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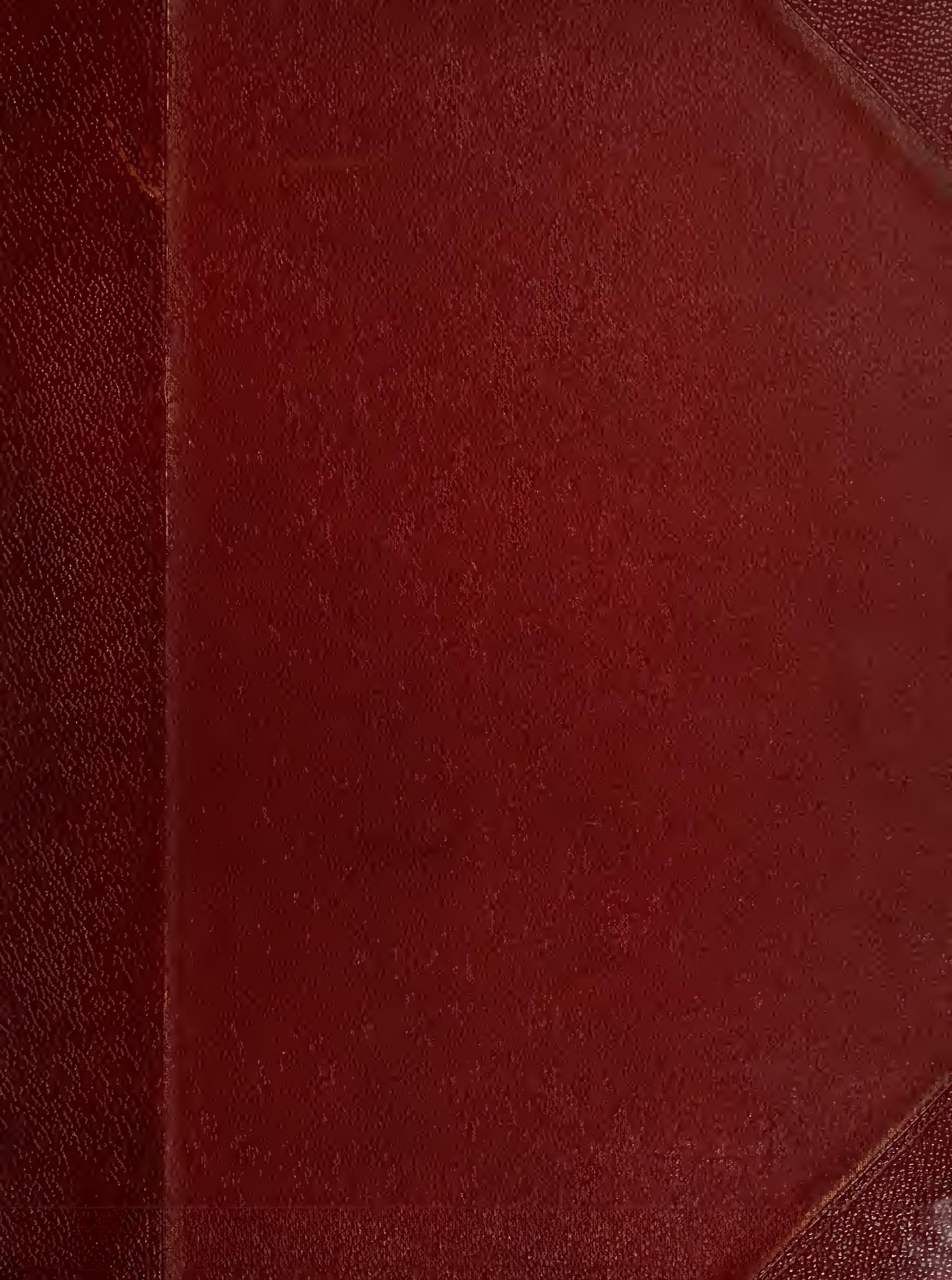
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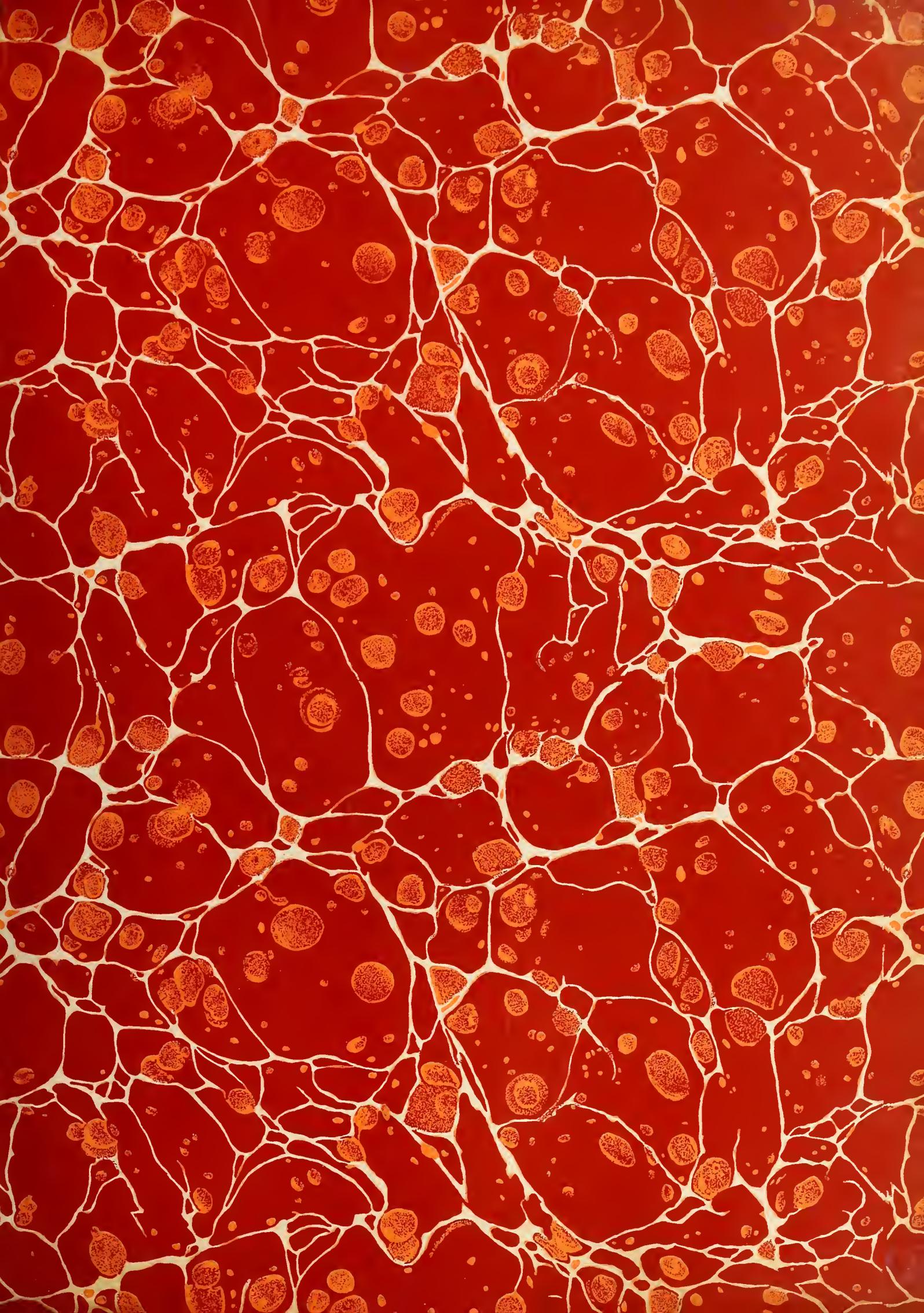




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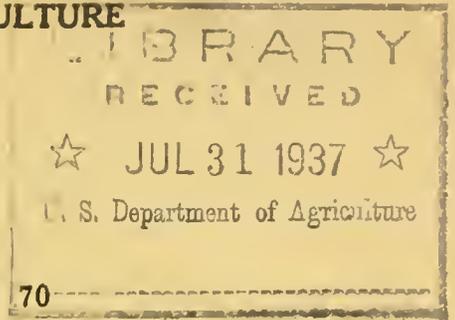


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**UNITED STATES DEPARTMENT OF AGRICULTURE**

**Bureau of Agricultural Economics**



**Agricultural Economics Bibliography No. 70**  
(Supersedes No. 59)

**FARM TENANCY IN THE UNITED STATES, 1918-1936**

**A Selected List of References**

**Compiled by Louise O. Bercaw**  
**Under the direction of Mary G. Lacy, Librarian**  
**Bureau of Agricultural Economics**

**Washington, D. C.**  
**June 1937**



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## FOREWORD

This bibliography is a revision of, and supersedes, Agricultural Economics Bibliography No. 59, Farm Tenancy in the United States, 1925-1935. It contains references to books, pamphlets, and periodical articles on farm tenancy and farm leases in the United States, published during the years 1918-1936, including some references to publications issued in 1937 and prior to 1918. The bibliography contains numerous references to publications on the southern sharecropping system and supersedes the typewritten lists issued by the library of the Bureau of Agricultural Economics on that subject.

A few references on corporation farming and group management of farms have been included although no attempt has been made to list many of them. References on these subjects may be found in Agricultural Economics Bibliography No. 30, Large-Scale and Corporation Farming, published in 1929, and in Agricultural Economics Bibliography No. 69, Large-Scale and Corporation Farming, published in 1937. State official publications have not been systematically examined for statistics of farm tenancy, although references to a few such publications have been included.

The bibliography is in three main sections. The first contains references of a general nature; the second, references arranged by geographical divisions of the United States; and the third, references arranged by states. The third section is followed by a short list of additional references added after the bibliography was completed. An author and subject index is appended.

The numbers following most of the entries are call numbers showing where the references may be found in the library of the U. S. Department of Agriculture. The initials "L.C." indicate that the book is in the Library of Congress.

Mary G. Lacy, Librarian  
Bureau of Agricultural Economics,  
U. S. Department of Agriculture

June 1937

## SOURCES CONSULTED

Card catalogues of the following libraries:

- U. S. Department of Agriculture
- U. S. Department of Agriculture, Bureau of Agricultural Economics

- Agricultural Economics Literature, v. 1, 1927 - v. 11, no. 4, April 1937. Also its predecessor The Library Supplement, nos. 1-38, Jan. 16, 1923 - Dec. 28, 1926. Published by the Bureau of Agricultural Economics, U. S. Department of Agriculture.
- Agricultural Index, 1919 - March 1937. Published by the H. W. Wilson Company, New York, N. Y.
- Experiment Station Record, v. 40, 1919 - v. 76, no. 3, March 1937. Issued by the Office of Experiment Stations, U. S. Department of Agriculture.
- Index to Publications of the United States Department of Agriculture, 1901-1925. Compiled by M. A. Bradley and M. G. Hunt. 2689pp. Washington, U. S. Govt. Print. Off. 1932.
- Index to Publications of the United States Department of Agriculture, 1926-1930. Compiled by M. A. Bradley. 694pp. Washington, U. S. Govt. Print. Off. 1935.
- International Index to Periodicals 1920 - v. 24, no. 5, March 1937. Published by the H. W. Wilson Company, New York, N. Y.
- Public Affairs Information Service. Bulletin, 1918 - v. 23, no. 24, Apr. 3, 1937. Published in New York, N. Y.
- Readers' Guide to Periodical Literature, 1919 - v. 36, no. 16, Mar. 10, 1937. Published by the H. W. Wilson Company, New York, N. Y.
- Social Science Abstracts, v. 1-4, 1929-1932. [Menasha, Wis.] Published under the auspices of the Social Science Research Council.

FARM TENANCY IN THE UNITED STATES, 1918-1936.

A Selected List of References

Compiled by Louise O. Bercaw  
Under the direction of Mary G. Lacy, Librarian  
Bureau of Agricultural Economics

GENERAL REFERENCES

1. Alexander, W. W. The farm tenancy problem. South. Planter 98(1): 12. January 1937. 6 So89.  
The farm tenancy problem is nation-wide in scope. Insecurity of tenure and the effect of tenant farming on the fertility of the soil are two bad features of the problem. Attention is called to the methods of attacking the tenancy problem in England and Ireland. Safeguards applied and criteria followed in the demonstrational work on Resettlement Administration farm tenant projects are outlined.
2. Alexander, W. W. Some facts about farm tenancy. South. Progress 1(2): 13,27. October 1936. 280.8 So85  
The writer states that there is need for a reasoned approach to the problem of farm tenancy, "for a sane recognition of facts, and for a willingness to do what appears to be sound and necessary for the improvement of the basis of our southern agriculture." The steady increase in tenancy during the past fifty years, the increase in white tenants and the decrease in negro tenants, the need for diversification, soil destruction, and poverty of the tenant are pointed out. The solution of the problem is a difficult one and a long term program "must be accepted as the only possibility." Some form of "Inexpensive credit with which capable tenants can be financed in the purchase of their own farms," and some form of education and training will be needed in the program adopted.
3. American association for agricultural legislation. Papers on tenancy. Amer. Assoc. Agr. Leg. Proc. 1919: 131-164. 281.9 Am3P  
The Proceedings were issued as Bulletin 6 of the American Association for Agricultural Legislation, Madison, Wis.  
Contents: Social aspects of tenancy, by C. V. Gregory, pp.131-135; The division of farm income between landlord and tenant, by J. D. Black, pp.136-151; Discussion of papers, by B. H. Hibbard, L. C. Gray, Theodore Macklin, A. E. Cance, George Thomas, and E. D. Chassell, pp.151-164.
4. American association for agricultural legislation. Papers on tenancy. I. The agricultural ladder by W. J. Spillman... II. Tenancy in an ideal system of land ownership by Richard T. Ely and Charles J. Galpin. III. Discussion by W. J. Spillman, and Charles L. Stewart. Amer. Assoc. Agr. Leg. Bull. 2, pp.29-77, illus. Madison, 1919. 281.9 Am3  
"Reprinted from the American Economic Review, Supplement, March, 1919."

5. American bankers association, Agricultural commission. Farm tenancy a growing problem. Amer. Bankers Assoc. Agr. Comn. Bull. 9(11): [1-3] illus. January 1936. 284.28 Am3

"Prepared in cooperation with Director L. C. Gray, Land Utilization Division, U. S. D. A. "

Photographs, charts and maps are used to illustrate the points made. The chart shows tenure of operator in relation to use of land in farms. Maps show importance of age in determining tenure status of farmers, and counties in which at least half of the land in farms was under lease to the operator in 1910 and in 1930.

6. American country life association. Farm income and farm life; a symposium on the relation of the social and economic factors in rural progress prepared by a joint committee: Dwight Sanderson... John H. Kolb, M. L. Wilson... Andrew Boss, F. D. Farrell, O. G. Lloyd. 324pp. New York, Pub. by Univ. Chicago press for the Amer. country life assoc. 1927. 281.2 Am34F

The Social Effect of Tenancy, ch. XII, is divided into three sections:

Social Effect of Tenancy, by W. B. Bizzell, pp.215-229, in which the author lists among the social effects, a lower standard of living. intellectually for the class; a decreased interest in education; indifference to religion; an increasing difficulty in promoting efficient rural organizations; decline in the effectiveness of political action; the development of undemocratic tendencies; general instability of rural institutions; and a lowering of esthetic appreciation.

The Social Effect of Tenancy, by B. H. Hibbard, pp.229-234, wherein the author states that over the main part of the United States there is no tenant class. Tenancy is a stepping stone to ownership, and "Socially considered, it is logical and desirable that beginners operate farms belonging to those who for some reason are not in a position to do farming themselves." Greater security and stability of tenure is needed, but "The difficulties of agriculture are much more fundamental than the mere question of ownership and tenancy however important that may be."

Some Social Effects of Farm Tenancy and Large Land Holdings, by O. M. Johnson, pp.234-240. In concluding, the author states: "It is not intended that this discussion shall be a defense of tenancy and large holdings but to show that the evidence that they are the causes of bad social conditions is not at all conclusive. The need at present is to have more investigation of these two problems as they are related to rural social welfare."

7. American liberty league. The farmers' home bill; an analysis of a proposed experiment in socialism which would increase government obligations by a billion dollars, encourage farmers to contract debts without improving their ability to pay them, subsidize a particular class of citizens and afford an opportunity for scandal and political favoritism. 10pp. Washington, D. C. 1935. (Document no. 36, May 1935) Pam. Coll.

A critical analysis of S.2367, a bill to create the Farmers' Home Corporation, introduced by Senator Bankhead.

