using is

just the same after such a tax as before. So if, before the tax, he would have been willing to lend at 3 per cent, why should he not be willing, after the tax, to lend at 5 per cent? A tax on all tangible property certainly does not leave untaxed the holders of mortgages, bonds and other claims on borrowers.

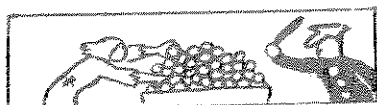
If now there is a special tax on mortgages in addition to any tax laid on tangible capital, such a tax puts an added burden on borrowers—insofar as they can afford to be borrowers. For the great majority of lenders do not have to lend. They can, if they like, use their savings to buy or to build houses, stores, barns, etc. They can, if they like, buy farms instead of lending money to others to buy them. They can, if they like, have tenants on their property, who will owe them a certain amount per year for the use of it, instead of debtors owing them a certain amount per year as interest on loans. If there is a special tax on mortgages and on loans generally, in addition to the tax, if any, on tangible capital, but no special tax on the privilege of having tenants or the privilege of operating property with the aid of hired labor, most persons who have saved anything and who are in a position to lend, WILL REFUSE TO LEND UNLESS THEY ARE PAID HIGHER INTEREST BY ENOUGH TO MAKE UP FOR—OR PRACTICALLY MAKE UP FOR—THE SPECIAL TAX. Therefore, interest rates to borrowers are bound to be higher. In the pretended effort to make things easier for the much-ballyhooed "poor home-owner" and "poor farmer," through putting special taxes on mortgages and loans and thereby—possibly—making a tiny reduction in taxes on real estate, a distinctly HEAVIER burden is put on those home-owners and farmers who can be titular owners only by borrowing and who must now borrow at higher interest rates—or give up the hope of titular ownership and resign themselves to remaining in the status of tenants! Only as such

a tax is evaded, as, in truth, it often is, can it fail to be a real burden and handicap to borrowers.

As long as economic illiteracy is so vast and widespread, it is bound to pay those who are ambitious to enjoy distinguished political careers, to endorse, with great fanfare of publicity and enthusiasm, these quack remedies. Such would-be political careerists will not always be, indeed, altogether insincere, since they spring, largely, from the economically illiterate masses. But the intellectually keener of these comparatively honest careerists (and how many in any walk of life are completely honest, even with themselves?) will perhaps vaguely sense the fact that they can get farther politically, as "leaders," by appealing to current ignorance and prejudice than by seriously analyzing the economic system.

These intellectually keener careerists will, perhaps, vaguely understand that the real truth—should they seriously take the trouble to discover it—might not make them as popular with the masses as the tripe it is customary to feed to them; and that therefore a politician who wants to enjoy the delicious feeling of being sincere and who wants, also, to be able to address really enthusiastic crowds with ringing conviction, does better NOT TO UNDERSTAND ECONOMIC PRINCIPLES TOO WELL. They may somehow sense the fact, though never openly admitting it even to themselves—else how could they continue to publicize their "sincere and honest" convictions?—that one who tries to LEAD, seriously and intelligently and disinterestedly, can seldom be a "leader."

For if these politically ambitious men really applied intelligence to the problem of tenancy versus ownership, and if they were at the same time completely sincere in the intention to state the truth about the



problem, and were not primarily interested in getting the votes of the well-to-do investors in land and of the economically illiterate and prejudiced poor, not only would they NOT seek taxes on mortgages and loans, but they WOULD seek to substitute taxes on the community-produced location value of land for other taxes that now rest heavily on wage earners, tenants and the poorer home owners. For if community-produced location values are taxed—values for which community growth and development are responsible and which are not produced by the labor of individuals—then speculative holding of land does not pay, land is cheaper for tenants to buy, home ownership is easier to achieve and the condition of tenancy is easier to work out of.

Abolition of taxation on mortgages and other loans, so as to make interest rates as low as possible to borrowers, abolition of taxation on the goods poor people buy, abolition of taxation on the improvements and other capital men construct by their labor, put the levy of high taxes on community-produced land values, to the end that sale prices for land may be low—this is the effective route to the decrease of tenancy and the increase of home ownership. **HIGH SALE PRICES FOR LAND ARE NOT A BLESSING BUT ARE, RATHER, AN ECONOMIC AND A SOCIAL CALAMITY.**

But so long as our ambitious politicians feel that their careers are best assured by appealing to the desire of landowners for low taxes on the community-produced location value of land and for high sale prices of land, and by appealing to the notion—easily induced among the economically illiterate and prejudiced poor—that thereby home-ownership is to be increased, tenancy decreased, and the "poor homeowners and farmers" aided, little practical progress can be made. A saving remnant among the masses—and even, perhaps, among the literary intelligentsia—must become so well informed that to them, at least, and, gradually, to a larger and larger number, the tripe commonly fed to the masses by ambitious politicians makes these politicians look so silly that they lose both their dignity and their mass appeal.

IMPORTS UP—UNEMPLOYMENT DOWN

According to the October, 1938, issue of "Swiss Technics"* the Alpine democracy is enjoying simultaneously an "unfavorable" balance of trade and a decrease in her unemployment rolls.

Here are the figures given in this authoritative journal:

Half-yearly Balance Sheet of Foreign Trade:

	Im-ports	Ex-ports	Surplus of Im-ports
1st half-year 1936	541.7	396.2	145.5
1st half-year 1937	929.7	578.9	350.8
1st half-year 1938	781.4	618.4	163.0

As to unemployment, the article has this to say:

"The industrial situation is reflected in the unemployment statistics. The total number of unemployed has

again diminished: it was 48,658 at the end of June, which is 2172 fewer than at the end of June, 1937, and 26,469 fewer than two years ago."

No one could wish for a more concrete disproof of the argument that "surplus" imports cause unemployment. In the light of such living evidence that a high rate of employment can exist side by side with an "unfavorable" trade balance, those who still believe tariff barriers are necessary to prosperity will have to seek a more convincing line of reasoning than they now offer.