8. App, Frank. Farm economics; management and distribution. Ed. 2, rev., 700pp. Philadelphia, Chicago & London, J. B. Lippincott co. [1928, (Lippincott's farm manuals) 281 Ap4  
"References" at end of some chapters.  
Land Rental, ch. XI, pp.386-437, discusses the basis of land rental, the systems of land rental including the advantages and disadvantages of each, the systems used for different types of farming, the effect of tenure on fertility of fields, the factors influencing the proportion of tenancy, the type of farming, size of farm, cost of land in relation to tenure, the points to be considered in the farm lease, and the special problems connected with the lease.
9. Ashby, A. W. Farm tenancy. General and historical, Encyclopaedia Social Sciences v.6, pp.118-122. New York, The Macmillan Co. 1931. 280Enl
10. Atkinson, Edward; and Powers, L. G. Farm ownership and tenancy in the United States. Amer. Statis. Assoc. Quart. Pub. 5(n.s.40): 329-344. December 1897. 251 Am3  
The first part of this article is an abstract of a paper presented by Mr. Atkinson at the meeting of the International Statistical Institute, St. Petersburg, August 1897. Pages 336-344 consist of an Analyses and tables prepared by L. G. Powers.
11. B., T. R. Washington notes - Roosevelt's court plan goes ahead - dissent from the report on farm tenancy - Mr. Blackstone and Mr. O'Neal. New Repub. 90(1161): 109-110. Mar. 3, 1937. 280.8N  
Comment on the dissenting statement by W. L. Blackstone of the Southern Tenant Farmers' Union which accompanies the report of the Special Committee on Farm Tenancy. As a contrast the dissenting statement of E. A. O'Neal is also commented on.
12. B., T. R. Washington notes. The administration and rural land ownership - coöperatives and their difficulties - a good program solving nothing. New Repub. 89(1154): 326-327. Jan. 13, 1937. 280.8N  
The writer thinks that the straightforward way to attack the farm tenancy issue is "to attack the present system of nearly absolute property rights in land, and to give the government, by constitutional amendment or otherwise, the power to acquire land for socially approved purposes at a 'just' value that will exclude monopoly rights." It is not thought that the administration will adopt this plan unless forced to. The National Committee on Rural Social Planning advocates production cooperatives rather than small, independent, family-sized farms.
13. Baker, O. E., comp. A graphic summary of American agriculture based largely on the census. U. S. Dept. Agr. Misc. Pub. 105, 228pp., illus. 1931. 1 Ag84M  
"This publication is a revision and enlargement of A Graphic Summary of American Agriculture contained in the 1916 Yearbook of the Department of Agriculture, which was also issued as Yearbook Separate 681, and of a second contribution having the same title in the 1921 Yearbook, which was also issued as Yearbook Separate 878. The first edition was based largely on the 1910 census of agriculture,

the second on the 1920 census; this revision portrays similarly the returns from the 1925 census, supplemented by a number of maps based on the annual estimates of the United States Department of Agriculture."

Farm tenure, by O. M. Johnson, p. 189. This is followed on pp. 189-203 by maps, some of them dot maps, showing percentage of all farms and of all farm lands operated by tenants and croppers; percentage of all crop land harvested operated by tenants and croppers; number of farms operated by white owners, by white tenants and croppers, by colored owners, by colored tenants and croppers, by croppers, by tenants other than croppers, by white croppers, by colored croppers; increase and decrease in number of farms operated by owners and by tenants, 1920-1925; increase and decrease in percentage of all farms operated by tenants, 1920-1925; number and percentage of farms operated by cash tenants; number and percentage of farms operated by tenants paying share rent; percentage of tenants related to landlords.

14. Baker, O. E., comp. A graphic summary of American agriculture based largely on the census of 1920. U. S. Dept. Agr. Yearbook 1921: 407-506, illus. 1922. Also issued as Yearbook Separate 878. 1 Ag84Y

Maps showing the following are given on pp. 498-501: extent of farm tenancy; per cent of total improved land operated by tenants and croppers; and number of farms operated by white owners, by white tenants, by colored owners, and by colored tenants and croppers.

15. Bankhead, J. H. Bankhead tenant aid bill explained. Author of new bill to help tenants describes it. Prog. Farmer (Ga.-Ala. ed.) 50(5): 8. May 1935. 6 P945G

16. Bankhead, J. H. The new farm tenant bill. South. Cult. 93(5): 5. May 1, 1935. 6 So84

Discusses tenancy and explains the farm tenant bill.

Similar articles were also published in the South. Agr. 65(4): 5,46. April, 1935; and South. Planter 96(4): 17. April, 1935.

17. Bankhead, J. H. Tenants buy farms. South. Agr. 65(3): 26-27. March 1935. Photostat copy in Reprint Coll.

The program of the Agricultural Rehabilitation Section of the AAA in enabling impoverished farm tenants to become established upon better farms where they may become owners, or upon farms in small industrial centers which they may eventually pay for and own.

18. Bankhead tenant bill gets support. Also other up-to-the-minute news from the Capital, by our Washington correspondent. South. Agr. 65(5): 14. May 1935. 6 So83

Describes the changes in the Bankhead bill since the publication of Senator Bankhead's article in the April issue of the Southern Agriculturist.

19. Beatty, D. G. "How I select a good farm tenant." System on the Farm 2(2): 50. February 1918. 6 Sy8

The five points to be considered in choosing a tenant as listed in an inset on the page are character, family, equipment, capital, and habits.

20. Beck, P. G., and Forster, M. C. Six rural problem areas, relief - resources - rehabilitation; an analysis of the human and material resources in six rural areas with high relief rates. U. S. Fed. Emergency Relief Admin., Div. Research, Statis., and Finance, Research Sec., Research Monog. I, 167pp., illus. 1935. 173.2 W89Re  
List of references, pp.165-167.  
"The 65 counties surveyed are representative of six areas which include approximately one-half of the rural families receiving relief in the United States. These areas include 36 percent of the rural population and 43 percent of the farmers (about one-third of the farm owners, almost one-half of the farm tenants and more than four-fifths of the farm croppers) of the United States in 1930. More than three-fourths of all Negro farmers were in the two Cotton Areas." -p.1.
21. Benedict, M. R. I am thinking of renting my place: answers to rental inquiries. Dakota Farmer 46(11): 572. June 1, 1926. 6 D14  
Answers to letters asking for information on various rental questions- cash or share rental, ranch renting, sons as partners, and Wendt 50-50 plan.
22. Benedict, M. R. What is the matter with the tenant farmer? Dakota Farmer 40: 1588,1590. Sept. 15, 1920. 6 D14  
Discusses some of the evils of farm tenancy, the requirements of a good lease, and the Wendt partnership agreement.
23. [Benton, A. H.] Equitable share leases. Points to consider in working out a fair and equitable renting agreement: table shows the usual arrangement where farms are rented on shares. Nor'-West Farmer 45(6): 11,12. Mar. 20, 1926. 7 N83
24. Benton, A. H. Just and equitable farm lease. Dakota Farmer 44: 358, 368-369,422-423,472-473. 1924. 6 D14  
Contents: I. The important factors in forming crop share leases; II. Mixed livestock and crop share leases; III. Miscellaneous land rental problems.
25. Benton, A. H. Live stock on shares. Some suggestions for a proper basis of dividing increase and produce where live stock are taken over by the tenant when a farm is rented on shares. Nor'-West Farmer 45(5): 50,51. Mar. 5, 1926. 7 N83
26. Benton, A. H. Renting mixed farms on shares. Renting arrangements for mixed grain and livestock farms are rather more difficult to arrive at than for straight grain farming. The principle, however, is the same. Nor'-West Farmer 44(5): 6,12. Mar. 5, 1925. 7 N83  
Accompanied by three tables which show annual cost of maintaining a dairy cow and division of expense between owner and tenant when dairy cows are included in a half-share crop and livestock lease; outline of share renting arrangements for crop and live stock farms; annual cost of maintaining sheep.

27. Bidwell, P. W., and Falconer, J. I. History of agriculture in the northern United States 1620-1860. 512pp., illus. Washington, Carnegie Institution of Washington, May 1925. (Carnegie Inst. Wash. Pub. 358) 30.9 B47H  
Land Tenure, ch. V, pp.49-66; Tenancy in the eastern states, p.449. Bibliographical footnotes; also a bibliography on pp.474-492.
28. Bizzell, W. B. Rural housing and the tenant farmer. Survey 44(1): 26-28, illus. Apr. 3, 1920. 280.8 C37  
Describes rural housing conditions among tenant farmers, quoting from several studies on the subject.
29. Black, J. D. The landlord's and the tenant's share. Hoard's Dairyman 59: 105,124-125,132. 1920. 44.8 H65  
The purpose of this discussion is to consider the effect of the recent changes in prices on the landlords' and tenants' shares of the farm expenses and the farm incomes.
30. Bloom, C. W. Relations between landlord and tenant. Ohio Farmer 141: 298. Mar. 2, 1918. 6 Oh3  
A landlord discusses his contract which has been used for 33 years. Of the five tenants on his farm during that time, four left because they had purchased farms of their own.
31. Bogart, E. L. Economic history of American agriculture. 173pp. New York, Chicago, etc., Longmans, Green and Co. 1923. 30.9 B632  
Selected references at end of chapters.  
Chapter II of this textbook is devoted to the agriculture and land tenure of colonial America.
32. Bogart, E. L. Farm ownership in the United States. Jour. Polit. Econ. 16(4): 201-211. April 1908. L.C.  
"It has been taken for granted generally that the increase of tenants was at the expense of owners, and that such a tendency indicated a movement toward Old-World conditions of land tenure. It is the purpose of this article to show that such alarmist statements rest upon a superficial analysis of the facts, and that, properly interpreted, the statistics of farm tenure in the United States evidence a very healthy development and give bright promise for the future."
33. Bond, B. W., Jr. The quit-rent system in the American colonies. 492pp. New Haven, Yale univ. press. 1919. L.C.  
"This is a detailed historical study of the introduction, character, spread, and significance of proprietary and royal quit-rents in the British colonies in North America. An introduction briefly noting the character and importance in American history of this remnant of feudalism has been written by C. A. Andrews, and a bibliography of sources, both printed material and manuscript, of a general nature and relating to individual colonies, is included."  
-Expt. Sta. Rec. 43: 694. 1920.  
Not examined.

34. Borsodi, Ralph. Land tenure. Amer. Rev. 7(5): 556-563. October 1936.  
110 Am33

Criticizes the present system of land tenure in the United States because it has encouraged land speculation and discusses "what sort of system of land tenure would furnish the population of the nation an opportunity to acquire homesteads and prevent their losing them." The single-tax theory is considered inadequate and the writer states that "A better expedient might be the gradual substitution of leasehold for freehold ownership - the gradual establishment of a system of land tenure in which the present absolute title to land was acquired by either (1) local authorities, or (2) land co-operatives, or (3) land authorities somewhat similar to the public authorities which have been established to operate bridges, tunnels, and other public utilities." The second type of trustee-agency is the one which the writer considers the most desirable.

35. Boyle, J. E. Agricultural economics. Ed. 3, rev., 519pp. Philadelphia, London & Chicago, J. B. Lippincott co. [1928] (Lippincott's college texts: Agriculture) 281 B69

"References" at end of chapters.

Land Tenure, ch. V, pp.87-115, brings out the increasing tenancy in the country and the agricultural unrest in the South in its relation to tenancy. The rent contract is discussed, with the four types of tenure, the cash, share, share cropper and crop lien systems distinguished, and corporation farming, the increase of mortgages, the free trade in land, the Torrens system of land titles, and the proposed certification of land are explained.

The Appendix contains the following tables: Percentage of owned farms reported as mortgages, arranged in order of percentage mortgaged, showing changes, if any, in 35 years; tenancy - percentage of farms operated by tenants, arranged in order of percentages, showing changes, if any, in 45 years; shifting of farmers, or term farmer spends on one farm; term of occupancy of farm (owners and renters); relation of tenancy to land value; dear land means more tenants; examples of largest and smallest amount of tenancy, by rural counties, in certain states; also average land values in same counties. 1910 census.

36. Breckinridge, J. C. Land ownership in its relation to national stability. Amer. Acad. Polit. and Social Sci. Ann. 134(223): 207-219. November 1927. 280.9 Am34

The effects upon national stability of peasant land ownership and non-ownership are studied in Russia, Finland, Santo Domingo, and Mexico. The decrease in farm population in the United States is noted, and linked with the "farmer's problem."

The author concludes in part: "Any nation is as strong socially and economically as its landowning population is numerous. Pyramided wealth, that we consider an evidence of social stability, is, in reality, an evidence of approaching instability."

He urges that the land be divided, and populated.

37. Briggs, F. A. Tenant problem to the forefront. Farm and Ranch 56(2): 4,14. Jan. 15, 1937. 6 T31  
Discusses some of the proposals being made to aid tenants to become owners.  
"Whatever plan the Government adopts, there will still remain a tenant problem, the evils of which will have to be cured, if possible, by other means..."  
"The most pressing problem having to do with tenancy is to bring about a closer business relationship between owner of the land and the man who tills it."
38. Bringing the farm lease up to date. Changes in farm practice make revision of share lease form desirable. Wallaces' Farmer 51(35): 1210. Sept. 17, 1926. 6 W15
39. Brunner, E. de S., and Kolb, J. H. Rural social trends. 386pp. New York and London, McGraw-Hill book co., inc., 1933. 281.2 B83R  
"One of a series of monographs published under the direction of the President's Research Committee on Social Trends."  
Country Life and Agriculture, ch. II, pp.37-72, contains a section on trends in land tenure which notes the increase in farm tenancy between 1880 and 1930, and one on the social effects of recent increased tenancy and indebtedness, which the author states are difficult to forecast.  
Rural and Urban Relationships, ch. V, pp. 111-143, briefly mentions the significant trends in the ownership of land, and includes a table showing proportion of farms operated by owners, by tiers of counties.  
-18 Areas.  
Appendix D. includes the following table: Proportions of farms operated by owners and by tenants, by region and by tiers of counties, -18 Areas.
40. Brunner, E. deS., and Lorge, Irving. Rural trends in depression years; a survey of village-centered agricultural communities, 1930-1936. 387pp. New York, Columbia univ. press. 1937.  
"This volume contains a third survey of 140 village-centered agricultural communities. The first was published in 1927, the second in 1933. The Bureau of Agricultural Economics of the United States Department of Agriculture and the Columbia University Council for Research in the Social Sciences co-operated in this study."  
For references to croppers and tenancy consult the index under those subjects.
41. Buck, Glenn. Debunking the farm tenant scare. Nation's Business 18(3): 200-201. March 1930. 286.8 N212  
In spite of the fact that "it is common for alarmists to point to the large number of tenant farmers as evidence that agriculture is fast approaching a condition akin to peasantry," Mr. Buck shows that a study of the situation reveals "that such evidence cannot be taken at its face value, that the extent of farm tenantry is far from a true indication of agriculture's condition."

42. Buechel, F. A. Relationships of landlords to farm tenants. [n.p.1925] Pam. Coll.  
Reprinted from Jour. Land & Pub. Utility Econ. July, 1925.  
The author discusses the present status of tenancy and points out the need for a good leasing system whose central aim should be the maintenance of the productivity and value of the farm. He considers good agriculture to be possible even with most of the land in the hands of tenants, and lists the steps by which this may be accomplished. The responsibility of bringing about such a system rests upon the landlord.
43. Burger, A. A. The modern lease. Successful Farming 25[i.e.26](1): 24. January 1927. 6 Sul2  
A discussion of the stockshare lease.
44. Business men's commission on agriculture. The condition of agriculture in the United States and measures for its improvement. A report. 273pp. New York, Natl. indus. conf. bd. inc.; Washington, D. C., Chamber Com. U. S. 1927. 281 B96  
See Ch. I, The Present Status and Trend of Agricultural Conditions, for a paragraph on tenancy, p.64. Statistics given are based on the Fourteenth Census of the United States, the United States Census of Agriculture, 1925, and an article in the 1923 Yearbook of the U. S. Dept. of Agriculture.
45. Butler, Tait. Dairy share farming. Prog. Farmer (Miss. Valley ed.) 40: 652. July 4, 1925. 6 So81  
This item is part of Tait Butler's "Summer Hints for the Stock Owner."
46. Butler, Tait. Share farming in the dairy business. A discussion of the main features necessary to such a contract. Prog. Farmer (Miss. Valley ed.) 43: 320. Mar. 17, 1928. 6 So81
47. Caldwell, C. C. Climbing the agricultural ladder; there is a reward that is well worth the effort. Wis. Agr. 43(15): 1,2-3. Apr. 12, 1919. 6 W751  
The agricultural ladder contains four rungs: (1) hired man; (2) tenant; (3) owner with mortgage; (4) full owner.
48. Campbell, P. C. American agricultural policy. 304pp. London, P. S. King & son, ltd. 1933. 281.12 C15  
See pages 3-5, 14-16, 20-25, and 251 for references to farm tenancy.
49. Carver, T. N. Principles of rural economics. New ed., 401pp. Boston, New York [etc.] Ginn and co. [1932] 281 C25 1932.  
Bibliography, pp. xi-xxi.  
Historical Sketch of Modern Agriculture, ch. II, pp.29-124, contains a brief discussion of allodial tenure (pp.77-78) as opposed to the feudal system, and its insurance in this country through the Ordinance of 1787, and another on the growth of tenancy in the United

States (pp.114-115).

Management as a Factor in Agricultural Production, ch. IV, pp.236-300, brings out the fact that the American farmer, whether he be renter or owner, must perform the three functions of "deciding certain fundamental questions of investment;" second, that of pushing the work along and seeing that it is properly performed; and third, that of buying and selling..." The section Ownership or Tenancy (pp.238-243) takes up the causes of tenancy and the relative merits and faults of the system as opposed to ownership, and the one Cash or Share Tenancy, (pp.243-246) explains the advantages of the former over the latter.

50. Carver, T. N. Selected readings in rural economics. 974pp. Boston, New York, etc., Ginn and co. [1916], 281 C25S

Contains selected readings on farm tenancy, references to the originals of which have been listed in the present bibliography.

51. Case, H. C. M. Development of commercial farm management service. Jour. Farm Econ. 12(3): 405-424. July 1930. 280.8 J822

"The management of distressed land constitutes a large element in present commercial farm management. Although there is some increase in the number of corporation farms, the most successful appear to be those where growing and processing of special products are closely associated. Aside from highly specialized production there appears to be limited success in employing both management and labor. Management service for the family sized farm appears to be gaining in a constructive way both in the management of tenant farms and in the cooperative management service to independent operators." -Social Sci. Abs. v.3, item no. 2547. 1931.

Discussion by C. L. Holmes, pp.424-426.

52. Cates, J. S. Is it so bad to be a tenant? Country Gent. 89(39): 3,18. Sept. 27, 1924. 6 C833

Gives reason why a young man should enter farming as a tenant.

53. Cates, J. S. A nation of tenants. The English farmer regards renting as good business. Country Gent. 90(30): 14,30. July 1925. 6 C833

A picture of the English tenant is presented in contrast to the American tenant farmer.