—SIDNEY J. ABELSON.

* "Swiss Technics" with which is published "Swiss Industry and Trade" by the Swiss Office for the Development of Trade in cooperation with The Swiss Association of Machinery Manufacturers.

WHEN WILL NATURE QUIT YIELDING?

Tennessee Valley Authority scientists have developed a fertilizer which, by actual tests, raises the yield ten times above the ordinary method for treating worn-out fields.

The Georgia College of Agriculture experimented with this fertilizer (calcium metaphosphate) on over-worked cotton land. When 100 pounds of limestone alone were used, the crop increase was 6 percent; by adding 300 pounds of the new TVA phosphate, the yield jumped 63 percent.

The TVA report to Congress declares that "by means of this 'metaphos' process, it may be feasible to utilize the great deposits of Idaho and the adjoining states." The electric process for manufacturing phosphates will create a market for hydro-electric power of vast importance to the Northwest.

The report continues with a promise of industrial progress in many fields as a result of this new fertilizing process, which is, of course, elemental. For progress in any one

enterprise meshes into the entire machine of production.

But, aside from the obvious fact that ultimately the economic benefits of this new fertilizer will tend to increase land values at the expense of wages and interest, the story of calcium metaphosphate is merely one more in the long list of evidence that confounds Malthusian-minded economists.

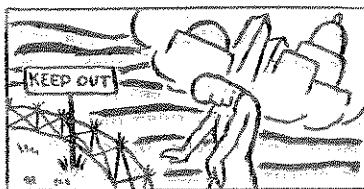
—LANCASTER M. GREENE.

Unearned Increment

On September 15, 1852 the Bank of Savings of New York loaned \$16,000 on One Irving Place. Recently the loan was repaid. The total interest paid was \$110,000. In 1852 the assessed valuation was \$28,000. Today it is \$220,000, of which \$198,000 represents land value.

Reward

The Freeman: Some fifty years ago I became a charter member of the Anti-Poverty Society started by Henry George, Dr. McGlynn and others. We met in the old Academy of Music in New York and I assure you that I have not lost interest in Single Tax on land values. I read The Freeman as part of my religion.—Louis E. Passien



Why Is A Patent?

By H. L. T. Tideman

They named it the Temporary National Economic Committee. A news item states that in turning from an abstract consideration of the nation's economy to specific cases "the committee is hearing leaders of American industry on the possibility of monopolistic practices growing out of our policy of issuing patents to inventors."

It is conceded that a patent is a grant of monopoly. Without monopolistic practices it will avail its holder nothing. Politicians, it would seem, are a band of men who can stare fixedly at a fact and then proceed to the organization of a committee to question the existence of that fact.

What is the object of invention? Is it not to increase the production of wealth, to reduce the toil and trouble incident to our daily life?

What is the purpose of a patent? To permit its holder to prevent the production of wealth in the manner incident to the patent except upon such terms as he may concede.

As for the policy of rewarding inventors with patents by giving them control over the commerce in their inventions, whatever thesis may be maintained with specious plausibility for that policy in the distant past before the laws of physics were as well understood as they now are, no such argument can be held for the grant of patents in the present.

In the mechanical field it is safe to say that discovery is limited to the astronomical and the ultra-microscopic. If a machine is desired for any purpose it is necessary merely to state what is desired. It will be designed. That is what engineers are for. Illustrative of this fact we may mention the cigarette making machine. A factory in which cigarettes are made by hand labor must sell its products in competition with cigars and pipe tobacco. The cost of cigarettes is so high that the market is necessarily restricted to a few prosperous customers. So the cigarette making machine gets into

At a hearing before the "monopoly committee" Chairman O'Mahoney said: "A patent is a perfectly legal monopoly granted to individuals." Of course, nearly all monopolies are perfectly legal; the only extra-legal monopolies are the precarious attempts to rob the public by practices which are not condoned by law, and these are called "rackets."

However, in the course of this hearing, concerned with the patent monopoly in the glass-container industry, these facts were disclosed:

That under present patent laws, Hartford-Empire Company, dominant holder of machine patents in the glass container manufacturing field, will have use of basic patents for fifty-four years, al-

though the law limits the time to seventeen.

That costly litigation in obtaining and establishing the validity of a patent works to the disadvantage of the individual patentee, and to the advantage of corporations or groups with ample resources.

That the so-called Steimer patent, a basic discovery in the manufacture of machinery for glass containers, was purchased in 1917 by Hartford-Empire for \$2,300 and it has grossed millions of dollars in royalties and licensees' fees.

That the patent was applied for in 1910, issued in 1937. During these years the "patent applied for" taboo protected the company in its monopoly privilege.

evolution. The first machines were partial developments. An improvement here, an addition there, and then a consolidation of the various parts and the public is invited to see a machine which rolls the cigarettes, manufactures wrappers, wraps the wrappers and affixes labels almost faster than the eyes can observe.

Here is no discovery, no mystery unveiled. It is merely the result of thought and the knowledge of mechanics. Paid for their work, thousands of men will solve the problem in hundreds of ways.

What caused the invention, if invention it be called? Was it the hope of affluence by securing patents and restricting the cigarette industry? Was not the competition for the cigarette market a much more potent influence?

Patents may have been the source of some moderate fortunes. They may add occasionally to the dividends of great corporations; but is it not at the expense of their neighbors? And in the main, does not the prosperity of business men depend upon their ability to meet the competition of their rivals for public favor rather than upon legally granted monopolies? And is not this competition beneficial to the neighbors?

"But," and the objector rises, "think of the great research laboratories of our large corporations and their wonderful work. To abolish

the patent giving policy would remove the incentive for this activity." On the contrary, if the field for competition be kept open, the necessity for keeping abreast in the race for trade will make these activities greater than ever.