54. Chew, A. P. New brake on farm land boom. Barron's 17(10): 10. Mar. 8, 1937. 284.8 B27

The following is quoted from this article:

"Whatever we may do in lifting tenants to ownership, we shall not overtake the production of tenancy through growth of population and increasing competition for land... Efforts to bring operation and ownership together in agriculture, through aid to tenants and facilities for easier farm-buying, cannot reverse the secular trend, which is in the opposite direction. As an immediate possibility, the reform as distinguished from the elimination of tenancy deserves attention... the acceptance of tenancy with measures to civilize and improve it offers a better prospect of harmonizing the divergent claims of ownership and operation than would be presented in a frontal attack on the problem..."

"Rightly conditioned and promoted, tenancy could be transformed from a drawback into a positive advantage, into a means for increasing rather than diminishing the operator's share of the farm income. What farm operators need is a fair share of the farm earnings, rather than the title without the substance of ownership...

"No single plan can be prescribed for the entire country. Ownership rather than tenancy should be encouraged in certain areas; but ownership promoted by public agencies should be restricted to prevent its being used in the future to reproduce absenteeism. Tenure reform for agriculture should recognize not only the difficulty of transforming all farm operators into farm owners but also the doubtful wisdom of doing so. When a nominal rise in the status of the farm operator involves a drop in his real income, as too frequently it does, other alternatives should be considered."

55. Claassen, C. J. Better tenant farming. Ed. 4, 46pp., illus. [Omaha, Farmers natl. co.] 1935. 281.12 C51B  
Written for farm owners who lease their farms to tenants. Descriptive of the management service of the Farmers National Company. Summarized in an article in the Denver Univ. Business Rev. 9(1): [1-4]. January 1933. 280.8 D43
56. Claassen, C. J. Making farms pay; a way out for owner and tenant. A narrative of personal experiences in managing 1000 farms. 126pp. New York, The Macmillan co. 1931. 281.12 C51  
The author takes up the question of group management for tenant farms, and shows what it does and how it may make for successful tenant-farmers. The various kinds of farm leases are discussed, and the need for having all understandings in writing stressed.  
Appendix C, Farm Leases, gives the text for a Cropper's Contract, a Crop Share Lease, a Stock-Share Farm Lease, and explanations and suggestions for their use.
57. Cobden club. Systems of land tenure in various countries. A series of essays published under the sanction of the Cobden club. Ed. by J. W. Probyn. New ed., rev. and cor., 534pp. London, New York [etc.] Cassell, Petter, Galpin & co. [1881] L.C.  
Contents: The tenure of land in Ireland, by M. Longfield; The law and custom of primogeniture, by G. C. Brodrick; The land laws of England, by C. W. Hoskyns; The tenure of land in India, by Sir G. Campbell; The land system of France, by T. E. C. Leslie. The Russian Agrarian legislation of 1861, by J. Fancher; The agrarian legislation of Prussia during the present century; also a report on the tenure of land in the Grand Duchy of Hesse, by R. B. D. Morier; The land system of Belgium and Holland, by E. de Laveleye; Farm land and land laws of the United States, by C. M. Fisher.
58. Collins, George A. A system of farm rental that has paid me. Farm Jour. 43(2): 40n, 40p. February 1919. 6 F2212  
A description of the renting system used on the writer's farm. The farm is rented on the long term, live-stock-lease basis.

59. Colvin, E. M., and Folsom, J. C. Agricultural labor in the United States, 1915-1935; a selected list of references. U. S. Dept. Agr., Bur. Agr. Econ. Agr. Econ. Bibliog. 64, 493pp., mimeogr. 1935. 1.9 Ec73A  
Includes references on the agricultural ladder and sharecroppers, practically all of which have been incorporated in the present bibliography.
60. Commons, J. R., and Andrews, J. B. Principles of labor legislation. 559pp. New York and London, Harper & bros. 1920. L.C.  
Not examined.  
"Ch. II, Part 3, The Laborer as Tenant, discusses hired laborers, tenants and croppers and includes agricultural labor legislation."  
-Agr. Econ. Bibliog. no. 64, item 26.
61. Cooper, Thomas P. One great reason for farming. A good home is the real aim of every successful farm business. Country Gent. 91(1): 3-4, 41. January 1926. 6 C833  
The library has a manuscript copy of this article which is entitled "For Better Farm Living." Part of the article deals with land policy and utilization. In it the importance of well considered and thought-out plans for influencing the process of agricultural expansion is pointed out. A policy of scientific reforestation for both Government and private forest lands is recommended. It is suggested that lands unsuitable for agricultural purposes be reforested. The adoption of systems of rotations and farming methods that restore and maintain the productiveness of the farms and the adjustment of relations between landlord and tenant are also recommended.
62. Coulter, J. L. Changes in land values, number of farms, and number of tenants and owners since 1900. Amer. Statis. Assoc. Quart. Pub. 12(n.s.93): 472-475. March 1911. 251 Am3  
"Paper presented at special session on Agricultural Statistics, annual meeting of the American Statistical Association, St. Louis, Mo., December. 29, 1910."
63. Cunow, Heinrich. Land tenure. Western Europe, British Empire and United States. Encyclopaedia Social Sciences, v.9, pp.82-99. New York, The Macmillan co. 1933. 280 En1  
This is one of a series of articles on the land tenure of the countries of the world. A bibliography follows the series. References for the United States are given on p.125.
64. Dacy, G. H. Tenant by preference. Breeder's Gaz. 78: 875. Oct. 28, 1920. 49 B74  
The story of a successful renter who rented because high land values made it impractical to buy land. In 1919 he operated 15 rented farms. In 1920 he was operating 20.
65. Davis, W. D. Adjusting farm cash rentals to changing agricultural conditions. Jour. Real Estate Managt. 1(4): 335-341. June 1935. L.C.  
"The plan for adjusting cash rental to changing agricultural conditions, as outlined in this paper is designed to permit the landlord to shoulder part of the risk of production and at the same time allow him a fair return on his building investment."

66. Debate: resolved, That improving farm leases is the best way of meeting the evils of tenancy. Wallaces' Farmer, 43: 533. Mar. 22, 1918.  
6 W15  
Contains an outline for both affirmative and negative sides, with a list of reference works, compiled by Mr. G. W. Hulbert, coach of the University of Iowa debating team.
67. Dennis, B. R. Where renters are not problems. Hoard's Dairyman 59: 1144. May 21, 1920. 44.8 H65  
Renters are not problems where the landlord selects the right man and advises and cooperates with him.
68. Dowell, J. M. Landlords, tenants and business farming. A definite program the basis of success in agriculture. Breeder's Gaz. 91(9): 219,245-246. Mar. 3, 1927. 49 B74  
Poor management, laziness and lack of thrift are given as some of the causes of inefficient farming. "The real way to handle a farm is to plan a constructive business program, and then locate a tenant intelligent and industrious enough to take that program of instruction and follow out the orders..."
69. Duncan, O. D. Church and the tenant. Rural Amer. 10(1): 8-9. January 1932. 281.28 C22  
Not examined.
70. Edwards, E. E. A bibliography of the history of agriculture in the United States. U. S. Dept. Agr. Misc. Pub. 84, 307pp. 1930. 1 Ag84M  
Rural population changes and farm tenancy, pp.48-50.  
Land systems and tenures in the English colonies in America, pp.50-53.
71. Ely, R. T. An American land policy. In America and the New Era. pp.127-149. Edited by E. M. Friedman. New York, E. P. Dutton & co. 1920. L.C.  
"This paper is found in a symposium on problems, conditions, and policies of social reconstruction as brought about or affected by the war, edited by E. M. Friedman. The discussion brings out conditions of land ownership, tenancy, and taxation that are said to be more favorable in the United States than in other countries, as well as certain unfavorable features of tenancy and private land settlement. Widespread ownership of land, an established minimum for a farmer's holding such as will enable him to support and educate his family fairly, relatively easy attainment of land ownership, a socialized rural and urban population, and a wide distribution of the increment of land values are suggested as ideals on which to base an American land policy. Definition and classification of the lands of the United States are urged, as are also public ownership of natural resources and strategic and submarginal lands, and the establishment of State and Federal land commissions to promote and regulate tenancy and wise land settlement and to afford better credit facilities." -Expt. Sta. Rec. 45: 394-395. 1921.

72. Ely, R. T., and Morehouse, E. W. Elements of land economics. 363pp., illus. New York, The Macmillan co. 1924. 282 E19E  
Ownership of Land, ch. X, pp.171-206. Farm tenancy, pp.196-199.  
The following sentence is quoted from the authors' summary, p.206:  
"Agricultural land is most efficiently used under private ownership; and owner-operation generally produces the best social and economic results, though farm tenancy has a place in a desirable system of land tenure, chiefly as a stepping-stone to ownership."
73. Ely, R. T., assisted by M. L. Shine and G. S. Wehrwein. Land policies. 172pp., mimeogr. Ann Arbor, Mich., Edwards brothers [1922] (Outlines of Land Economics, volume III) 282 E190u  
Tenancy in an Ideal System of Land Ownership, ch. IV, pp.50-61.  
Contains sections on tenancy a goal for some farmers, tenancy as a means of transmitting property to the next generation, tenancy as a rung in the agricultural ladder, tenancy on public lands, tenancy on land owned by professional men and others, the landowner in an ideal system, summary of types of tenants in an ideal system, some causes of tenancy that an ideal system will seek to remove, regulation of tenancy.  
Leasehold vs. Freehold, ch. V, pp.62-76.
74. [Ely, R. T.] Landlord and tenant problems. Dr. Richard T. Ely, one of the highest American authorities on agricultural economics, endorses "The Gazette's" appeal for a better tenant system in the United States. Breeder's Gaz. 88(23): 658-659. Dec. 3, 1925. 49 B74  
Tenancy is seen as a chance for the young to become owners. Remedies for the existing tenant situation are discussed.
75. Ely, R. T. Soil deterioration and public land policy. Amer. Soc. Agron. Jour. 18(2): 161-165. February 1926. 4 Am34P  
Advocates an economic survey of our lands to determine whether they are suitable only for forests; the planting of this land to forests and the making of it more or less the property of the state or nation; a policy of tenant remuneration for unexhausted fertilizers and improvements; the education of both owner and tenant to the problem of soil improvements; and a policy for the disposal of city sewage other than by pollution of streams and lakes.
76. Ely, R. T., and Galpin, C. J. Tenancy in an ideal system of landownership. Amer. Econ. Rev. Sup. 9: 180-212. March 1919. 280.8 Am32  
The purpose of this paper is "to consider ... some of the aspects of tenancy which are good, and to attempt to give some indications, at least, of the place which tenancy would occupy in an ideal system of landownership."
77. Evans, J. G. The first objective in a program for agriculture. N. C. Univ. Ext. Bull. 9(5): 58-67. November 1929. 252.63 Un3  
"The fundamental object of an agricultural program is to vest the ownership of land in the cultivator. The first step in attaining this goal is to prevent the ownership of land except by those who actually cultivate it. This could be effected by an outright prohibition or by a discriminatory taxation against resident and

absentee landlords. In order to avoid large farms which may be cultivated by the cultivator-owners, a policy of restricting the size of the holdings would be necessary. The maximum size to be permitted would depend upon the type of agriculture followed. If, because of inadequate methods of obtaining credit, tenancy continued to be an indispensable step to ownership, the tenant might be permitted to cultivate the land for a specific time only after death or the retirement of the cultivator-owner. There is danger, of course, that the cultivator ownership might exist in name only. This could be prevented by modification of the policy of the Federal Land Banks by which loans would be restricted to bona fide cultivator-owners. Such a policy would involve the abolition of the Federal Joint Stock Land Banks and the placing of definite restrictions on private mortgage agencies, it would be necessary to liberalize the Federal Land Bank System. This could be done by removing the present provision restricting loans to 50% of the value of the land and raising the maximum which could be loaned per acre." - Social Sci. Abs. v.2, item 11567. 1930.

78. Farley, M. S. Agricultural adjustment under the new deal... Prepared for the Sixth International Conference of the Institute of Pacific Relations, to be held at Yosemite, California, August 15 to 29, 1936. 50pp., illus. New York, American Council, Inst. Pacific relations. 1936. (Amer. Council. Papers no. 3.) 280.9 In782a  
Results and criticisms... Tenants, share-croppers, and hired labor, pp.27-28.
79. Farm tenancy imperils stability. Almost half of all American farmers are tenants. They occupy some of the best lands and, with no owner interest, hasten depletion of soil. They are mainly responsible for unwieldy surpluses. Government engages in vast program to revive owner-operated farms, in the interest of economic and political stability. Sphere 15(6): 25-26,32. June 1935. 280.8 N215
80. Farmer freedmen; Bankhead bill for aid to tenant farmers. Commonweal 22: 255. July 5, 1935. L.C.  
Not seen.
81. Farmers who don't have to move. Wallaces' Farmer 61(13): 455. June 20, 1936. 6 W15  
Attention is called to the increase in farm tenancy since 1880 when the first check was made, and reasons are given why farm tenancy is harmful to both the farm and the farmer. Suggestions are made as to what can be done to give more farmers a chance "to stay put" for a while.
82. Fey, H. E. The religious crisis in rural America. Amer. Scholar 4(2): 181-189. Spring 1935. L.C.  
"This article is a digest of an address given in the summer of 1934 before one of the round tables of the Institute of Public Affairs at the University of Virginia."

Discusses the effect of the increase in tenancy on the institutions of rural life and on the church particularly. Since the rural churches are doing little to meet this crisis the writer points out that "the task of organized religion, therefore is not only to save the rural church in order that it may live while rural life slips into decadence, but to save rural civilization itself."

Among the things which the church can do are: create "a general awakening to the fact and the nature of the rural crisis"; "discover some drastic surgery which can eliminate denominational competition"; develop "a deep concern for the economic status of rural people, and a program to help them to an improved status"; train its ministry in more than theology; do some long range planning.

83. Foreman, C. J. Agricultural rent liens as a menace to commerce. Jour. Land & Pub. Utility Econ. 4(2): 157-170. May 1928. 282.8 J82  
"The present forms of agricultural liens in the several States, the development of these forms, and their effects upon freedom of trade are discussed, and suggestions are made for improving legislation on this subject." -Expt. Sta. Rec. 59: 587. 1928.
84. Fuller, F. E. Supervised tenancy - new trend in farming. Prairie Farmer 100(48): 1647,1666. Dec. 1, 1928. 6 P833  
Discusses a new trend in farming - the group management of farms by efficient farm managers.
85. Galpin, C. J. New light on the retired farmer; by-products of a tenant study in the middle west community. Country Gent. 84(20): 15,16. May 17, 1919. 6 C833  
Discussion of the problems of the older farmer when he retires and moves into town.
86. Galpin, C. J. Rural social problems. 286pp. New York and London, The Century co. [1924] 281.2 G13R  
Landlords and Farm Tenants, ch. VI, pp.76-92. The purpose of this chapter is to give the reader a broad view of the human side of the tenancy problem.
87. Galpin, C. J. Tenants without religion. The American church has sadly failed in its duty to our landless millions. Country Gent. 89(35): 15,27. Aug. 30, 1924. 6 C833
88. Gannett, Henry. Farm tenure in the United States. Amer. Acad. Polit. and Social Sci. Ann. 33(112): 647-657. May 1909. 280.9 Am34  
The author discusses and analyzes the trends in farm tenure in the United States up to 1900. Tables show the average number of acres per farm and the average number of acres of improved land given for each census from 1850 to 1900; distribution of farms in the United States in 1900 according to tenure; average size of farms and the amount of improved land per farm, under various forms of tenure, and the proportion of farm which was improved; owners and tenants of farms and farm laborers classified by age, in percentages of the total of each age group, and in proportions of the total number of each of the three classes; average value per farm, under different

tenures, of land and buildings, and the average value per acre of the land; value of implements and machinery on farms classified by different forms of tenure; percentage which the number of owners of one farm, two farms, etc., bore to the total number of rented farms thus held, and the corresponding percentages of the total acreage and value in each group, in the case of rented farms; the percentage which the number of owners of farms, their acreage and value, in each specified class of size of farm bore to the total number, area, and value of rented farms; percentage which the number of owners, of farms, their acreage and value, in each specified class of value, bore to the total number, area and value of rented farms; average area of owned and rented farms and of the improved land of each race; and the percentage of owned and rented farms for each race.

89. Gard, Wayne. The American peasant. Current Hist. 46(1): 47-52. April 1937. 110 C93  
"The farm tenant is still the least remembered among the forgotten men." Attention is called to the increase in farm tenancy since 1880; to conditions that produced the share-cropper system; to the low standard of living of the tenant, especially the cotton tenant; to the problem of leases; and to the task waiting to be done. "The present task is to improve rural education, health, and housing and to regulate farm leases - as well as to help wage hands and tenants toward farm ownership."
90. Gee, Wilson. Reversing the tide toward tenancy. South. Econ. Jour. 2(4): 1-11. April 1936. 280.8 So84  
Discusses the causes of the increase in farm tenancy, evils of tenancy, Communist agitation for state ownership of land, efforts to curb the evils of high tenancy percentages in Ireland, Denmark and other countries, and the Bankhead "Farmers' Home Act", which the author says "should be enacted into the law of the land, and become translated into the permanent policy of the nation."
91. Gee, Wilson. The social economics of agriculture. 696pp. New York, The Macmillan co. 1932. 281.2 G27So  
"Suggested parallel readings at end of chapters."  
Farm Ownership and Tenancy, ch. VIII, pp.157-175. In five parts as follows: Advantages of farm tenancy; disadvantages (economic and social) of farm tenancy; the extent of farm tenancy; types of farm tenancy; facilitating farm ownership.
92. Geiger, G. R. The theory of the land question. 237pp. New York, The Macmillan co. 1936. 282 G272  
Consult the index under the subjects Land tenure, and Tenancy and land value taxation.
93. Gibbons, C. E. Child labor and rural tenancy. Amer. Child 2: 296-303. February 1921. L.C.  
"Farmers are individualistic and hard to persuade of the danger of overworking children and of the need of sending them to school. Play time appears to be wasted time. Children are very readily employed in tobacco and cotton crop production, for instance, and

tenant families' children have poorer school attendance records by far than those of owner operators. The most common reason for keeping rural children out of school is work. Tenants moving about, usually in January, breaks up school attendance, as families decide not to send children to school for the short time possible and after moving fail to send them because they would enter school behind the classes; consequences: no schooling the year of the move (and many families move every year or two).

"The landlord classes oppose school attendance enforcement laws, as their interests make them want tenants with large families, the children of which can work.

"The proper attack upon the problem of reducing child labor would seem to be able to work indirectly through the school attendance laws... Children of less than 16 might be allowed to work for none except their parents during school terms: those 14 to 16 might be required to obtain proper excuses for a limited amount of absence from school for work at home." -Agr. Econ. Bibliog. no. 64, item 250.

94. Gillette, J. M. Rural sociology. Ed. 3, 778pp. New York, The Macmillan co. 1936. 281.2 G41R

References at end of chapters.

The American Farm Tenancy System, ch. XXV, pp.505-533. Considers the importance and the extent of tenancy; characteristics of the tenant system; social significance and causes of farm tenancy; and improvement trends.

95. Gillette, J. M. Standards of living on the farm. N. Dak. Univ. Quart. Jour. 17: 350-364. 1927. L.C.

"Data include material as to cost of living of cropper families." Agr. Econ. Bibliog. no. 64, item 402.

96. Gleim, G. J. Who shall own the farms? Prairie Farmer 109(4): 12,53. Feb. 13, 1937. 6 P833

"Only he who has the combined qualities of ability, application to the job, and frugality, can hope to own. There are no substitutes for these qualities."

97. Goldenweiser, E. A., and Truesdell, L. E. Farm tenancy in the United States; an analysis of the results of the 1920 census relative to farms classified by tenure supplemented by pertinent data from other sources. U. S. Dept. Com., Bur. Census, Census Monog. IV, 247pp. 1924. 157.41 M75

"Census schedules and data from other sources, including special studies in selected areas, are drawn upon in the preparation of this census monograph. The comment and interpretation of statistical data are presented with summary tables in: an introduction and chapters on the growth of farm tenancy, 1880 to 1920; significance of the increase in tenant farms and in leased land; tenancy and type of farming; geographic distribution of tenancy; tenancy and farm values; tenancy and the speculative element in landownership; race and nativity of farm tenants; tenancy and farm income; the agricultural ladder - farmers by age; the agricultural ladder - farm experience;

the agricultural ladder - special surveys; types of tenancy; stability of tenure; and conclusions. Census data are tabulated by States in general tables, and certain items are also shown by counties (pp.143-247)." -Expt. Sta. Rec. 53: 591. 1925.

98. Gordieev, G. S. [Decline of the landowning farmers in the United States. Process of social differentiation,] 241pp., illus. Moskow. 1928.  
282 G65D

Title page and index in Russian. Summary in English.

English title page has "International Agrarian Institut" at head of title.

Titles of chapters: Land Resources of the United States and Land Policy of the Federal Government; Lines of Development of Capitalistic Agriculture and Agricultural Concentration in the United States; Indebtedness of Farmers; Price Movements and Land Purchasing Conditions; Differentiation Among Owners; Forms of Tenancy; Tenants and Owners Capital; The Land Utilization by Tenants; Conditions of Tenure; Income and Expenditure of Farmer-Owners and Tenant-Farmers; The Ladder; Programs; After-War Agricultural Crisis.

99. Gras, N. S. B. A history of agriculture in Europe and America. 444pp.  
New York, F. S. Crofts, 1925. 30.9 G762

Suggestions for further study and Notes accompany each chapter.

History of Property in Land, ch. XI, pp.252-283. Subtopics of this chapter are: Origin of property in land; allodial ownership; semi-manorial tenure; free proprietorship; modern village communism; landlordism; American land policy and the growth of landlordism.

100. Gray, L. C., and Turner, H. A. Buying farms with land-bank loans; a study based on the experience of 2,700 farmers who have borrowed money through federal farm loan banks. U. S. Dept. Agr. Bull. 698, 27pp.  
1921. 1 Ag84B

Table 1, p.5, shows the number and per cent of Federal land bank borrowers buying land who answered the questionnaire, classified from the standpoint of ownership of other land and of tenure status as farm operators.

101. Gray, L. C. Can tenancy be made more tolerable? Radio address... on the N.B.C. Farm and Home Hour, August 30, 1935. 3pp., mimeogr.  
[Washington, D. C.] U. S. Resettlement admin., Div. land utilization, 1935. 1 95Ad8G

"Unless something is done, there are indications that more and more of our better lands will continue to be operated by tenants. This trend toward increasing tenancy leads us to ask several pertinent questions regarding the system: What are some of the outstanding evils of tenancy? How can they be modified? What is being done to effect a solution of the problems involved?..."

"The program to improve landlord-tenant relations should follow three general lines, as follows: First, whenever a lease is terminated, the tenant should be compensated for value of improvements made by him; Second, the landlord should be protected against damages caused by the tenant; and Third, both landlord and tenant should be assured of a reasonable continuation of the lease."

102. Gray, L. C., and Turner, H. A. The farm lease contract. U. S. Dept. Agr. Farmers' Bull. 1164, 36pp. Issued October 1920; revised April 1930; slightly revised November 1931. 1 Ag84F

Contents: Importance of contract; the principal kinds of lease contracts; points to be considered in the farm lease; discussion of problems common to all kinds of farm leases; some special problems of share lease; fundamental principles underlying all lease contracts; the personal relationship.

103. Gray, L. C., Stewart, C. L., Turner, H. A., Sanders, J. T., and Spillman, W. J. Farm ownership and tenancy. U. S. Dept. Agr. Yearbook 1923: 507-600, illus. 1924. Also issued as Yearbook Separate 897. 1 Ag84Y  
Illustrated by charts and maps.

"These pages constitute a review of the present extent and relative importance of the different classes of land tenure. They set forth their geographical distribution and trace briefly recent trends with reference to landownership and tenancy as shown by census and farm survey statistics. The causes of the development of tenant farming are considered from the two points of view of the conditions that cause land to be owned by landlords and those that cause persons to become tenants. Other phases of the problem which are set forth are the relation of types of tenure to efficiency in farm operations and the interrelation of the form of tenure with progress in accumulation, education, and the standard of living. The principal kinds of contracts between landlords and tenants are described. The extent, the reasons for, and social and economic consequences of the shifting of farm operators from farm to farm are also set forth. The need for the development of a positive and constructive policy with respect to land tenure in the United States is emphasized." -Expt. Sta. Rec. 51: 792-793. 1924.

104. Gray, L. C. Introduction to agricultural economics. 556pp., illus. New York, The Macmillan co. 1924. 281 G796

Suggested Readings at end of chapters.

Land Tenure, ch. XV, pp. 257-294. In six parts: Important changes in the development of land tenure; landownership and tenancy in the United States; tendencies with respect to the development of tenant farming in different states; causes of the development of tenant farming; significance and consequences of tenant farming; principal methods of renting farm land in the United States.

Illustrated by dot maps showing for 1920, improved farm acreage rented, number and percentage of farm tenants, and number and distribution of farms operated by colored and by white tenants and owners; and charts showing labor income frequency for each tenure for 1913 and 1918, average annual accumulation of wealth from earnings of 367 farm operators, classified by present tenure and years of working for self, percentage of farm operators in each age group who owned their farms, 1920, 1910, and 1900, and percentage of owner operators in each age group for the same period.

See ch. XVI, Land Policies, sections on Nature of the Problem of Land Reform, Methods of Improving the Relationship between Landlord and Tenant and the System of Tenant Farming, and Methods of Discouraging Absentee Ownership of Farm Land.

105. Gray, L. C. Land policies and national progress. 18pp., mimeogr. Washington, D. C., U. S. Resettlement admin. [Div. land utilization] 1936. Pam. Coll.

A paper read before the Association of Land Grant Colleges and Universities, Houston, Tex., Nov. 17, 1936.

This discussion involves two questions: "In what way have our land policies aided progress, and in what ways have they hindered the American people in the achievement of a better civilization in the New World?" The land utilization program of the Resettlement Administration, with its public acquisition and development of land and resettlement of settlers, has made a beginning toward the correction of some of the evils which have developed out of earlier agricultural land policies. The scope and character of this program is illustrated by its application in the western great plains. However, problems of absentee farm ownership and farm tenancy are among the most serious problems in the reconstruction of American agriculture. These problems are discussed and the new system of tenure worked out for resettlement farms is explained.

In conclusion the writer states: "All these things fit together like the fingers of a glove. Properly integrated they constitute the fourth great segment in the task of building a rural civilization. We began with research to aid in improving the technical methods of individual farmers; we next devoted attention to the economic problems of farm management; then we undertook the betterment of the conditions of marketing and credit as they affected the capacity of the individual to earn a livelihood; lastly we are setting out to create such a relationship between farm families and the land they utilized as will insure a permanent and prosperous rural civilization."

106. Gray, L. C. Our farm tenant problem. Agr. Leaders' Digest 17(6): 12-13, illus. September 1936. 275.28 Am3

Accompanied by two maps which show counties in which at least half of the land in farms was under lease to the operator in 1910 and in 1930.

107. Gray, L. C. Tenancy versus ownership as a problem in the utilization of farm real estate. 7pp. Pam. Coll.

"Reprinted from The Annals of the American Academy of Political and Social Science, Philadelphia, March, 1930. Publication No. 2362."

Contents: Types of tenant and owner farms; value of buildings; percentage of tenant-operated farms; crop production favorable to tenancy; cash leases; relation of tenure to efficiency; influence of tenure on care of property.

108. Gray, L. C. The trend in the farm ownership. 7pp. Pam. Coll.

"Reprinted from The Annals of the American Academy of Political and Social Science, Philadelphia, March 1929. Publication No. 2268."

Contents: Trend in farm tenure for the entire United States; regional changes in operating ownership; mortgage indebtedness; lending agencies as farm owners.

109. Griffin, H. H. What is the rational view of farm tenancy? A thoughtful answer and helpful discussion. Breeder's Gaz. 90: 729,747. Dec. 23, 1926. 49 B74

The author feels that the only argument against tenancy is the depreciation of the plant, and the lack of incentive in nonownership for making up this depreciation. Farm tenancy is seen as an opportunity for the young, as a training school. Advice as to the considerations necessary in renting is given, and the factors essential in a successful tenant system are outlined.

110. Hawthorn, H. B. The sociology of rural life. 517pp. New York & London, The Century co. [1926] (The Century social science series) 281.2 H31  
"References" at end of chapters.

Economic Factors in Socialization; Land Occupancy, ch. XII, pp.230-249, discusses the social aspects of tenancy, the causes for increase in tenancy, and, in detail, the characteristics of the tenant, with respect to age, marital relations, human efficiency, education, social life, race, religion, relation to farm organizations, fraternities and clubs, cultural activities, amusement and recreation, and standard of living.

Figures show the American agricultural ladder from 1915 to 1920, the education of owner-operators, tenants and wives, reading matter in Nebraska farm homes, amusements of Nebraska farmers, and the recreational activities of Nebraska farmers. Tables show the papers and magazines subscribed for, numbers of farmers reading various types of books, and the various types of entertainment enjoyed by farmers.

The Geographical Factor in Socialization, ch. XIV, pp.285-319, contains discussion of the relative attachment to locality of tenants and owners of land.

111. Hayes, A. W. Rural sociology. 598pp. New York, Longmans, Green and co. 1929. (Longmans' Social science series) 281.2 H32

The Appendix, pp.535-589, contains "References" for each chapter in the book.

Economic Factors, ch. V, contains a section (pp.115-124) on tenancy and ownership. In it the author takes up the increases and decreases in tenancy in the United States, analyzes the type of people who make up the tenantry group and the landlord class, and discusses the values and evils of tenancy. In his Summary (pp.132-133) he states: "Tenantry and farm labor contain real problems with large social relations. However much we may like it we shall have to admit that we are face to face with the necessity of providing constructively for a fair-sized tenant and farm-labor group. The social and economic institutions of rural life will gain nothing by taking a negative attitude towards these facts."

112. Hays, Brooks. Farm tenancy and the Christian conscience. Christian Rural Fellowship Bull. no. 9, pp. [1]-4. February 1936.

"This paper is the substance of an address made ... at the annual dinner of the Christian Rural Fellowship, December 5, 1935."

113. Hibbard, B. H. Farm tenancy in 1920. Jour. Farm Econ. 3(4): 168-175.  
October 1921. 280.8 J822

"Various studies of tenancy and conclusions drawn therefrom are noted. Statistics from the census of 1920 are reviewed. Tenancy has decreased in a group of 13 northeastern states. It has positively declined also in Kentucky, Alabama, and Oklahoma, while Tennessee, Georgia, and Mississippi repeat the exact figures of 1910. Missouri and Nevada also show decreases, all other States increases.

"In three geographic divisions, the New England States, the Middle Atlantic and the East South Central States, the percentage of tenancy has declined, while in the West South Central States the percentage of increase was very slight. In the West North Central States it was the most pronounced. It is pointed out that the gains are very largely in sections of the country particularly important in the production of cereals and cotton.

"Discussing changes in the kinds of tenancy, the author states that the number of cash tenants has decreased by 30 per cent, while the share tenants have increased almost 20 per cent. Certain correlations between tenancy, the selling value of land, and type of farming are discussed." -Expt. Sta. Rec. 46: 893-894. 1922.

114. Hibbard, B. H. Farm tenancy in the United States. Amer. Acad. Polit. and Social Sci. Ann. 40(129): 29-30. March 1912. 280.9 Am34

"A few broad generalizations are here drawn.

"That there has been an uninterrupted increase in the proportion of tenancy in the United States for the last 30 years is clearly illustrated. In 1880 out of each 100 farms, 25 were operated by tenants, by 1890 the number had risen to 28, by 1900 to 35, and by 1910 to 37. However, the rate of increase seems to be decreasing, there being actual decreases in the proportion of tenant farms in some of the geographic divisions, the proportion varying in many cases with the value of land per acre, the value of farms as units, or the character of farming.

"Some of the evils of the tenant system are noted as soil exploitation and speculation, and the lack of interest the tenant takes in schools, churches, roads, farmers' organizations, etc. As a step toward correcting the evils and enabling the tenant to buy land, the author suggests a better credit system and a more economic means of marketing farm products and buying supplies." -Expt. Sta. Rec. 26: 790-791. 1912.

115. Hibbard, B. H. Farm tenancy in the United States. Internatl. Inst. Agr. [Rome] Monthly Bull. Econ. and Social Intel. 8(4): 90-99. April 1917.  
280.29 In83

The writer points out the rapid growth of tenancy in at least the last three decades, and discusses its causes, the basis on which farms are rented, of which 2/3 are on a share basis, 24% wholly or in part on shares, and 13% for cash (money or goods), the advantages of tenancy from the standpoints of landlord and tenant, the length of tenancies, the relation of land speculation to length of tenure and amount of tenancy, the tendency of tenancy to follow the character of agriculture in use, the relation of tenancy to permanent agriculture,

and the evils of tenancy with respect to marketing.

He concludes by saying:

"The tide will turn in favour of ownership if ever we reach the stage where the speculative value of land disappears; where few farmers are able to retire on the basis of wealth accruing through unearned increment; and where, therefore, land is worth a sum based on its productivity.

"This is on the assumption that a system of agricultural credit favourable to the farmers will in the meantime be worked out. One of the main reasons why it seems safe to suggest that these conditions will result in ownership rather than tenancy is because it is not likely that any system will soon be devised whereby the fertility of the soil will be as well conserved under a tenant system as under a system of ownership."

116. Hibbard, B. H., Gray, L. C., and Ely, R. T. Land economics. Amer. Econ. Rev. Sup. 16(1): 284-299. March 1926. 280.8 Am32

This is devoted to the round table discussion of the subject of land economics at the 38th annual meeting of the American Economic Association. A few of the problems of outstanding significance in the field of land tenure are briefly discussed by Dr. Gray on pp. 296-297. Problems on which research is needed are the economic desirability and possibility of progress from tenancy to ownership, legal and customary relationship of landlord and tenant, and the extent and causes of the instability of occupancy.

117. Hibbard, B. H. Some significant features of absentee landlordism. Natl. Assoc. Real Estates Bds. Ann. Real Estate Pract. (1926)7: 122-126. 282.9 N21

The writer points out that absentee landlordism of the British type is rare in America, that owners of most rented farms live in the vicinity of the farms owned, that farm tenancy periods in the United States are short. The disadvantages of absentee landlordism are also pointed out.

118. Hibbard, B. H. [The trend of tenancy in U.S.A.] Internatl. Conf. Agr. Econ. Proc. (1936)4: 114-119. 1937. 281.9 In82

Traces the trends in ownership and tenancy in the United States from 1880 through 1935.

119. Hobbs, S. H., Jr. Equity in farm real estate. N. C. Univ., Ext. Div. News Letter 23(3): [1] Feb. 10, 1937. Folio 3 275.29 N81

Presents "a composite picture of farm tenancy and of farm mortgage indebtedness in the respective states."

120. Hodges, R. E. Is farm tenancy your business? Pacific Rural Press 104: 644. Dec. 9, 1922. 6 P112

Discusses the question of whether or not it is to the interest of the majority of California farmers that farm tenants should be encouraged to buy land.