One has but to observe the changes in the styles and the improvements in the automobile, during the last decade, made in spite of many grants of patents to the makers of the machinery used in their manufacture, to note the still greater possibilities of free competition. In the interplay of economic forces, new methods of production will arise with every new demand for things, and no monopoly incentive is necessary.

How about the morality of patents? No one need deny that the produce of an inventor is his own. He need not use it nor disclose it to others. If he wishes to be a miser with the product of his talents none can question his act. But surely the fact that he makes a discovery or designs a useful tool cannot give him the right to prevent his neighbor from profiting by doing likewise.

A legal arrangement which seeks to promote progress by any other process than an extension of freedom is suspect from its origin. Given freedom, the fundamental law that "man seeks to gratify his desires by the least exertion" will automatically produce progress; for in attempting to serve himself every man will serve his fellow man, to the end of an ever increasing prosperity for all.

QUINTS QUINTUPLE LAND VALUES

The Dionne quintuplets continue to be of interest to everybody—including, it now appears, land speculators. Merrill Denison, in an article in Harper's (reprinted in the December Reader's Digest) gives some amazing figures of the commercial power of these babies. So many American tourists go to the little village of Callander, Ontario, just to get a distant glimpse of the famous quints, that the Dominion authorities estimate they annually spend between twenty and twenty-five millions of dollars in Canada.

Mr. Denison enlarges on this and on the large private income that is enjoyed by these babies just because they were born practically simultaneously. He notes also that four years ago Callander was an all but abandoned lumber town, has now greatly increased in population and as a result "a parcel of land that changed hands in 1933 for \$200 is now quoted at \$5,000." He does not, apparently, see the significance of

the fact that all the Canadians who received the \$25,000,000 furnished an equivalent in goods and services; while the land owner who many times quintupled his investment furnished no goods or services except possibly a few dollars in taxes.

All economists accept as axiomatic that the larger the population of a community the larger its land values. Why is the land of New York City assessed at almost eight billions? Because it has over seven million people living, producing and consuming there, for which they need land. This is an average of over \$1,000 per inhabitant. So that every time a baby is born there up goes land value \$1,000. Does the baby get the thousand? It does not, except that, as a member of the community, it benefits indirectly in the \$30 tax levied on the increase. Those who, as land owners, collect the \$1,000 furnished neither goods nor services therefor.

—FREDERIC C. LEUBUSCHER.

AFRAID OF THE LOGIC

Dear Mr. Haxo: I have enjoyed the correspondence course immensely, and if I am finally converted I fear I shall become a flaming fanatic. For Henry George's philosophy is broad enough and emotional enough to become a new religion. But I am frightened at such majestic logical mastery. I am more of the belly thinker than the brain thinker, and logic frightens me.

And yet I feel, too, that there is a prophetic vision in that book. It is not only mere logic, not only skilled and ingenious rationalization. There is no "piecemeal" point of view fixating the student. There is more synthesis than analysis. There is a "togetherness" point of view. And this gives me confidence in this great good maestro. For logic did build up several centuries of enslaving scholasticism. But it takes prophetic insight to compose a symphony, such as this, that is natural and imbued with love, a symphony out of all the noises of mankind.

And more and more, as I read this great book, do I feel that this

is what Henry George is—a profound prophet rather than a sharp logician. Though he is that, too, and with an extraordinary keen edge. In fact, it is his mastery as a logician that has given me this timidity against accepting him utterly and wholeheartedly before I have gone more deeply into the contemporary question of land monopoly.

I am yet such a babe in the woods that I must need orientate myself, not only among the rest of the maestro's writings, and the writings of his followers, but also among his critics. Then, too, I should also like to prowl through the rotten mess of contemporary incomes. I should like to know how much wealth the biggest of our landowners are grabbing today.

The Freeman has been a great help to me during my study. I am enclosing sixty cents. Please mail me the Freeman for a year, also two pamphlets. And many thanks to all of you for your courtesy and kindness.—Carl Christian Jensen—Brooklyn.

Significant Decisions

Decisions of great importance to the unemployment problem were handed down November 28, 1938 by the California Supreme Court.

The Court ruled that the underpopulated, irrigable lands within many of our irrigation districts, which absentee or other owners have allowed to remain tax delinquent longer than the three year period allowed by law for redemption, became the absolute property of the irrigation district. The districts may either resell such lands at public auction or rent them and collect the full economic rent, for the support of the community. The Court also ruled that the districts, being agencies of the State, must hold and administer the lands as a public trust, that all the functions of the districts are governmental, and that such land, when owned by the districts, is in effect land owned by the State.

By this decision, the Court has made immediately available tens of thousands of new farms and orchard homes, which lands can now be rented very reasonably by home seekers who have not a substantial amount of cash to buy the land they require, or who prefer not to sign a heavy mortgage which they may or may not ever be able to pay.

Any mortgage that stood against these lands is wiped out when the district forecloses for non-payment of taxes due it, and the indebtedness formerly against these lands has already been cut by many millions of dollars through this process. This brings the cost of the land down to homeseekers and will enable them to devote more of their earnings to better homes and improvements to their land, which improvements are not taxed by any California Irrigation District.

This decision by the Supreme Court clears the way for scores of new Garden Towns, and self-help cooperatives in California without any cost to the general taxpayer, a welcome change from the usual "relief" proposals. With reasonable direction and advice by State Authorities, here is a timely and concrete opportunity to extend an encouraging hand to thousands of families now dispossessed and homeless.

J. RUPERT MASON

Bolton Hall

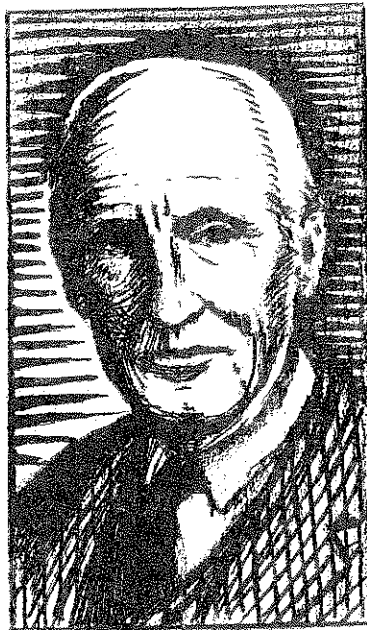
By Frederic Cyrus Leubuscher

I first met Bolton Hall at one of Henry George's Sunday afternoon receptions. He was then thirty-three years of age, a tall well-built athletic man. He had been a member of the Princeton crew. An aquiline scholar's face, expressing himself well in conversation, though with a touch of the brogue, for he was born in Ireland and was almost a young man when he came to New York with his father, who had been chosen pastor of the Fifth Avenue Presbyterian Church.

His pleasant brogue first attracted me to him. Then I became interested in his intensely individualistic philosophy. A believer in Henry George's solution of social and economic problems, he felt that the adoption of the Single Tax would ultimately lead to the philosophic anarchist's ideal of a government limited to police powers. The only legitimate function of government was to prevent invasion of each other's rights and all other functions were an impertinence and led to such invasions. He spoke of Proudhon who propounded this philosophy in the eighteenth century, and of Benjamin R. Tucker, the nineteenth century representative of that philosophy, whom he knew very well. However, he never took part in the propaganda of anarchism. He said that pure anarchism could subsist only among a race of angels and that it might be thousands of years after the adoption of the Single Tax before human beings became fit for anarchism. Because of his intense aversion to Marxism he agreed with Herbert Spencer, who called it "the coming slavery."

Bolton Hall died in Thomasville, Georgia, on December 10, 1938, in his eighty-fifth year. The next day all the New York newspapers had long obituaries. From these I borrow the following data, having eliminated statements of which I am doubtful.

"Bolton Hall was convinced that the only salvation of the average



American lay in an intelligent back-to-land movement, and he had spent much of his money and passed the greater part of his time supporting this theory. It was his contention that a man could support himself and five others on one acre of land.

"The basic investment is land," Mr. Hall wrote in 'The New Thrift' published in 1916. "For man is a land animal. On the land he lives and the produce he eats. Away from the land he cannot live at all."

"After a number of smaller experiments, Mr. Hall succeeded in establishing, in 1910, a working model of Henry George's ideal community at Scotch Plains, New Jersey, called Free Acres. It still continues to operate. Situated in the woods of the Watchung Hills, the farm accommodates approximately two hundred colonists on seventy-five acres.

"The colony land is not for sale, but is leased to sixty-nine families at an average charge of \$45 a year, plus water tax of \$15. The rent is the same for all, regardless of the type of dwelling each colonist has.

"From 1897 to 1928 Mr. Hall published seventeen books. Most of them were full of practical advice and of observations with a humor-

ous twist. In addition to 'The New Thrift,' his publications included 'Things As They Are,' 1899; 'Money Making in America,' 1903; 'A Little Land and a Living,' 1908; 'What Tolstoy Thought,' 1911, and 'The Gift of Sleep,' 1911. Two of his volumes, 'The Halo of Grief,' 1919, and 'The Living Bible,' 1928, dealt with religious subjects.

"Mr. Hall was born August 5, 1854, in Ireland, and came to this country with his parents in 1867. He was graduated from Princeton in 1875, and three years later received his Master's degree. After a brief venture in the importing business, he took up the study of law. In 1884 he was married to Miss Susan Hurlbut Scott, of New York, in Trinity Church."

That Bolton Hall founded the American Longshoremen's Union is well known. What was not generally known, not even by me who enjoyed his friendship for over a half century, is this that I heard from his own lips last year; about 1900 the leaders of the Democratic party in New York State offered him the nomination for Governor. They told him that they believed his popularity with the workingmen would elect him. They demanded a pledge, however, that they would be allowed to dictate his policies and appointments. Bolton Hall promptly declined the nomination. He kept silent all these years about the great honor that had been done him. A smaller man would have boasted.

Soon after the Henry George School of Social Science was formed he declared that it was the greatest forward stride taken by Single Taxers since the death of Henry George, and he contributed to it generously.

Bolton Hall is survived by his widow, and by his daughter, Lois, wife of Gerald Herrick, New York.

Farewell, my friend. I shall miss your words of advice and your dry humour, uttered even when you were in pain. Individualistic to the last you could not make so solemn a thing as your last will without embodying a joke in it.

Movie Making Magic

By William W. Newcomb

If this column is to serve in all the ramified aspects of publicity, it must present suggestions which will occasionally take us into outside organizations. Why not?

Every village as well as every city has its quota of movie-shooting addicts, and most of our towns can also boast a movie club. It doesn't require the ownership of any equipment to become a member of these clubs; it requires only participation in activities, but participation that is vital and worthwhile.

So, join one of these groups, and help your fellow members make a movie. Just because YOU might not own a camera, or care to learn how to use one, doesn't prevent you from taking a very interesting role in the club. You might like to act, to write scenarios, to prepare continuity, to hunt locations, to arrange lighting, prepare costumes, build sets, put on make-up, handle research. The point is, you can have a jolly time working with other people making a 16 mm. movie—and if you are clever, you can get your co-members to build a story around a Georgist theme.

Why not? It's not so involved as you might think. You don't even need a story for a Georgist picture—make a documentary film. Take, for example, any good sized city in the United States. Shoot the slum areas, the people living in the disreputable houses in that section. Then contrast that with the mansions on the avenue. From there jump to the small merchants—then contrast that with the mammoth department stores in your city. You'll generally find that the department store owners are also huge landlords, and that the underselling they engage in their basements is compensated by the ground rent they do not have to pay.

Then go to City Hall. Look at the records of ownership of lands. You won't need to photograph them—merely take notations of their holdings, and when the screen titles are

prepared link your filmic scenes together, put in plenty here about the speculators. You might be surprised to find that an entire block of decrepit stores are standing on a site owned by one man; more likely you will find that a whole street is owned by one giant lord.