121. Hoffer, C. R. Introduction to rural sociology. Rev. ed., 500pp. New York, Farrar & Rinehart, inc. 1934. 281.2 H67  
The Occupational Influences of Farming, ch. II, contains a section on tenancy and its influences, pp. 29-36, which takes up the extent of tenancy in the United States, the objections raised to it in its social aspects, and its effect upon the standard of living.
122. Hold meeting on farm tenancy. Suggestions on lease improvement and land purchase heard at Des Moines. Wallaces' Farmer 62(5): 145. Feb. 27, 1937. 6 W15  
A summary of the discussion on farm tenancy at the first of a series of annual National Farm Institute programs that have been planned by the agricultural department of the Des Moines Chamber of Commerce. Among the speakers were T. W. Schultz, B. H. Hibbard, H. C. Taylor, Edward O'Neal, Dale Kramer, Homer Hush, A. S. Goss, Gerard Nollen, W. W. Alexander, and H. L. Brown.
123. Holmes, G. K. Movement from city and town to farms. U. S. Dept. Agr. Yearbook 1914: 257-274. 1915. 1 Ag84Y  
Farm tenants. Little recruiting from urban life, p.269.
124. Holmes, G. K., and Lord, J. S. Report on farms and homes: proprietorship and indebtedness in the United States at the Eleventh census: 1890. 646pp. Washington, D. C., Govt. print. off. 1896. 157.4 C11F  
At head of title: Department of the Interior, Census Division.  
Gives statistics on ownership of farms and homes and tenancy, the value and incumbrance of farms and homes, interest on and objects of incumbrance, description of proprietors by color, place of birth, parent nativity of native whites, age and sex.
125. Holmes, G. K. Tenancy in the United States. Quart. Jour. Econ. 10(1): 34-53. October 1895. 280.8 Q2  
On both home and farm tenancy. The high degree of farm tenancy in the United States is said to be "a clear case of poverty and nothing else." The increase in farm tenancy is said to be due to a reaction from the cultivation of too large farms, foreclosure of mortgages (this has not been established as a fact according to the writer), and migration of farmers' sons from farms to town.
126. Houston, D. F. Address ... before the joint conference of the agricultural commission of the American bankers' association and the agricultural committees of the state bankers' associations, Washington, D. C., February 26, 1919. U.S. Dept. Agr., Off. Secty. Circ. 131, 11pp. 1919. 1 Ag86C  
Hasten the process from farm tenancy to ownership, pp.9-10.
127. How to rent a farm. Nor'-West Farmer 51(6): 23. Mar. 21, 1932. 7 N83  
Accompanied by two tables which show distribution of farm revenue as between renter and owner on the 1/3 crop basis, on the half crop share, and on the "50-50" basis; and outline of share renting arrangements on grain farm.

128. Howe, F. C. Denmark, the coöperative way. 277pp. New York, Coward-McCann, inc. [1936] 280.2 H83D  
See particularly A Final Factor in Danish Democracy, ch. XIX, which is concerned with the farm ownership program in Denmark during the last forty years; The Passing of Landlordism, ch. XX; Farm Tenancy in America, ch. XXVII.
129. Howe, F. W. Farm economics. 221pp. New York, Cincinnati [etc.] Amer. book co. [1926] 281 H832  
Farm Tenancy and Ownership, ch. XI, pp.182-191, discusses the advantages of renting a farm and those of the various systems of tenancy.
130. International institute of agriculture. International yearbook of agricultural statistics, 1934-35. 896pp. Rome. 1936. 251 In84  
Includes an appendix which gives statistics on the distribution of agricultural holdings according to size and mode of tenure. Statistics for 1930, 1925 and 1920 are given for the United States on p.871. Statistics are evidently from the U. S. Census.
131. International labour office. The agricultural ladder in the United States. Internatl. Labour Off. Indus. and Labour Inform. 14(4): 124-135. Apr. 27, 1925. 283.8 In82  
Subtopics: From labourer to owner; tenancy versus ownership; is the tenancy system inevitable; comparisons of areas under ownership and tenancy; owners, tenants and labourers; increase of tenancy; geographical distribution; the "ladder" on the cotton plantation; farming experience as an aid to the "climb up"; education of labourers' children; "the retreat from the land"; increasing difficulty of the "first step".  
Extracts from several publications on the subjects are quoted.
132. Jacobs, A. C. Landlord and tenant. Encyclopaedia Social Sciences v.9, pp.143-147. New York, The Macmillan co. 1933. 280 En1  
A sketch of the legal aspects of tenancy under the laws of Rome, Great Britain, France, Germany, and the United States.
133. Jardine, W. M. A land and tenancy policy. 12pp. [Washington, D. C., n.d.] [Typewritten] Pam. Coll.  
Points out the advantages of occupying ownership and the disadvantages of tenancy, the inadequacy of present credit facilities to facilitate ownership, the factors causing the tenancy problem in the United States, and the methods of solving this problem.
134. Johnson, O. M. Changes in farm tenancy during fifty years. Jour. Farm Econ. 14(4): 685-687. October 1932. 280.8 J822  
Accompanied by a chart which shows the number of owners and tenants in the United States, by geographical divisions, for the Census years, 1880-1930.

135. Johnson, O. M. Changes in the tenure of farm land, 1920-1925. A preliminary report. 6pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ. January 1927. 1.9 Ec76Ct  
Accompanied by five dot maps.
136. Johnson, O. M. Customary practice in renting land. A radio talk... February 5, 1929. 6pp., mimeogr. [Washington, D. C.] U.S. Dept. agr., Bur. agr. econ., Div. land econ. [1929] 1.9 Ec7Ra  
The system of share renting in its different forms is discussed, with arrangements made in the Corn Belt, the Western Wheat Belt, and for cotton, tobacco and livestock farms, brought out.
137. Johnson, O. M. Effective landlord tenant cooperation. 3pp., mimeogr. [Washington, D. C., U.S. Dept. agr., Bur. agr. econ., Div. land econ. 1930] 1.9 Ec7Ra  
"A radio talk ... delivered through Station WRC and 32 other stations associated with the National Broadcasting Company, February 11, 1930, at 1:15 p.m."  
For effective cooperation, the author recommends a written contract, and careful agricultural planning based upon a study of the previous year's business and division of returns, the State outlook reports, an inquiry as to the possibility of cutting costs on the farm, and an arrangement to take advantage of savings in marketing.  
Reprinted in Farm and Ranch 49(42): 25. Oct. 18, 1930.
138. Johnson, O. M. Equitable farm leases. A radio talk ... delivered through Station WRC and 39 other stations associated with the National broadcasting company, February 9, 1931. 3pp., mimeogr. [Washington, D. C.] U. S. Dept. agr., Bur. agr. econ., Div. land econ. 1931. 1.9 Ec7Ra  
The writer's remarks are confined to share renting.
139. Johnson, O. M. Farm tenancy increased from 38.1 per cent of all farms in 1920 to 42.4 per cent in 1930. U.S. Dept. Agr. Yearbook 1932: 491-495, illus. 1 Ag84Y  
Accompanied by three maps.
140. Johnson, O. M., and Turner, H. A. Some aspects of land tenure in the United States. Central Land Owners' Assoc. Jour. 9(1): 37-43. March 1928. 282.9 C33J  
Subtopics: Age and experience in relation to tenure; kinds of renting; occupancy and tenant rights; some aspects of the ownership of tenant farms.
141. Johnson, O. M. Tenancy changes from 1920 to 1925 not excessive. U. S. Dept. Agr. Yearbook 1926: 699-703, illus. 1927. 1 Ag84Y  
Four dot maps, which show the changes that occurred in the tenure of land in different regions of the United States during the period 1920 to 1925, accompany this article.
142. Johnson, O. M. Tenant's kinship an important factor in renting farm land. U.S. Dept. Agr. Yearbook 1927: 612-613. 1928. 1 Ag84Y

143. Johnson, William. Introducing the farm renter; in many cases he is entering upon the road to farm ownership. Country Gent. 85(10): 19,68,70. Mar. 6, 1920. 6 C833  
Presents the case in defense of the renter.
144. Johnson, William. Is renting a crime? Not while courage and hard work can make it a road to farm ownership. Country Gent. 85(47): 3-4,33. Nov. 20, 1920. 6 C833
145. Johnson, William. Rent or go to town. That is the ambitious farm hand's only choice. Country Gent. 85(50): 15,50. Dec. 11, 1920. 6 C833
146. Johnson, William. Should the landlord be abolished? Not while the majority are regular human beings rendering society a vital service. Country Gent. 85(48): 15,43. Nov. 27, 1920. 6 C833
147. Johnson, William. Some landlords. They have a lot of imperfections, the renters say. Country Gent. 90(33): 7,32. Aug. 15, 1925. 6 C833  
A popular article on what some Middle Western renters think about some of their landlords.  
The landlords' opinions of their renters are given in an article by Mr. Johnson in the Aug. 22 issue of the Country Gentleman (pp.19, 48) entitled "Some Renters Trouble Is Their Biggest Return to Landlords."
148. Johnson, William. The why of a good lease. Landlord-tenant teamwork is the one route to the profit column. Country Gent. 85(51): 15,36. Dec. 18, 1920. 6 C833.
149. Zellar, P. R. The American farm landlord-tenant problem. Forum 52(1): 81-88. July 1914. L.C.
150. Zelso, M. M. A critique of land tenure research. Jour. Land & Pub. Utility Econ. 10(4): 390-402. November 1934. 282.8 J82  
"The tenancy situation in the United States, present research in land tenure, the bases for classification of land tenure, and the subjective and objective factors of land tenure patterns are discussed. The degree of freedom of management possessed by the individual - a basis of man's relation to man - is set forth as a better basis of classification of persons making up the tenure pattern than is their relation to the land - a legal concept. The methods of making studies under the former basis are outlined."  
-Expt. Sta. Rec. 72: 403. 1935.
151. Kent, William. Land tenure and public policy. Amer. Econ. Rev. Sup. 9(1): 213-225. March 1919. 280.8: Am32  
The writer deploras speculative landholding and advocates the elimination of the fee simple title to land.  
Discussion, pp.225-232.  
Same without discussion in Yale Rev. (n.s.)8: 564-579. April 1919.

152. Kirkland, E. C. A history of American economic life. 767pp., illus. New York, F. S. Crofts & co. 1932. (Crofts American History Series) 277.12 K63  
Bibliography, pp.713-755.  
American tenancy, pp.507-514.
153. Kirkpatrick, E. L. The farmer's standard of living. 299pp. New York & London, The Century co. 1929. 284.4 K63  
Data are given for both owner and tenant families.
154. Klein, Jack. Dairy farming on shares. Calif. Cult. 60: 14,15. Jan. 6, 1923. 6 C12  
Gives suggestions for landlord-tenant agreements in dairy share farming.
155. Koiner, G. W. Effect of tenant farmers on agricultural life. Tendency to concentrate land ownership is viewed with apprehension by Virginia commissioner. U. S. Daily 6(10): 1090. July 10, 1931. 280.8 Un33
156. Kolb, J. H., and Brunner, E. deS. A study of rural society; its organization and changes. 642pp. Boston, New York [etc.] Houghton Mifflin co. [1935] 281.2 K83  
General bibliography, pp.623-627.  
Reference readings at end of chapters.  
Land tenure, pp.315-322. Subtopics are: The hunger for land; causes for rise of farm tenancy; growth of farm tenancy uneven; the croppers; tenancy rises in depression; factors associated with tenancy; social effects of tenancy; effects on community usually adverse.
157. Lassetter, W. C. Put the rental contract in writing. Then you'll be much less likely to need it because disputes will be less likely to occur. Prog. Farmer (Miss. Valley ed.) 42: 927. Sept. 24, 1927. 6 So81  
Includes an outline of what should be in the rental contract quoted from C. E. Allred.
158. Leadley, T. A. Tenancy: deep-rooted disease. Nebr. Farmer 79(3): 5,20. Jan. 30, 1937. 6 N27  
The writer points out that farm tenancy has been increasing for the last fifty years and is considered one of the most alarming of rural problems. He tells briefly of a program for tenant relief suggested by the Department of Agriculture and of the regional conference held in Lincoln, Nebr. on Jan. 9, 1937, under the personal direction of M. L. Wilson. "The keynote of the conference seemed to point to two inescapable conclusions. One is that the best cure for tenancy is profitable prices for farm products; the second is that tenancy has its roots in a vicious circle of attending evils, chief of which is speculation in land and advancing land prices whenever farm income approaches a satisfactory level."
159. Ligutti, L. G. The man with a plow. Commonweal 25(19): 513-514. Mar. 5, 1937. L.C.

"Father Ligutti continues a discussion which has been stressed in these columns from time to time. He believes that tenancy is one of the major characteristics of the existing rural situation. To remedy it means striking at the causes which have produced it. There is no single cure-all, and no government palliative which can supplant a decent measure of self-help, to be sought especially in a cooperative use of credit and cooperative marketing. Liberty and security, he adds, must be earned." -The editors.

160. Lloyd, O. G. Farm tenancy in America. Causes of unsuccessful tenancy and methods of improving the situation. Field Illus. 35(8): 21-22,42,44, 46. August 1925. 42.8 Sp6

161. Loomis, A. M. Trend in tenancy and ownership. Amer. Acad. Polit. and Social Sci. Ann. 117(206): 61-68. January 1925. 280.9 Am34

The following is quoted from the first paragraph of this article:

"... so far as any specific study of the problem of tenancy by itself is attempted here, it will be in terms of number of tenant farms, and not size or values represented by these farms. This phase of the subject - the number of tenant families or units - is the crux of this problem so far as it affects the social influence of tenancy, and is a fair measure of its economic influence."

162. Lundquist, G. A., and Carver, T. N. Principles of rural sociology. 484pp. Boston, Ginn and co. [1927] 281.2 L974

"References" at end of chapters.

How Rural People Think, ch. V, pp.107-137, contains a brief section (pp.131-132) on the effect of tenancy and ownership on the mental attitude of the farmer. How Rural People Feel, ch. VI, pp.138-155, discusses the various viewpoints held by the owner and the non-owner (pp.145-147). Social Aspects of Farm Tenancy, ch. XIII, pp.288-301, takes up the causes underlying tenancy, the extent of farm tenancy in the United States, including the amount of share tenancy and cash renting, the relation of price of land to tenancy, the social effects of tenancy such as the tenant's interest in the community, his activity in church life, and the effect upon schools and politics of tenancy.

163. McBride, G. M. C. Plantation. Encyclopaedia Social Sciences, v.12, pp.148-153. New York, The Macmillan co. 1931. 280 En1

Accompanied by a bibliography.

164. McCormick, T. C. Comparative study of rural relief and non-relief households. U. S. Works Prog. Admin., Div. Social Research, Research Monog. II, 141pp. 1935. 173.2 W89Re

The following is quoted from the author's Summary, pp.1-3:

"The present study was designed to show in what ways, if any, and to what extent, the rural households receiving public emergency relief in October 1933 differed from their nearest neighbors who had not received such relief.

"A number of differences were found. These differences not only pointed to larger families, greater unemployment and smaller incomes

in the relief group, but also indicated possible explanations of why one group of families came to be in greater need than the other group. Differences were found as to age, educational attainments, stability, family composition, usual occupations and industries.

"It must be stated, however, that the differences between the relief and non-relief households were not cleancut...

"By last usual occupation, 28 percent of the male heads of households receiving relief were semi- and unskilled industrial laborers, 28 percent were farm tenants and croppers, 12 percent were farm owners, 11 percent were farm laborers, 8 percent were skilled laborers, 8 percent had no usual occupation and 4 percent were 'white collar' workers.

"The occupational classes that least frequently resorted to relief were professionals, proprietors, clerical workers, farm owners, and skilled laborers, in order; while those with the largest proportions on relief rolls were share-croppers, farm laborers, semi- and unskilled industrial laborers, heads with no usual occupations, and farm tenants other than croppers."

165. MacGarr, Llewellyn. Rural life problems. Ill. Farmers' Inst. Ann. Repts. (1929)34: 168-176. 4 I162

The writer discusses farm ownership as a factor in community building - pointing out the seriousness in the increase in tenancy, lessons which may be learned from Europe, increase in taxes and tariffs, and giving suggested remedies. She emphasizes the ownership of family-sized farms.

166. McGavock, W. C. The landlord-tenant problem. Breeder's Gaz. 87: 406-407. Apr. 9, 1925. 49 B74

167. Macklin, Theodore, Grimes, W. E., and Kolb, J. H. Making the most of agriculture: efficient marketing, profitable farming, worth-while living. 542pp. Boston, New York [etc.] Ginn and co. [1927] 281 M21

"Readings" at end of chapters.

The Farm Lease and the Farm Business, ch. XXV, pp.349-358, outlines the reasons for tenancy, the kind of farming as provided for in the lease, and the different types of lease contracts, namely, the cash method, the share-cash method, the crop-share method, and the stock-share method. The importance of the lease contract is emphasized.

168. Macklin, Theodore. Solving tenancy problems; establish local credit unions to make loans on second mortgages. Kansas Farmer 57(12): 1,7. Mar. 22, 1919. 6 K13

Contains discussion on the evils of tenancy, causes of tenancy and the rapid increase of tenantry.

169. Maclachlen, J. M. Salvation for the tenant farmer. Opportunity 13(4): 104-108. April 1935. L.C.

The writer "discloses the inherent weakness of the Bankhead Bill (Senate 1800) and offers a plan to make this Bill effective."