Study the street car and bus lines in your city. Think back at controversies that have been written up in the news columns and letter departments of your newspapers concerning certain transportation lines. You will probably find that whereas a huge segment of your fellow town-folk have wanted a trolley line past a certain corner, for the convenience of suburban or edge-of-the-city residents, no amount of agitation would move the line. You might even find that your newspapers have sponsored a move to change a bus line from Main Street to Washington Street in order to break up the traffic snarls, only to meet with failure because powerful landed interests wanted that transportation line to empty its fares in front of a certain store.

There's your movie "plot." A documentary film that is as valuable to the movement as any fancy story developed by a commercial movie agency. And such movies do not require expensive lenses, fancy lighting equipment, involved scenarios, special costuming, or even make-up. All your club will need is a cameraman and some film, for most of your

scenes can be exteriors taken any time of the year; you get the locations and the court house information.

But, if you want to build your picture around a story, here are some plots already developed for you, and published: "The Story of My Dictatorship" (30c) by Berens and Singer; "Squirrel Island" (5c) by A. Freeland; "The Shovelcrats" (15c) by Craig Ralston. Any of these stories, in pamphlet form, can be purchased from the School.

The editors of the movie page of your local newspapers give good space to the doings of the amateur cinema clubs, so send your little tidbits of movie items to them. And when the WPA Forums, Civic Housing Groups, and Chamber of Commerce hold their meetings on "Blighted Housing Areas" offer to show your film to their audiences. Of course, provide a speaker with the film.

That's just ONE use for your film. By all means, use your movie to open your new semester of extension classes. You'll get a much bigger crowd to your first night's meeting, and real interest in taking the course in Fundamental Economics.

And last, but not least: You're making Georgists out of your fellow movie club members without their knowing it!

Here is some fun to mix with Georgism. Play it hard. And if you want technical help, write me. I used to be a producer myself.

We Get Some Rent

The 157 national forests administered by the Forest Service reported net receipts of \$3,080,096 for the ten months period ending July, 1937. Twenty-five percent of the net receipts of each national forest is turned



over to the respective states, to be apportioned to the counties in which the forest is located. The funds thus made available to local government units are used for roads and schools.

The federal income from national forests is obtained largely from timber sales and grazing fees on about 1,250,000 cattle and horses and 5,500,000 sheep and goats. About 40,000 special use permits account for one-tenth the income.

This is, in principal, what Henry George advocates.

NEWS OF THE CRUSADE FOR ECONOMIC ENLIGHTENMENT

Edited by Margery Warriner

**Abe Waldauer Tells Us How It Can Be Done
Needed: 9,000 More Brick Buyers**

NEW YORK—Comes a letter from our friend "Abe" in Memphis, Tennessee, with characteristic sincerity: "I enclose check for \$2.00 to help out on your brick-buying campaign. I am willing to buy at least one brick annually, until the School building is paid for. If we could get 10,000 to do this, we could easily pay for it in five years."

But, it won't take five years to liquidate the School's indebtedness on this basis. About \$12,000 has been paid in or pledged. The total cost of the building

and renovations (including the two upper floors still to be done) will be \$50,000. Ten thousand annual two-dollar bills will do the job in two years.

An incomplete list of subscribers to the Buy-a-Brick campaign gives a total somewhat less than one thousand. A number of anonymous contributions, and collections at student parties, totalling several hundred dollars, were not accompanied by names. But, we know at least nine thousand more contributors are needed. Every dollar counts.

28 Out Of 29

ALBANY, N. Y.—Arthur D. Brown advises that the last meeting of the class here was held on December 15. Twenty-eight students out of twenty-nine who registered completed the course and received certificates.

Speakers' Bureau

NEW YORK—Miss Dorothy Sara is Secretary of the Speakers' Bureau now formed in the HGSSS, and Miss Anna E. Cullinan, an advanced student, is assisting. The purpose is to provide speakers to organizations and groups for lectures and forums in order to interest their members in becoming students of the HGSSS. Requests for speakers should be sent to Miss Sara.

Newark Graduation

NEWARK, N. J.—About fifty were present at the graduation exercises of the Newark extension classes, held in the classroom at 951 Broad Street, Newark, at 7:30 p.m., Monday evening, Dec. 5. Dr. E. E. Bowen presided and gave an outline of the progress of the Single Tax movement from the time of Henry George to the present, citing the effectiveness of the School. Mr. John Allen, President of the Jersey City Chamber of Commerce, told of his introduction to the teachings of Henry George, and of his conviction as to their merit. The principle speech of the evening was made by George L. Rusby, President of the New Jersey School, who spoke on "Jew and Christian." Short talks were also given by Alexander M. Goldfinger, George C. Winne, Henry Grosken, and other members of the faculty, as well as by many of those graduating.

Gets Students

NEW YORK—On Dec. 15 at the Ocean Parkway Jewish Center, 550 Ocean Parkway, Brooklyn, Dorothy Sara addressed a group of young men and women of the Temple Club on "Depression—An Avoidable Dent." "Question and Answer" period was responsible for enrolling members in the HGSSS.

Omaha

OMAHA, Neb.—H. F. Sarman, Extension Secretary, and Paul Koons, Fellowship Secretary, write that graduates here held a dinner on December 9 at the Hotel Paxton. Speakers were: George Woods, Executive Vice-President of the First National Bank of Council Bluffs, Iowa; Robert Smith, County Clerk, Douglas County, Nebraska; H. J. Bailey, Vice President of the Baker Manufacturing Co. P. K. Harlan, District Manager of the Bell Telephone Co. was Toastmaster.

Preparations are now in progress for enrollment of students for classes to begin January 6, 1939.

C. C. C. Taking O. C.

TUCUMCARI, N. Mex.—William Chauvenet, working through the C.C.C. camp here, reports that he plans to enroll the new company here in January in the Correspondence Course. The mail franking privilege has been extended to the boys taking the course.

Chamberlain Not Present

MANCHESTER, England—The Northern Area Convention was held here on Nov. 26 in the Houldsworth Hall, 90 Deansgate, when resolutions were presented demanding Free Trade and valuation of all land as a step toward the public appropriation of the publicly created land values and the restoration of the rights of the people to the land. This conference represented political, co-operative, industrial, pacifist and other organizations in the Northern Areas of England and Wales. Among the speakers were Georgists Andrew MacLaren, M. P., and Mr. R. R. Stokes, M. P.

Thomson Addresses Society

NEW YORK—A talk on "The Social Philosophy of Henry George" was delivered to the German Society of Literature and Arts, 1253 Lexington Avenue, by Mr. M. B. Thomson, instructor at the HGSSS, on December 9th. The members were keenly interested in the philosophy of Henry George as it applies to present day conditions.

Newark Starts Jan. 16.

NEWARK, N. J.—The next series of classes in Newark will be held at 951 Broad Street each night in the week commencing Jan. 16. The classroom will be open for one week previous to the starting of the course, for the purpose of accepting registrations.

Cleveland Commencement

CLEVELAND, Ohio—The Fall term of the Cleveland classes terminated with a dinner, held on December 16 at Wills Restaurant. The speaker of the evening was Clayborne George, the presiding toastmaster was George Downer; both are recent graduates of the School. Other speakers were student representatives from the seven classes.

Robb Graduates Twelve

TOPEKA, KANSAS—On December 12, reports Dr. W. J. Robb, instructor, four women and eight men completed the last class in fundamental economics. Another class is now in progress of organization. It will meet in the Topeka High School on January 10, at 7:30 P. M.

East Bay

BERKELEY, CALIF.—Plans for this section call for six classes in Fundamental Economics and Social Philosophy, beginning during the week of January 9, according to Grace A. Johnston, Extension Secretary.

Nipponese Student

NEW YORK—W. R. M. C. Williams of Nishikusa Boka CHO, Shizudka, Japan has enrolled in the HGSSS Correspondence course and is sending in his lessons.

New York Commencement

NEW YORK—In spite of the personal demands of the Christmas season, over 700 attended the graduation exercises of the Fall classes at Engineering Auditorium on December 22.

C. O. Steele, of the faculty, presided. Speaking for the recent graduates were: Marshall de Angelis, Adele Nichols, Leon T. Arpin and Mrs. Helen G. Bernstein.

A gracious introduction by Mrs. Anna George deMille opened the exercises. Harry Weinberger inspired the audience with his infectious enthusiasm. "The Influence of Land Monopoly on World Affairs" was the topic of the talk by Johannes Steel, the well-informed news commentator who broadcasts nightly over W.M.C.A. The director of the School, Frank Chodorov, wound up the speeches with "The Meaning of the School."

Following the meeting in the Auditorium the gathering moved to the hall on the fifth floor, where refreshments, dancing and the usual roundtable discussions continued until after midnight.

Chicago Graduates 137

CHICAGO, ILL.—The commencement program for the largest graduation class in its history was held by the Chicago extension of the HGSSS, November 30 in the Roof restaurant, 185 N. Wabash Avenue. Diplomas were granted to 137, including students from Evanston, Wilmette, Oak Park and Arlington Heights, all adjacent to Chicago, and one from Ottawa, Ill.

Max Korshak, master in chancery in the circuit court, presented a parable illustrating the land and rent question based on the "foresight" of a wise monkey who got control of the best trees, and because the greatest accumulator of coconut wealth in all monkeyland.

John Z. White electrified the graduates with his extensive knowledge of economics, business, politics and science. He told how the economic sophistries of the specialists in these lines can be upset by the application of the simple truths and principles drawn from their respective lines.

J. Lawrence Monroe, field secretary of the HGSSS, gave the history of the school movement, into which recital he placed enough emotional appeal to inspire and enthuse his audience. He said that he had been authorized by Mr. Korshak to announce an offer by that gentleman to build up the treasury for the local extension. Mr. Korshak agreed to add 50 per cent to whatever amount was contributed in cash or by pledge that night. Something over \$200 was raised. Mr. Korshak became obligated therefor to contribute in excess of \$100. Henry Tideman, local secretary; Sam Levin, president of the Fellowship; George C. Olcott, president of the Single Tax League, also spoke briefly. J. L. Becker, one of graduates of a previous commencement, and now a teacher, was toastmaster.

The teachers of the semester just closed were: J. W. Bauer, J. L. Becker, H. L. Broliar, G. K. Carus, H. C. Gollnick, J. G. Buites, P. J. Gantrowitz, Samuel Levin, F. J. Levenrenz, H. B. Loomis, J. Benton Schaub, W. E. Shipley, G. M. Strachan, Henry and Harry Tideman, M. E. Wetly, John A. White.

Spring Term Plans

NEW YORK.—On January 9th the fifty thousand invitations to the course in fundamental economics beginning during the week of Feb. 6, will be mailed. For the past six weeks students and graduates have been engaged in the addressing, folding and stamping of these cards. Some 1,500 posters announcing the classes were posted in libraries, municipal departments, offices, churches, etc.

From these efforts it is expected that between twelve and fifteen hundred will enroll. Sessions will be held daily from 5:30 to 7:30, and from 8 to 10 P. M. Also on Saturday from 2 to 4 P. M. Six rooms during each session will be devoted to the fundamental course, each with a thirty seat capacity.

Indications are that over three hundred of the present students will enroll

in the "International Trade Course." This six-weeks course, for which a three dollar tuition fee is charged, is followed by a ten weeks course on the "Science of Political Economy."

Another advanced course, offered only to those who have completed the "Science of Political Economy," will be given on Wednesday, Thursday and Friday at 8 P. M. This is an eight weeks' course based on George Raymond Geiger's "Philosophy of Henry George." A four dollar fee is charged, and this course is followed by another based on Harry Gunnison Brown's "Economic Basis of Tax Reform." Textbooks for all advanced courses are furnished by the School.