170. Maddox, J. G. Elements in rural land planning... tenancy and land planning. In American Planning and Civic Annual, ed. by Harlean James. 1935. pp.77-78. Washington, D. C., American planning and civic association. 1935. 280.9 Am322
171. Maddox, J. G. Farm tenancy and the Bankhead-Jones bill. U. S. Dept. agr., Agr. adjustment admin., Div. program planning, Land policy sect. Land Policy Rev. 1(3): 12-17. April 1935. 1.9 Ad472Lpr  
Discusses the extent and the common evils of farm tenancy, the depression and changing tenure relationships, and the purpose of the Bankhead-Jones bill.
172. Maddox, J. G., and Turner, H. A. Farm tenancy in the United States. In U. S. National resources board, Land planning committee. Certain aspects of land problems and government land policies. Part VII of the Report on land planning, pp.17-42. Washington, U. S. Govt. print. off. 1935. 173.2 N214Su  
Contents: Introduction; summary of the development of farm tenancy; extent and characteristics of farm tenancy; some antisocial features of American farm tenancy (instability of occupancy, low economic status of southern tenants, depression problems and tenancy); recommendations for future policy.  
The writers think that American policy should probably be developed through a combination of the policies followed by England and by Ireland and Denmark and should embody the following five objectives:  
"1. To insure reasonable stability of occupancy among farm tenants.  
2. To eliminate excessive land speculation and irresponsible absentee ownership. 3. To promote progress to ownership by farm operators who are competent to assume the responsibilities of an owner-operator.  
4. To create conditions of occupancy and land use favorable to soil maintenance and improvement. 5. To stimulate a fuller identification of farm laborers and tenants with community life by reducing the number of migratory farm tenants and laborers, and by encouraging group activity among this class of our population."  
Illustrated by maps.
173. Maddox, J. G. Land tenure research in a national land policy. Jour. Farm Econ. 19(1): 102-111. February 1937. 280.8 J822  
Discussion by Lowry Nelson, pp.139-141.
174. Making a friend of your landlord. Tenants tell of pleasant and profitable teamwork with owners. Wallaces' Farmer and Iowa Homestead 55(11): 529,562,563. Mar. 15, 1930. 6 W15  
"This is the first of three articles based on three hundred letters from satisfied landlords and tenants."  
Other articles are as follows: Good Tenants Stay on These Farms. Land Owners Tell How Renting Makes Profits for Both Partners (Mar. 22, pp.598,607); Get and Keep a Good Farmer Partner. Tenants and Owners Report Failures and Successes in Renting (Apr. 26, 1930, pp.832,836.)

175. Mead, Elwood. Tenant farming in the United States. Chicago City Club. Bull. 10(1): 9-12. Jan. 15, 1917. L. C.

Address December 6th on "the increase of tenant farming and what to do about it." Asks for the adoption of a "rational scientific policy of state aid" in land settlement. Accompanied by an outline of land settlement work undertaken by Ireland, England and Scotland, Denmark, Germany, Italy, Russia and New Zealand.

176. Miller, E. E. A home owning or a tenant agriculture. Fla. Dept. Agr. Quart. Bull. 39: 53-56. April 1929. 2 F66M

This is a question which the country must face. The writer quotes from the U. S. Dept. of Agriculture and other students of the subject.

177. Miller, E. E. Landlord tenant. Amer. Cotton Grower 1(6): 2. Nov. 1, 1935. 72.8 Am32

Presents the landlord side of the landlord-tenant controversy.

178. Mitchell, Mrs. H. McK. The concern of social case work with the tenant farmer. Natl. Conf. Social Work. Proc. (1928)55: 257-262. 1928. 280.9 N213

This paper is concerned mainly with the condition of the cropper and the opportunity of the social case worker.

179. Mobility of farmers in the U.S. N. C. Univ., Ext. Div. News Letter 23(2): [1]. Jan. 27, 1937. Folio 3 275.29 N81

"This issue of the News Letter is devoted chiefly to a presentation of data showing the mobility of farmers in the United States, with particular reference to the contrast between farm owners and farm tenants." Tables give the following information: number of years farmers have occupied present farms (data given for the United States, northern, southern, and western states); length of tenure of North Carolina farmers, 1935; and the percent distribution of farm owners and tenants by years, by states, and by geographic divisions.

180. Montgomery, R. H. Land for the landless. Farm tenantry vs. ownership - Bankhead-Jones bill attacks problem. Farm and Ranch 55(3): 4,12. Feb. 1, 1936. 6 T31

181. Moorhouse, L. A. The management of the farm. 526pp. New York, London. D. Appleton and co. 1925. 281 M78

"References" at end of chapters.

Tenant Contracts in Relation to Types of Farming, ch. V, pp.80-101, contains the following Summary:

"In this chapter statistics are given with reference to the number of tenant farms in the United States as shown by the fourteenth census. The more important methods of leasing or renting land are considered, the significance of methods of share rental are indicated, and the advantages of different lease contracts are presented. Observations are also submitted for typical areas with respect to the probable influence of lease contracts upon types of farming. In view of the fact that the stock share agreement has received considerable attention within recent years a sample form is given in this chapter for the benefit of the reader."

182. Morse, Stanley. Is the American farmer doomed? Manfrs. Rec. 98(8): 51-53. Aug. 21, 1930. Pam. Coll.

The author stresses the need for a national policy of agricultural planning and states that farmers will prosper under corporation farming. He further points out that tenants will be used on many of these large farms, and that many of the most successful farmers are tenants, particularly in the West.

183. Moss, B. L. Tenant-landowner co-operation. Prog. Farmer (Miss. Valley ed.) 42: 142,159. Feb. 5, 1927. 6 So81

"Summing up, as in practically every other relation in life, any successful partnership between landlord and tenant depends upon the principle of a square deal. In this, the wise landlord will take the lead and when he does the tenant will usually follow."

184. National committee on small farm ownership. Farm tenancy - the remedy. 20 questions asked & answered. [8] page folder. Washington, D. C. [1936?] Pam. Coll.

"George Foster Peabody, President, National Committee on Small Farm Ownership."

Questions asked and answered relate to the problem of tenancy - the acreage reduction program of the AAA and its effect on the tenant situation, and mainly on the plan provided for in the Bankhead-Jones Bill as a solution for the problems. Questions relate to cost of the program, how tenants will be able to pay, interest rates, purchase of the land by the government, etc.

185. The nation-wide problem of farm tenancy. Cong. Digest 16(2): 37-64. February 1937. 110 C76

Contents: Study analysis, pp.38,64; Development of farm tenancy in America, pp.39-40; The President's committee at work, p.41; Farm tenure in the United States, by H. A. Turner, pp.42-43; Farm tenancy projects of the Resettlement Administration, p.44; President Roosevelt urges farm tenancy legislation, p.45; Farm tenancy abroad, by L. C. Gray, p.46; Farm tenancy bills pending in Congress, pp.47-48; A glossary of terms used, p.48; A selected bibliography, p.48; Pro and con section on Will Government Aid for Small Farm Purchases Solve the Tenancy Problem? pp.49-64 (Consists of "pro" statements by J. H. Bankhead, Tom Connally, John Lee, Marvin Jones, H. A. Wallace, B. K. Rankin and National Committee on Small Farm Ownership; and "con" statements by R. G. Tugwell, R. W. Brown, W. E. Grimes, and Lawrence Westbrook).

186. New York trust company. Tenancy and migration in American farm life. N. Y. Trust co. Index, August 1928, pp.14-16. 280.8 N48

Discusses decline in farm population since 1910 and economic causes for it, the turn-over in farm ownership, increase in tenancy, growth of mortgage debt, etc.

187. Nollen, G. S. Farm tenure from standpoint of institutional owner. [10] pp. Des Moines, Iowa. 1937. Pam. Coll.

"Delivered at the National Farm Institute, Des Moines, Iowa, February 20, 1937."

188. North Carolina. University, Extension division. Farm tenure in U. S., 1935 and 1930. N. C. Univ., Ext. Div., News Letter, v.22, no.13, June 17, 1936. Folio 3 275.29 N81  
Accompanied by a statistical table which ranks the states according to percent of all farms operated by tenants in 1935 and in 1930 and the percent of farms operated by full owners and by part owners for 1935 and 1930.  
An article entitled "Farm Tenure in the U. S., 1935," is published in the News Letter for June 3.
189. Nourse, E. G., comp. Agricultural economics; a selection of materials in which economic principles are applied to the practice of agriculture. 836pp. Chicago, Univ. Chicago press. 1916. 281 N85  
Contains readings on tenancy and land tenure, the originals of most of which have been listed in the present bibliography.
190. Nourse, E. G., Davis, J. S., and Black, J. D. Three years of the Agricultural adjustment administration. 600pp. Washington, D. C., The Brookings institution. 1937. 281.12 N85  
Consult the index under the subjects: Benefits and burdens, incidence of, farm owner, tenant and laborer; and Landlord-tenant relationships.
191. O'Brien, H. R. Curse of a one-year lease. Country Gent. 84(3): 17,58. Jan. 18, 1919. 6 C833  
"There is something in our system of tenantry that kills the emotional side of farming. There is no sentiment for the farm, no love of the land, no pride in vine-covered cottages, no pride in clean woodland filled with grazing pure-bred herds and flocks. Tenantry as we have it kills the souls of farmers."
192. O'Brien, H. R. How to choose a tenant. Country Gent. 84: 14,61-62. Jan. 25, 1919. 6 C833  
Methods of selecting tenants, which were used by good and bad landowners, are discussed.
193. O'Brien, H. R. How to lease a farm. Iowa Agr. 19: 363-364. January 1919. 6 Io9  
Discussion of the need for leases with practical suggestions for drawing up a lease.
194. O'Brien, H. R. How to pick a landlord. Country Gent. 84: 5,52-53. Feb. 1, 1919. 6 C833  
Mr. O'Brien finds that most tenants never think about trying to pick an ideal landlord.  
"The whole secret of whether a tenant is good or bad lies with the landlord, not with the tenant", said one ideal landlord.  
"If I were to summarize what dozens of tenants told me about picking landlords, I should say that it does not matter so much what business or profession the farm owner is engaged in. But if he is honest, kind-hearted, willing to give you a square deal, then he is the right sort."

195. O'Brien, H. R. "If they make a dollar so do we." How the Cassidys' tenant-partnership plan works. Country Gent. 83(14): 11-12. Apr. 6, 1918. 6 C833

Describes how the "system of dividing their farm up into 160-acre units, giving each tenant on a unit a five-year lease, a share in the livestock on it and, if necessary, lending him capital to set up in business" is working out.

196. O'Brien, H. R. "I'm a partner in this business"; equality and justice underlie joint-stock-share leases. Country Gent. 84(15): 15,52,53. Apr. 12, 1919. 6 C833

"Equality and justice underlie joint-stock-share leases." Arguments are given for this type of lease.

"The farms that are successful, that make money for both owner and farmer, are the ones that are based on a lease where both own the livestock in common, share expense in common and divide the profits equally."

197. O'Brien, H. R. Is tenantry a state of mind? Country Gent. 84(7): 6,84. Feb. 15, 1919. 6 C833

"The landlord, the terms of lease, the ability to get credit at the bank, all play their part. But most of all is the attitude of the tenant. It is his state of mind and his outlook on life that determine whether he remains a tenant or goes forward to that magic land which is ownership."

198. O'Brien, H. R. Magic of ownership. Country Gent. 84(8): 12,90-91. Feb. 22, 1919. 6 C833

The story of how several tenant farmers have become successful and bought their own farms.

199. O'Brien, H. R. Signing a lease. Country Gent. 84(9): 17,48,50. Mar. 1, 1919. 6 C833

Discussion of the need for leases, important things to be included in them, and practical suggestions for drawing up leases.

200. O'Brien, H. R. We won't be here another year. Country Gent. 84(23): 15-16, 32. June 7, 1919. 6 C833

"We won't be here another year' is a curse for the families of tenants.

"Tenants constitute the biggest problem in country life. And most of the problem falls on the country woman - the wife of the tenant - and upon her children. She is the one who has to suffer for the poor houses, the screenless doors and windows, the well that is away from the house, the pump that takes thirty-seven strokes to bring up water, the dirt, the filth. And it is almost impossible to help her a good many times. Why? Because she is always moving."

201. Olcott, M. T. Large scale and corporation farming; a selected list of references. U. S. Dept. Agr., Bur. Agr. Econ. Agr. Econ. Bibliog. 30, 27pp., mimeogr. 1923. 1.3 Ec73A

An annotated bibliography.

202. The One-year tenant. Southland Farmer 34(7): 12. Oct. 15, 1919. 6 So899

This is a description of the author's experiences in renting a farm. He cannot obtain a lease for longer than a year because the landlord hopes for a higher rent the next year. "If the landlord would lease the land for a long term of years, and make provisions for crop rotations, and have the tenant to grow legumes and otherwise build up the land, and assure the tenant that he would not have to pay a higher rent because of the increased fertility, this southland of ours would cease to be a land of thickets, red hills, and 'gullies'."

203. O'Neal, E. A. [Text of statement before House Committee on agriculture urging the Committee to base any farm tenancy legislation on principles which are economically sound and administratively workable] Amer. Farm Bur. Fed. Off. News Letter 16(3): 1,2. Feb. 2, 1937. Folio 280:83 Am3W

204. Ostrolenk, Bernhard. The overhead costs of farm real estate ownership. Amer. Acad. Polit. and Social Sci. Ann. 148(237, pt.1): 219-224. March 1930. 280.9 Am34

205. The owner and tenant were partners [by the tenant]. Successful Farming 23[i.e.24](5): 42,46. May 1925. 6 Sul2  
"From nothing to a net worth of a little over eighteen thousand dollars as the result of the past five years' effort on a cornbelt farm is the theme of this article."

206. Parker, T. B. Various systems of renting land. How expenses and products are divided between landlord and tenant. Prog. Farmer (Miss. Valley ed.) 35: 1604. Oct. 2, 1920. 6 So81

207. Patterson, T. M. Land tenure. Fla. Dept. Agr. Quart. Bull. 39(2): 29-32. April 1929. 2 F66M

Discusses briefly the land tenure problem in various foreign countries and the extent of tenancy in the United States. To overcome absentee landlordism the writer advocates the following: "(1) Excessive tax on land held by absentee landlords to such an extent that they will either move back to their land or sell to resident holders. (2) Cheap money for tenants to buy their farms to be paid back on the amortization plan. (3) Graduated inheritance land tax."

208. Phelan, John. Readings in rural sociology. 632pp. New York, The Macmillan co. 1920. 281.2 P51

Bibliography at end of chapters.

Ownership and tenancy, pp.137-147. Contains the following: Tenant farming, by J. M. Gillette [adapted from Constructive Rural Sociology, pp.130-137], pp.137-142; Some advantages of tenancy, by W. O. Hedrick [adapted from Publications American Sociological Society, v.11, Dec. 1916, pp.94-96], pp.142-144; Agrarian aristocracy and population pressure, by E. C. Hays [adapted from Introduction to the Study of Sociology], pp.145-147.

Land tenure and the rural church, by Henry Wallace [adapted from The Church and Country Life, pp.232-242], pp.421-426.

209. Pce, Clarence. Better laws for landlord and tenant. Prog. Farmer (Miss. Valley ed.) 39: 819,828. Aug. 23, 1934. 6 S681  
A symposium of letters from readers.
210. Putnam, G. E. Agricultural credit legislation and the tenancy problem. Amer. Econ. Rev. 5(4): 805-816. December 1915. 280.8 Am32  
Abstract in Expt. Sta. Rec. 34: 489-490. 1916.
211. Putnam, G. E. The land credit problem. Kans. Univ. Bull. v.17, no.18, 107pp. Lawrence. 1916. (Humanistic Studies, v.2, no.2) 284.2 P98  
Tenancy and Land Tenure Reform, ch. V, pp.73-91.
212. Putney, Bryant. Farm tenancy in the United States. Editorial Research Repts.1(11): 203-219. Mar. 20, 1935. 280 Ed42  
In three parts: Federal legislation to check the growth of tenancy (agitation in the South for improvement of conditions, administration support for the Bankhead loan bill, Senate debate on Russell amendment to work relief bill, House passage of cotton tax exemption bill); Development of farm tenancy system in the United States (effects of homestead movement and land speculation, extent and causes of increase in farm tenancy since 1880, capital as a factor in rise of a permanent tenant class, compulsory compensation for improvement by tenants, trends in farm ownership and farm tenancy, 1920-1930); The tenant system in the southern and southwestern states (development of share cropping after the Civil War, growth of tenancy in the South, types of farm operators, effects of Federal program of cotton acreage reduction - as reported by Calvin B. Hoover and Thomas-Amberson Committee, change from cropping to day labor under Federal program).
213. Putney, Bryant. Government aid to farm tenants. Editorial Research Repts. 2(21): 417-434. Dec. 12, 1936. 280 Ed42  
Contents: Tenancy legislation in next Congress (Roosevelt's concern over rise in farm tenancy, Bankhead-Jones proposal for Federal land purchase, Tugwell plan and farm purchase program of R.A.); Development of farm tenancy system (growth of tenancy under early Federal land policies, increases in farm tenancy between 1880 and 1935, causes and significance of recent trends in tenancy, farm tenancy and mortgage indebtedness, social and economic effects of farm tenancy system); Tenancy programs in foreign countries (farm purchase program in Ireland, 1870-1921, progress of program in Irish Free State, 1922-1936, governmental regulation of leasing agreements).
214. Quick, Herbert. A conspiracy to rob. Country Gent. 89(22): 15. May 31, 1924. 6 C833  
Relates the evils of the one-year farm lease and suggests as a remedy a lease which will make the landlord settle with his departing tenants for the unused fertility the tenant has put into the soil.
215. Reed, R. H. Fair rent for a farm. New forms of leases have aroused wide interest in the Midwest. Country Gent. 102(9): 10-11. September 1932. 6 C833  
Discusses the new forms of leases now being used in Iowa, Wisconsin and Illinois - the sliding-scale contract worked on by Millard Peck, and those used by Prof. J. B. Davidson, Frank H. Bixby, and other

216. Rew, Sir R. H. A primer of agricultural economics. 229pp. London, John Murray, [1927] 281 R32P

"The purpose of this book is to explain as simply and clearly as possible the elements of Agricultural Economics for the information of those who have not studied the subject." -Preface.

Tenure, pp.23-46. While mainly devoted to English conditions some attention is paid to land tenure and farm tenancy in the United States.

217. Richardson, T. C. Land tenure a basic problem. Farm and Ranch 52(22): 11. Nov. 15, 1933. 6 T31

A land tenure program must be linked with a land use program. The problem of farm ownership must be "more generally recognized for its basic influence on national welfare," before much will be done about it.