Early in January a Teachers Training and Review Class, consisting of an intensive review of "Progress and Poverty" with an analysis of the Teachers Manual, will be given to a group selected from the five "Science of Political Economy" classes now in session.

The total enrollment of both beginning and advanced students is expected to reach between eighteen hundred and two thousand a week, not including the extra-curricular activities which engage at least one room each evening.

Graduates at 84

MIDDLETON, N. Y.—This Extension of HGSSS has graduated the oldest student registered in the study of Fundamental Economics, according to John H. Gorman, instructor. Mr. Frederick Cullum, who has just completed the ten weeks' course is in his 84th year. He was born in Islington, London, England, in 1855, came to New York City in 1880 and was employed by a famous landowner's estate, where he was in a position to note the steady increase in land values which accrued through the increasing population of New York City. Mr. Cullum's father, John Cullum, was a friend of Henry George.

Chicago, South Side

CHICAGO, ILL.—H. C. Gollnick and F. J. Levenrenz, graduates and teachers during the last semester of the Extension School here, called a meeting on December 14 at the Englewood Y.M.C.A. for the purpose of organizing an alumni from all South Side graduates.

24 in Evanston

CHICAGO, ILL.—Graduates of the Extension School of HGSSS living in Evanston and neighboring suburbs are planning special commencement exercises of their own. J. Benton Schaub has a class of twenty-four graduating.

Forty in Hartford

HARTFORD, Conn.—Graduation for about forty students of classes here was held on December 21 at the Y.W.C.A., Broad Street, at 5:30 p. m. when William S. O'Connor and M. E. Thomson, both teachers at Headquarters in New York, were the principal speakers.

Chicago Raises Fund

CHICAGO, ILL.—128 graduates from 13 autumn classes received their certificates at a commencement dinner of the Chicago Extension of the HGSSS on Wednesday evening, November 30, in the Sky Top Roof Restaurant of the Medical and Dental Arts Building.

Speakers were: Max Korshak, Treasurer of the Chicago Extension, and John Z. White, veteran Georgist lecturer, on the principle and program of Henry George; John C. Miesch, graduate of the Austin Public Library class on behalf of the students; W. Russell Becker, his teacher, was toastmaster. Sam Levin, President of the Chicago Chapter of the Fellowship gave particulars of his organization's aid to the School. John Lawrence Monroe spoke on the progress of the HGSSS and Henry L. T. Tideman, Director of the School, awarded the certificates.

In response to Mr. Korshak's offer to add 50 percent to contributions made at the commencement, the graduates and instructors contributed \$212, making a total of \$318.

Breaking Through

NEW YORK.—In a course on "Economic Theory" given at the College of the City of New York, one of the books used is "Landmarks of Economic Thought" by John Maxwell Ferguson, professor of Economics at the University of Pittsburgh. A very brief presentation of the Single Tax theory is followed by mention of the Henry George School of Social Science—page 237.

Pittsburgh Plays

PITTSBURGH, Penn.—The Henry George Club has an orchestra. It practices at the home of William N. McNair, first violin. The other members: Bill Comorada, drummer; Robert Bowers, banjo; Betty McNair, second violin; Helen McNair, piano. The Sun-Telegraph, December 14, gave the orchestra, which will play at the commencement exercises of the Henry George School of Social Science, a half page of photographs, entitled "Single Tax—with Words and Music."

Pittsburgh Writes

PITTSBURGH, Penn.—Richard E. Howe sends the Readers Opinion page, from the Pittsburgh Press, Sunday, December 11, which contains five well-written letters by these Georgists: Charles R. Jones, William N. Robson, R. W. Shifley, Mrs. W. F. Willard, G.M.W.

Justified Effort

LOS ANGELES, Calif.—"I have two classes in process of organization, to commence early in January," writes Harry W. Ferrell, "and am planning for a class in Protection or Free Trade." On December 27 Mr. Ferrell graduated twelve, out of an initial enrollment of fourteen. "The quality of this class justifies the effort expended."

East Side Forum

NEW YORK—At the invitation of The East Side Forum, held every Monday evening at 8 p. m. at the Playhouse of the Henry St. Settlement, 446 Grand St., Lancaster M. Greene addressed 80 people. Discussion followed and several enrollments were obtained for classes next February.

In the Low Country

HOLLAND—The Justice and Freedom Party, whose object is to make known and put into practice the principles of Henry George, puts out a weekly under the title "Ons Erfdeel" (Our Heritage). The Editor is H. Kothek, whose talks on the progress of the work in Holland have been a feature of many international conventions. Their program is announced as: 1. All ground rent to go for community revenue. 2. Abolition of all taxes.

Connor in White Plains

WHITE PLAINS, N. Y.—A class in "Progress and Poverty," R. M. Connor teaching, will begin on Wednesday, January 4th, 1939, at 7:30 P. M. at the East View Avenue Junior High School, East Main Street, White Plains. Mr. Connor will also conduct a class in Principles of International Trade for the students who have already completed the fundamental course. This course will be held at the same school on Monday evenings at 7:30 P. M., commencing January 9, 1939.

Front Page News

HUDSON, N. Y.—The front page of the "Daily Star" reported the presentation of diplomas to graduates of the local extension by Rev. Robert W. Schlachter in the Guild House of the Presbyterian Church. Robert E. Knarr enrolled graduates in the Fellowship and they will assume responsibility for future classes. It is expected that two classes will be formed after the first of the year.

Platkin Gives Talk

BROOKLYN, N. Y.—The members of the Williamsburg Community Center, in Brooklyn, heard a talk given by Isidore Platkin, instructor at HGSSS, on "Economic Causes for Anti-Semitism," on November 30th. A group of members enrolled for the course, and they have requested more speakers on economic subjects.

Boston

BOSTON, Mass.—Mrs. F. G. Goodale advises us that twenty-five students graduated the week of December 5.

From Chinese Into English

NEW YORK—Classes in the study of Chinese are held twice a week at the New York Times Annex. Students are now busily engaged in translating "Progress and Poverty" and "Protection and Free Trade" from Chinese to English, reports Joseph Stockman, former instructor in the Philadelphia Extension.

Who's Who in Georgism



Edward Edgington Hardcastle was born in Hookitika, a little town on the west coast of South Island, New Zealand, November 9, 1869.

In his office atop the Union Central Building in Cincinnati where he helps shape the policies of one of America's great insurance companies, Mr. Hardcastle also serves the HGSSS as treasurer of the Cincinnati Extension.

On his father's side Mr. Hardcastle is Irish, on his mother's, English. Edward H. Hardcastle, father of E. E., was a district judge in the New Zealand Government.

As a lad, E. E. attended Christ's College Grammar School at Christ's Church, N. Z. He graduated from the University of New Zealand in 1892 with an M. A. degree and first honors in mathematics and mathematical physics. He then attended Canterbury College in Christ's Church, specializing in arts and engineering.

In 1893 young Hardcastle entered the government life insurance department. Here he began his actuarial work that was to take him to the top in that profession. While still in New Zealand he became an Associate of the Institute of Actuaries of Great Britain.

From 1894 to 1898 Mr. Hardcastle was engaged in actuarial duties in England, including the compilation of the British offices' life table. On the trip from New Zealand to London on the S. S. Ophir he re-read "Progress and Poverty," a book that was first introduced to him at the progressive University of New Zealand.

During a brief visit to the United States in 1897, Mr. Hardcastle made acquaintances which led to his joining the actuarial staff of the Union Central Life Insurance Company of Cincinnati in 1898. He is now vice president.

STATEMENT OF THE OWNERSHIP, MANAGEMENT, CIRCULATION, ETC., REQUIRED BY THE ACTS OF CONGRESS OF AUGUST 24, 1912, AND MARCH 3, 1933

Of The Freeman, published monthly at New York, N. Y., for Oct. 1, 1938, State of New York, N. Y. County of ss.

Before me, a notary public, in and for the State and county aforesaid, personally appeared Frank Chodorov, who, having been duly sworn according to law, deposes and says that he is the Editor of The Freeman and that the following is, to the best of his knowledge and belief, a true statement of the ownership, management (and if a daily paper, the circulation), etc., of the aforesaid publication for the date shown in the above caption, required by the Act of August 24, 1912, as amended by the Act of March 3, 1933, embodied in section 537, Postal Laws and Regulations, printed on the reverse of this form, to wit:

1. That the names and addresses of the publisher, editor, managing editor, and business managers are:

Publisher, The Freeman Corporation, 30 East 29th St., N.Y.C., Editor, Frank Chodorov, 30 East 29th St., N.Y.C., Managing Editor, Frank Chodorov, 30 East 29th St., N.Y.C., Business Managers, Frank Chodorov, 30 East 29th St., N.Y.C.

2. That the owner is: (If owned by a corporation, its name and address must be stated and also immediately thereunder the names and addresses of stockholders owning or holding one per cent or more of total amount of stock. If not owned by a corporation, the names and addresses of the individual owners must be given. If owned by a firm, company, or other unincorporated concern, its

name and address, as well as those of each individual member, must be given.)

The Freeman Corporation, 30 East 29th St., N.Y.C., N.Y. (no stockholders), Anna George de Mille, President; Joseph Dana Miller, Vice-President; Otto K. Dorn, Secretary-Treasurer.

3. That the known bondholders, mortgagees, and other security holders owning or holding 1 per cent or more of total amount of bonds, mortgages, or other securities are: (If there are none, so state.) None.

4. That the two paragraphs next above, giving the names of the owners, stockholders, and security holders, if any, contain not only the list of stockholders and security holders as they appear upon the books of the company but also, in cases where the stockholder or security holder appears upon the books of the company as trustee or in any other fiduciary relation, the name of the person or corporation for whom such trustee is acting, is given; also that the said two paragraphs contain statements embracing affiant's full knowledge and belief as to the circumstances and conditions under which stockholders and security holders who do not appear upon the books of the company as trustees, hold stock and securities in a capacity other than that of a bona fide owner; and this affiant has no reason to believe that any other person, association, or corporation has any interest direct or indirect in the said stock, bonds, or other securities than as so stated by him.

Frank Chodorov.

Sworn to and subscribed before me this 27th day of Sept., 1938.

Charles M. Frey, Notary Public, Queens Co. Clks. No. 568, Reg. No. 4154, N.Y.C. Clks. No. 31, Reg. No. 9F26.

Charles M. Frey
(My commission expires March 30, 1939.)

A Letter - An Answer

"Dear Editor: The Freeman gets better every month. But I don't like the paper it's printed on. Can't you do something about it?"

This is the burden of numerous letters, to say nothing of verbal comments.

And the answer is: The Freeman cannot be self-supporting if the mechanical cost is increased; unless the subscription price is also increased—and that is out of the question. No cost-inhibition will prevent the widest possible distribution of this publication.

Not only is The Freeman published without editorial budget, but most of the secretarial work is contributed (and the "cuts" in this issue are the free-will offering of a recent graduate, who is in the photo-engraving business.)

But, The Freeman can and will be printed on better stock—without increasing the sub-

scription price—when the total paid circulation is 10,000 copies.

If you really want the publication printed on a bulkier, heavier, more attractive paper, you can help by sending in subscriptions.

If every reader will send in at least one new subscription during January, the change can be effected in the March issue.

There's a swell New Year resolution! Send in at least one new subscription—at fifty cents—during the month of January.

Or, send in five subscriptions for a total of two dollars.

Or, send one dollar, and get, in addition to The Freeman for twelve months, one of the following books: "Theory of the Land Question" by George Raymond Geiger, "Progress and Poverty," "Social Problems," "Protection or Free Trade," "Science of Political Economy."

Don't kick. Act.