218. Rist, B. Legumes pay in tenant-landlord farming. Breeder's Gaz. 90: 169. Aug. 26, 1926. 49 B74

Discusses the methods of farm management and operation conducted on the estates of the late Lord Scully who bought thousands of acres and let them out to tenant farmers. The lease, cash rent paid, and legumes clause in the lease are described.

Another landlord-tenant relation between a younger and older generation with the tenant the son or son-in-law of some relative to whom the land will eventually fall, is commented upon.

219. Rogers, R. H. Methods of renting farm land. Share, cash and 50-50 plans discussed. Dakota Farmer 46(5): 260-261. Mar. 1, 1926. 6 D14

220. Schmidt, L. B., and Ross, E. D., ed. Readings in the economic history of American agriculture. 591pp. New York, The Macmillan co., 1925. 277 Sch5

Colonial Land Systems and Tenures, ch. IV, pp.53-72, is made up of the following parts: New England and Southern Settlement Systems, by Payson Jackson Treat, and Colonial Tenures, by Beverley W. Bond, Jr. The first describes the difference in the New England and Southern settlement systems, and points out their relative merits. The second takes up the subject of the quit rent system in America, its breakdown in the New England states, its hold on the South during the colonial period, the prices paid in rent, schemes for its collection and enforcement and opposition to the system.

Types and Progress of Colonial Agriculture, ch. V, contains the section General Survey of the Different Sections, pp.73-82, which refers to land tenure in the New England, Middle and Southern states, and their differences.

The Colonial Frontier, by Frederick Jackson Turner, ch. VII, pp. 107-125, briefly mentions the manorial system of New York state in colonial times and its effect upon settlement. (pp.113-114)

The Extension of the Cotton Belt and the New South, by Matthew Brown Hammond, ch. XXII, pp.425-435, describes the share-cropping system in the South. (pp.427-428)

221. Schmidt, L. B. Whither agrarian economy in the United States. Social Forces 15(2): 196-205. December 1936. 280.8 J823

"The purpose of this paper is to direct attention to the several forms of farm ownership and operation in the United States and to

consider the dominant objective of a sound agrarian economy without which we cannot have a sound nation." -p.196.

"The family farm constitutes the dominant objective of a sound philosophy of agriculture." -p.201.

222. Scott-Dalgleish, G. The increase in farm tenancy. [4]pp. [Springfield, Mass., The author. 1924] Pam. Coll.

Written especially for bankers. Suggests that "the stumbling block of the farm buyer is the second mortgage," and that if the second mortgages were given on the same conditions as the Federal first mortgage, "the purchasers of farms would know that for a generation, at least, they could be certain of possession."

"What should be done is to try to establish the fashion of second mortgages, running for long terms and amortizable like Federal Farm loans, and in order to meet the convenience of the holders, to build up on these as a foundation, a system of negotiable bonds."

223. The Scully estate-- lords of 211,000 acres; the story of William Scully and his empire of farms-- absentee landlordism which is depriving thousands of a chance to win homes. Prairie Farmer 91: 516,602-603. Mar. 22, 1919. 6 P883A

Description of the empire of the Scully family - leased only under the system used in England and Ireland - a one-year lease, and the tenants must make all improvements.

224. Sims, N. L. Elements of rural sociology. 698pp. New York, T. Y. Crowell co. [1928] (Crowell's Social Science Ser.) 281.2 S15E.

"Selected Bibliography" at end of chapters.

The Primary Tradition, ch.VII, pp.162-188, discusses tenantry in different sections of the country, the types of farm tenancy, and the effects of tenantry under their economic and social aspects.

Figures include: Percentage of all farmers who were tenants, 1880-1920; percentage of all tenant farms changing tenants, 1922; percentage of persons becoming owner farmers between 1915 and 1920 who had once been tenants; tenants who rented farms owned by relatives; occupations of landlords of rented farms; place of residence of landlords of rented farms.

There are also the following tables of interest: Number of farms held under various kinds of tenure by geographic division in 1920; per cent of tenancy by geographical divisions; farm operators by number of years on farm, 1910-1920; average value of farm property, or the amount of capital needed to purchase and equip a farm at various census periods.

225. Social science research council, Advisory committee on social and economic research in agriculture. Research in agricultural land tenure. Scope and method... John D. Black, editor, George S. Wehrwein, executive secretary of special advisory committee on agricultural land tenure. Social Sci. Research Counc. Bull. 20, 89pp. New York. 1933. 281.29 Sol

"The specific ends in view in this report on scope and method of research in land tenure are to define this field of agricultural

economics, indicate its interrelations with other fields of research, describe the research projects already undertaken in this field, classify and evaluate the methodology used, and suggest methods and procedures that may be used to advantage in different types of projects." -p.1.

226. Spillman, W. J. The agricultural ladder. Amer. Econ. Rev. Sup. 9: 170-179. March 1919. 280.8 Am32

This paper "deals with the rate at which men climb this ladder, and the means used in making the ascent." The data on which the paper is based were collected by H. H. Clark, under the direction of E. H. Thomson and the writer.

Also in Amer. Assoc. Agr. Leg. Bull. 2, pp.29-38. March 1919; an article with same title is in Vocat. Summary 1(9): 19-21. January 1919.

227. Spillman, W. J., and Goldenweiser, E. A. Farm tenantry in the United States. U. S. Dept. Agr. Yearbook 1916: 321-346, illus. 1917.  
1 Ag84Y

The writer takes up the question of tenancy as a step toward ownership, the factors that reduce the normal percentage of tenantry, including the availability of public lands, the smallness of farms and low productivity of lands; the factors that increase the percentage of tenantry, such as the size of farm and productivity of land, increase in the market value of land, and the capitalization of the advantages of land ownership; the advantage of tenantry for beginners with small capital; and the principal defects of the American system of tenant farming. The chief defect is said to be the lack of suitable provision for maintaining the fertility of the soil caused by the problem of arranging a lease contract that will provide against loss of fertility, and the short average length of tenure.

228. Spillman, W. J. How farmers acquire their farms. Soc. Prom. Agr. Sci. Proc. (1918)38: 87-90. 4 S01

A report of an investigation into the history of some 10,000 farm owners and tenants, mainly in the north central states, made by the Office of Farm Management, U. S. Dept. of Agriculture.

229. Spillman, W. J. Is the present system of tenant farming building a strong system of agriculture? Hoard's Dairyman 40(23): 698-699. July 9, 1909. 44.8 H65

The writer outlines the reasons for tenant farming and the danger of the present system of short leases. He feels that a serious study should be made of the proper methods of leasing farm land, and discusses the problems arising from insistence upon maintenance of soil fertility.

230. Stanford, J. E. Uncle Sam tackles the tenant problem. South. Agr. 67(2): 23. February 1937. 6 So83

Points out how hard it will be to work out a solution for the tenant problem since there are so many different suggestions for it. The farm tenancy conferences held in Dallas and Montgomery are discussed. The majority of those attending the conferences agreed that the following should be included in whatever bill is passed by Congress: "1. The purchase of best quality of land at fair prices.

2. Careful selection of tenants... 3. Long terms of payment at a very low rate of interest. 4. Provide comfortable, sanitary dwellings, and adequate outhouses and equipment but guard against burdening the tenant with too much debt for houses, furnishings and equipment. 5. Provide sufficient, well trained supervision for the farming operations until the debt to the government is liquidated."

231. Stewart, C. L. Cash tenancy in the United States. Internatl. Inst. Agr. Internatl. Rev. Agr. Econ. [Rome] (n.s.) 3(2): 165-211. April-June 1925. 280.29 In82

"The lands upon which and the principal locations where cash rent is paid, and the terms in which stipulated rents are stated, and the form of renting which is general in 16 Southern States, known as standing rent, are covered in this discussion. Money renting, which is said to have characterized over five-sixths of the approximately 600,000 farm leases in the United States in 1920 that were entirely on a nonshare basis, is then treated in considerable detail. The bibliography employed is similar to one published with an earlier article by Turner." -Expt. Sta. Rec. 54:182. 1926.

232. Stewart, C. L. Increase of tenant farming in United States. Tenant Farmer's Bull. 1(1): 1. January 1923. Pam. Coll.

"The tenure of American farm real estate cannot be correctly stated in terms of farms alone...

"In other words, the changes in the relative prominence of lessee agriculture in the United States have more marked significance when measured on the three bases, acreage, valuation, and number of farms, than when measured on the basis of number of farms alone... The rate of increase of tenancy is shown in percentages from twice to four times as large when expressed on the basis of acreage and valuation."

233. Stewart, C. L. Migration to and from our farms. Amer. Acad. Polit. and Social Sci. Ann. 117(206): 52-60, illus. January 1925. 280.9 Am34

Discusses, in part, the annual migration of tenant farmers, the amount and its causes and the movement of owner-operators to new farms.

234. Stewart, C. L. Preliminary report on farm occupancy, ownership and tenancy, 1922. 8pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ., Div. land econ. March 1923. 1.9 Ec76F

Abstract in Internatl. Inst. Agr. [Rome] Internatl. Rev. Agr. Econ. (n.s.) 1(3): 451. 1923.

235. Stewart, C. L. Preliminary statement on the persistent increase of tenant farming. 8pp., mimeogr. Washington, U. S. Dept. agr., Off. farm mangt. and farm econ., Div. land econ. 1922. 1.9 F224F

"There is danger that the country may be lulled to indifference by reports that the rate of increase of farm tenancy in the United States is rapidly diminishing... When measured on the basis of acreage and value, however, the number of rented acres per thousand and the number of dollars worth of rented land per thousand was not only higher than that shown on the preceding basis, but has been growing at much faster rates during both of the decades since 1900,

especially during the decade just ended. While the proportion of rented farms increased but 3 percent between 1910 and 1920, the proportion of leased property values and of leased acreage increased 11 percent."

Statistical tables are included showing this increase.

Reprinted (without the tables) under title "Increase of Tenant Farming in the United States," in Tenant Farmer's Bull. 1(1): 1. January 1923.

236. Stewart, C. L. Preliminary statement on when do farm tenants move? 6pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ. April 1923. 1.9 Ec76W

"The statement offered here is part of a more extended study of the operation of farms as affected by changes of owners, tenants and other elements in farm population."

Discusses the monthly distribution of tenant moving and the reasons for tenants moving when they do. A table gives the monthly distribution of tenant moving by percentages, by states, 1922.

237. Stewart, C. L. Tenancy in relation to valuations of farm land, size of farms and color of farmers, 1920. An analysis of results of correlating averages for counties grouped by states and geographic divisions. A report. 9pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. October 1924. 1.9 Ec76T

"Are tenant farmers more numerous relatively to other farm operators in districts where farms are large than where farms are small? In what way are differences in farm land valuations and in the color of farmers reflected in the proportions that tenants are of all farmers? Following are answers to these questions in terms of correlation coefficients computed on the basis of county census statistics for 1920 for each of the 48 States, for the nine geographic divisions and for groups of divisions. Facts relative to color of farmers are shown only for Southern States and divisions.

"By classifying districts in which tenant farming is prevalent apart from others in which it is less characteristic, and by showing the estimated price of land per acre and other conditions in the areas thus classified, attempts have been made to show connection between high percentages of farms rented and high land prices, small percentages of farms rented and low land prices, and to show other varieties of geographic association between tenancy and important economic conditions in agriculture. Most of these attempts, however, have been limited to selected States or parts of States. The extent of the geographic association has been left for the readers to determine by inspection, with no scale provided for precise and uniform measurement. It is hoped that the present study overcomes these difficulties.

"Changes occurring prior to the 1920 census are taken into account in the present study only as they are reflected in the statistics of conditions attained and prevailing at the time the last census was taken."

238. Stewart, C. L. Tide of farm tenancy runs high. Amer. Bankers Assoc. Jour. 20(12): 958,1004,1005. June 1928. 284.8 Am3

"Virtually half of the land in harvested crops is operated by persons who rent. Most of the woodland and pasture acreage in hands of owners. Situation is not a result of agrarian crisis, nor is it affected by the depression. No cause for alarm seen."

239. Stewart, C. L. What about tenancy? Banker-Farmer 9(4): 14. March 1922. 284.28 B22  
An analysis of 1920 Census data which shows that the tide of tenancy has "continued its upward flow with little or no abatement."
240. Stewart, C. L. Yearly farm tenure changes, 1923-1924. A preliminary report. 7pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ. December 1924. 1.9 Ec76F
241. Storm over Bankhead bill. Lit. Digest 120(2359): 9-10. July 6, 1935. 110L  
This is mainly a series of quotations of opinions from various newspapers in the country on the Bankhead farm-tenant bill.
242. Taeuber, Conrad. Some rural problems... Address given before Fairfax Hall college, Waynesboro, Virginia, January 16, 1937. 16pp., type-written. [Washington, D. C.] 1937. Pam. Coll.  
The problems which the writer discusses are the problem of farm tenancy, and the larger problem of rural poverty. What some of the Federal agencies are doing to help "disadvantaged groups in our agricultural population" is discussed briefly in conclusion.  
"The future must be built upon the past but cannot be a perpetuation of it if we are to make any reduction in the gap between the lower fifth of our rural population and the remainder. When the problem is stated in that way tenancy is just one phase of the whole and the solution is much more complex than helping tenants become owners. No panaceas, but a careful analysis of the facts involved and well planned attack on the problems are called for."
243. Taylor, C. C. Can we build a worthy rural civilization on tenant farming? South. Planter 93(4): 6. Feb. 15, 1932. 6 So89  
The author is convinced that a worthy rural civilization cannot be built on tenant farming. He lists three things that can be done as a beginning toward solving the tenancy problem.
244. Taylor, C. C. Farm tenancy. Forestry, Reclam. and Home-Making Conf., New Orleans. Proc. 1923: 143-155. 281 [F]  
Proceedings were issued as Senate Document 120 of the 68th Congress, first session.
245. Taylor, C. C. Rural sociology. A study of rural problems. 509pp. New York and London, Harper & bros. 1926. (Harper's Social science series) 281.2 T21  
"Selected Collateral Source Materials" at end of chapters.  
The Problem of Tenancy and Ownership, ch. VII, pp. 155-185, discusses the problem under the following sections: The prevalence of farm tenancy in the United States; the cause of farm tenancy; the economic consequences of tenant farming; the social consequences of tenancy; the solution of the tenancy problem.

Tables of interest include: Percentage of increase in lessee farming in the United States, 1900-1920; average value of farm property, or the amount of capital required to purchase and equip a farm; relationship between increasing land values and increasing tenancy; per cent of owner and tenant farms in the Sikeston, Southeast Missouri, Community; per cent of various types of tenure homes having household conveniences; percentage of homes of owners and tenants provided with certain household conveniences; per cent of farm owner and tenant families taking various classes of periodicals: ten surveys; per cent of owners, tenants, and croppers having automobiles, telephones, and rural free delivery; per cent of owner and tenant families attending recreational events during one year's time; opinions regarding definite community improvement (in percentages.)

246. Taylor, C. C., and Taeuber, Conrad. Social factors associated with farm tenancy. U. S. Dept. agr., Bur. agr. econ. Agr. Situation 21(2): 2-6. February 1937. 1 Ec7Eg.

Among the points brought out are the following: "the material standard of living of farm tenant families is lower than that of owner-operators families in the same farming areas throughout the Nation"; the constant moving about of tenant families makes for unstable institutions; the gradual development of inferior status among tenants is one of the most forbidding social aspects of tenancy; displaced farm tenants and croppers generally remain in agriculture as wage hands.

247. Taylor, C. H. Farm tenancy. Kans. State Bd. Agr. Bien. Rept. (1917-1918) 21: 43-49. 1919. 2 K13R

Discusses the problems of tenancy, pointing out the evils of wastage of soil fertility, its depressing effect on the tenant, and the waste of labor in the annual moving of tenants. Four important legislative measures recommended are: "1. Higher rate of taxation if cropping system is destructive, or lower rate for one that is constructive. 2. Before landlord can compel tenant to give possession he shall pay tenant for fertility and necessary improvements that the tenant puts on the place and does not use up -value of such improvements to be determined by appraisers. 3. Encouragement of farm ownership by failure to tax indebtedness on a farm the size that one man can work properly. 4. Encouragement of farm ownership by liberal long-time state or national loans, provided approved cropping system is adopted, only men of approved farm experience being eligible."

248. Taylor, E. H. Again - the new agriculture. Tenants and their chiefs tell how manager farming works. Country Gent. 93(12): 12,51,53. December 1928. 6 C833

Other articles by Mr. Taylor on the manager type of farming appeared in the October and November, 1928, issues of the Country Gentleman. They are "How many farms can one man run?" which describes the rapid development of this type of farming and the reasons for it; and "The pursuit of profits" in which "some of the advantages and profits derived from this plan of operation and assuring its permanency were described."

249. Taylor, E. H. Rebuilding land and men. Country Gent. 94(12): 3-5,107-108. December 1929. 6 C833

This is the first of two articles by Mr. Taylor on manager farming. The second is entitled "Managing the Land. It Means Making the Most of Men, Farms and Opportunities." and is in the January 1930 (v.95,no.1, pp.16,102,103) issue of the Country Gentleman.

250. Taylor, H. C. Agricultural economics. 439pp., illus. New York, The Macmillan co. 1921. 281 T21A

Partial contents: The Farmer's Means of Acquiring Land, ch.XIX, pp.215-237; Tenant Farmers in the United States Prior to 1880, ch.XX, pp.238-250; Farm Ownership and Tenancy in the United States since 1880, ch.XXI, pp.251-269; Forms of Land Tenure in the United States, chs.XXII-XXIII, pp.270-304; The Decline of Land-owning Farmers in England, ch.XXIV, pp.305-322; Relations between Landlords and Tenants in England, ch.XXV, pp.323-351.

251. Taylor, H. C. Agricultural estate management. Jour. Land & Pub. Utility Econ. 3(2): 183-185. May 1927. 282.8 J82

252. Taylor, H. C. Landownership and tenancy. In Cyclopedia of American Agriculture, ed. by L. H. Bailey, v.4, pp.174-185. New York and London, The Macmillan co. 1912. 30.1 B15C

It is pointed out that 35.3 per cent of the farmers in the United States are tenants. Tenancy in the early period of the Country's history, the movement from tenancy to land ownership, the means of acquiring land (including the methods of obtaining government land under the various laws, and gifts, inheritance, savings, and credit as aids in acquiring land) the relations between landlords and tenants, share tenancy and its forms and reasons for its success, cash tenancy and its problems, and the tenant problem in England are discussed. It is said in conclusion: "No set of laws will make a good tenant system. At least two things else are necessary. The landlords and the tenants must have a high sense of justice which will lead to a mutual recognition of each other's rights; and the science of agriculture must have arrived at that stage of development in which it is possible to ascertain what is right and fair."

253. Taylor, H. C. Outlines of agricultural economics. Rev. ed., 614pp. New York, The Macmillan co. 1931. 281 T210

Bibliography, pp.591-599.

Partial contents: Tenant Farmers in the United States Prior to 1880, ch.XX, pp.287-300; Farm Ownership and Tenancy in the United States since 1880, ch.XXI, pp.301-325; Forms of Land Tenure in the United States, chs.XXII-XXIII, pp.326-360; The Decline of Landowning Farmers in England, ch.XXIV, pp.361-379; Relations between Landlords and Tenants in England, ch.XXV, pp.380-408.

254. Tenancy and the tariff. Tex. Weekly 13(11): 11-12. Mar. 13, 1937. 280.8 T3

In the column entitled "Views of our Views", the "press discusses the connection between farm tenancy and high tariffs, as pointed out by The Weekly."

255. Tesche, W. C. Plugging knot-holes in farm leases. Pacific Rural Press 117: 40. Jan. 12, 1929. 6 P112  
Recommends for the use of those making lease agreements a set of model leases - "For Use by Farm Managers, Bankers, Real Estate Men, Lawyers and Others," compiled by R. L. Adams. See item by Adams, R.L.
256. Thomas, N. M. Human exploitation in the United States. 402pp. New York, F. A. Stokes co. 1934. L.C.  
Not examined.  
Land and Those Who Live On It, ch.1, Farming for Exercise, ch.3, Exploiting Our Children, ch.11, and The Negro, ch.12, contain material pertaining to agriculture, agricultural labor and share croppers.
257. Thompson, A. T. From cash to share rent. Tenants prefer to divide price risk with landlords. Wallaces' Farmer 57(2): 34,48. Jan. 23, 1932. 6 W15
258. Thompson, L. M. Tenant houses I have known. Country Gent. 91(1): 27,116. January 1926. 6 C833  
The writer describes some of the farm tenant houses in which she has lived, most of which were inconvenient and dirty.
259. Thomson, E. H. Gaining a foothold on the land. Amer. Farm Mangt. Assoc. Proc. 1915: 34-39. 1916. 4 Am33  
"How the farm boy, starting in as a hired man, can eventually become an owner under the present condition of high-priced land is a question worthy of serious consideration."
260. Tichenor, W. C. Farm contracts between landlord and tenant. 245pp. Lebanon, O., W. C. Tichenor [1916] L.C.  
Not examined.
261. Title to the lands he tills for tenant farmer. U. S. News 3(17): 18. Apr. 29, 1935. 280.8 Un33A  
Regarding the farm tenant situation in the South and the plan of Congress to create a Farmers' Home Corporation through which tenants could buy land on easy terms. The difficulties that may be encountered in this plan are cited.
262. Truesdell, L. E. Farm tenancy. United States. Encyclopaedia Social Sciences, v.6, pp.122-127. New York, The Macmillan co. 1931. 280 En1  
Bibliography, p.127.  
The author discusses the types of tenancy, the increase in tenancy in the United States from colonial times, the relation between the agricultural development of the states and the advent of the growth of farm tenancy, and the relation between tenancy and farm prices, and methods of conducting farm operations. The advantages of ownership are brought out.
263. Truesdell, L. E. Farm tenancy moves west. Jour. Farm Econ. 8(4): 443-450. October 1926. 280.8 J822  
Based on the returns for the 1925 Census of Agriculture. Accompanied by a map which shows increase or decrease in tenants' farms, 1920-1925; percentage of tenancy in 1920 and 1925; and increase or decrease in owner-operated farms for individual states.

254. Tugwell, R. G. Behind the farm problem: rural poverty. Not the tenancy system but a low scale of life, says Tugwell, is the fundamental question. N. Y. Times Mag. Jan. 10, 1937, pp.4-5,22. Pam. Coll.
265. Turner, H. A. Absentee farm ownership in the United States. Jour. Land & Pub. Utility Econ. 3(1): 48-60. February 1927. 282.8 J82  
This study is based upon 1900 Census data of the ownership of rented farms and a study made by the Division of Land Economics, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, from 1920 Census data, of some 250,000 rented farms in 184 counties in 24 states.
266. Turner, H. A. Changes in the occupancy of farms, 1924-1925 compared with previous years. (Based on results of questionnaires issued annually by the Division of land economics.) A preliminary report. 14pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ. March 1926. 1.9 Ec76F
267. Turner, H. A. A graphic summary of farm tenure (based largely on the census of 1930 and 1935). U. S. Dept. Agr. Misc. Pub. 261, 52pp., illus. 1936. 1 Ag84M  
This is one of a projected series of 10 publications which will bring up to date the Graphic Summary of American Agriculture published in 1931 as Miscellaneous Publication 105. It contains 71 charts and maps illustrating farm tenure data. An introduction, pp.1-3, and an index, pp.51-52, accompany the publication.
268. Turner, H. A. Leased farm land in U. S. two-fifths greater in 1925 than in 1900. U. S. Dept. Agr. Yearbook 1930: 349-352, illus. ( 1 Ag84Y )  
Accompanied by a map of the United States showing farm land operated under lease, percentage of all land in farms, 1925.
269. Turner, H. A. The ownership of tenant farms in the United States. U. S. Dept. Agr. Bull. 1432, 48pp., illus. 1926. 1 Ag84B  
Illustrated by charts and maps.  
"This study is based on data of the U. S. Bureau of the Census of 1920 for 256,175 rented farms in 184 selected counties in 24 states. Tables and explanatory texts are given covering the concentration of ownership; residence, age, farming experience, and occupation of owners of rented farms; method of acquiring ownership; kinship of tenants to owners; supervision and advice given tenants by owners; and the tendency with regard to fertility on rented farms. Comparisons are made with data of the census of 1900 for all rented farms in the United States..." -Expt. Sta. Rec. 56: 83. 1927.
270. Turner, H. A. Renting dairy farms. Hoard's Dairyman 67(5): 155,170,186. Feb. 15, 1924. Pam. Coll.  
This article is followed on pp.156 and 157 by a sample share lease for a dairy farm and discussion of such leases.
271. Turner, H. A. Renting dairy farms. U. S. Dept. Agr. Farmers' Bull. 1272, 24pp. 1922. 1 Ag84F  
Gives information concerning the methods of renting in use on farms in important dairy localities. Most of the bulletin is concerned with methods of renting on dairy farms on which the landlord gets a half share of the receipts.

272. Turner, H. A. The share renting of farms in the United States. Internatl. Inst. Agr. [Rome] Internatl. Rev. Agr. Econ. (n.s.) 1(4): 500-542. October - December 1923. Pam. Coll.
- "The information given here is taken from the census of 1920. It sets forth briefly the regions where share renting is preferred to cash renting, changes in the relative importance of share renting between 1910 and 1920, the principles underlying share contracts on farms, and the differences in share rental practice in widely separated parts of the United States. In this connection five counties, two in which cotton growing predominates, two devoted largely to the production of grain; and one dairy county, have been selected for a discussion of details. Furthermore, the customary share renting practices commonly associated with certain crops, including maize, wheat and other small grains, hay, cotton, tobacco, and potatoes and other truck crops are considered. Other data summarized show the extent to which rented farms of different types are worked on shares, the size of share rented farms, and personal characteristics of share tenants. A bibliography of 27 titles is added." -Expt. Sta. Rec. 51: 293. 1924.
- "In this article, unless otherwise stated, when share tenants are mentioned the three Census classes, share tenants, croppers and share-cash tenants are considered together."
273. Turner, H. A. Tenant farmers in the U. S. U. S. Dept. Agr. Yearbook 1926: 703-706. 1927. 1 Ag84Y
274. Turner, H. A. Tenant farming on the share basis usually best for beginners. U. S. Dept. Agr. Yearbook 1928: 574-575. 1929. 1 Ag84Y
275. Turner, H. A. Tenants and owners should make lease contracts in writing. U. S. Dept. Agr. Yearbook 1927: 610-612. 1928. 1 Ag84Y
276. U. S. Congress, House, Committee on agriculture. Farm tenancy. Hearing... Seventy-fifth Congress, first session on H.R. 8, a bill to establish the Farmers' home corporation and to encourage and promote the ownership of farm homes and to make the possession of such homes more secure, to provide for the general welfare of the United States, to provide additional credit facilities for agricultural development, to create a fiscal agent for the United States, and for other purposes. January 27, 28, 29, February 2, 3, 4, 5, 9, 11, 18, 19, 1937. (Also testimony given in Seventy-fourth Congress, April 16, 1935). 362pp. Washington, U. S. Govt. print. off. 1937. 282 Un322
- Includes testimony of W. W. Alexander, C. G. Binderup, Tom Connally, P. R. Evans, Wilson Gee, G. H. Gray, L. C. Gray, Gardner Jackson, J. F. Jackson, Luther Johnson, B. C. Marsh, Robert Marshall, E. A. O'Neal, Wright Patman, Clarence Poe, B. K. Rankin, M. W. Thatcher, H. A. Wallace, O. D. Wearin, Lawrence Westbrook, M. L. Wilson, and R. T. Wood; also a statement by Mr. Wallace on The Tenant Purchase Program in Ireland.
277. U. S. Congress, House, Committee on the public lands. Homesteads for actual farm families. Report (including hearings) of the subcommittee ... Seventy-fourth Congress, second session on H.R. 8286, a bill to provide homesteads free of debt for actual farm families. May 19, 1936. 106pp. Washington, U. S. Govt. print. off. 1936. 282 Un3Hf

Report of subcommittee, pp.1-27. (Contents: summary; review of national land policy; the present trend of agriculture; free and self-supporting farm family disappearing; tables from Census of 1890 showing total land area, farm acreage and the number of farms and owned farm homes - specified tenure and mortgage classes by states, and from the Censuses of 1910, 1920 and 1930 showing total land area, farm acreage and number of farms of specified classes, by states; farm mortgages and tenantry increase; analysis of farm income 1930; gross income for each state, 1930; net cash income of farmers in each state, 1930; Federal land bank records; the farmer's economic dilemma; summary and findings.)

Explanation of the bill - H.R. 8286, pp.28-29.

Table showing rental and benefit payments to farmers, by commodities and by months, 1933-1935, p.30.

Table showing index numbers of gross income from farm production, prices received and prices paid by farmers, etc., 1910-1935, p.31.

Hearings, pp.33-70.

Statistical tables on number and value of farms, etc., by tenure of operator, by divisions and states, 1890, 1910, 1920, and 1930, pp. 71-106.

278. U. S. Congress. Joint commission of agricultural inquiry. The agricultural crisis and its causes. Report... Submitted by Mr. Anderson. U. S. Cong., 67th, 1st sess. H.Rept. no.408, pt.1, 240pp. Washington, U. S. Govt. print. off. 1921. 281 Un33A

Farm Tenancy, ch. 11, pp.213-223, contains the following conclusion:

"Tenancy is slightly increasing in this country. Our farms were once operated largely by their owners, but now 4 out of every 10 of them are operated by tenants or managers. The tenant problem is an increasingly important one throughout the West and South particularly. When acreage and value of land and buildings are considered, as well as the percent of farms operated by tenants, tenantry in this country has increased in the last decade at about the same rate as from 1900 to 1910, though not as rapidly as from 1880 to 1890, and particularly from 1890 to 1900."

There are also the following tables: 1. Farms in the United States, classified by tenure, 1920 and 1910; 2. Proportion of farms in the United States operated by tenants, 1880-1920; 3. Farm acreage in the United States, by tenure, 1920 and 1910; 4. Average acreage per farm and percentage farm land improved, by tenure of operator: 1910 and 1900; 5. Value of farms in the United States, by tenure, 1920 and 1910; 6. Value of all farm property in the United States, 1910 and 1900, by tenure; 7. Per cent of farms operated by tenants, 1910-1920, by States; 8. Decrease or increase in tenancy in each State, 1910-1920; 9. Number of farms in the United States, by tenure, for geographic divisions and States: 1920 and 1910; 10. Per cent of all farms operated by tenants, by States, 1880-1920; 11. The percent of increase or decrease in the number of farms and in tenancy, 1910-1920; 12. Per cent of tenancy in 1920 in the States leading in specified farm products.

279. U. S. Congress, Senate, Committee on agriculture and forestry. To create the farm tenant homes corporation. Hearing before a subcommittee... Seventy-fourth Congress, first session on S.1800. A bill to create the Farm tenant homes corporation, to promote more secure occupancy of farms and farm homes, to correct the economic instability resulting from some present forms of farm tenancy, and for other purposes. March 5, 1935. 77pp. Washington, U. S. Govt. print. off. 1935. 282 Un333
- Contains statements of Secretary of Agriculture H. A. Wallace, pp. 5-14; L. C. Gray, pp.14-28 [This includes a prepared statement entitled "Small Holdings Legislation in Foreign Countries"]; J. F. Jackson, pp.28-33; B. K. Rankin, pp.33-37; C. H. Hamilton, pp.37-41; Lawrence Westbrook, pp.41-48; Hugh MacRae, pp.48-67 [This includes, pp.51-62, a Summary of Information on Rural Communities, by L. H. Duncan. In it are given extracts from the report of the special advisers on the opportunities for reclamation and planned-group settlement in the Southern States made in 1926, extracts from the Southern Rural Life - the Problem - the Solution - published 1929 by Associated Committees on Southern Rural Development, a statement by the late Dr. E. C. Branson, and testimony before Committee on Irrigation and Reclamation, House of Representatives, Seventy-first Congress, on organized rural communities]; C. C. Taylor, pp.67-77 [This is accompanied by letters from S. H. Hobbs, Clarence Poe, Frank Fritts, and Elwood Mead, and a statement showing the total number of farms in the United States, the number operated by tenants, and percentage of all farms operated by tenants by divisions and States.]
280. U. S. Department of agriculture. Should farm ownership be a goal of agricultural policy? U. S. Dept. Agr., DS-3, 13pp. 1936. 1 Ag86Ds
- "This pamphlet is the third of the materials prepared for the assistance of rural discussion groups in 1936-37 through the cooperation of the Extension Service and the Agricultural Adjustment Administration of the U. S. Department of Agriculture." It attempts to present, "in readable, non-technical language, discussions of issues related to rural life." It includes a short list of free and inexpensive publications on the subject of farm tenancy.
281. U. S. Department of agriculture. The year in agriculture. Report of the Secretary of agriculture... December 10, 1935. U. S. Dept. Agr. Yearbook 1936: 1-117. 1 Ag84Y
- See pp.52-54 for remarks on the increase in farm tenancy, the need for more security for tenants, and the beginnings of a policy for dealing with the problem.
282. U. S. Department of agriculture. The year in agriculture. The secretary's report to the President. Dec. 12, 1934. U. S. Dept. Agr. Yearbook 1935: 1-109. 1 Ag84Y
- Growth of farm tenancy, and Possibilities of improved tenure conditions, pp.67-68.
283. U. S. Department of agriculture. Yearbook, 1919. 790pp. Washington, Govt. print. off. 1920. 1 Ag84Y

The subject of tenancy is discussed in the report of the secretary, pp.30-32. The need for improved leasing methods, for a system of compensation by owners to tenants for unexhausted improvements for better landlord-tenant relations, and the restriction of absentee landlordism is pointed out. Measures to retard the increase of tenancy are also needed. Unwholesome speculation in land values is condemned.

284. U. S. Department of agriculture. Yearbook of agriculture, 1928. 1145pp. Washington, U. S. Govt. print. off. 1929. 1 Ag84Y

In the report of the Secretary is found the following section, pp.9-11: Readjustment in Capital Values (changes in tenure status, significance of tenancy trend).

Table 544, p.1071, shows for the United States and its geographical divisions, the size of farms by tenure, 1925.

285. U. S. Department of agriculture. Yearbook of agriculture, 1930. 1080pp. Washington, U. S. Govt. print. off. 1930. 1 Ag84Y

Farm tenancy, statistics, by geographic divisions and states, are given in table 544, pp.1008-1009. It gives the following: percentage of all farms operated by tenants, census years 1890-1935; percentage of farms of designated size, operated by tenants, 1925; percentage of farm land rented, census years 1900-1925; land operated by tenants, 1925; crop production on tenant farms, 1924; livestock on tenant farms, Jan. 1, 1925.

286. U. S. Department of agriculture. Yearbook of agriculture, 1932. 975pp. Washington, U. S. Govt. print. off. 1932. 1 Ag84Y

The report of the secretary, contains a paragraph, p.42, on the increase in farm tenancy.

Table 479, pp.910-911, contains statistics on the number of farms, by tenure of operator and percentage of all farms operated by tenants, 1920, and 1930, by states and geographic divisions.

287. U. S. Department of agriculture, Agricultural adjustment administration. Farm mortgages and tenancy. 4pp., mimeogr. [Washington, D. C.] [1936?] 1.94 Ad4Fm

288. U. S. Department of agriculture, Bureau of agricultural economics. The farm real estate situation, 1935-36. By B. R. Stauber and M. M. Regan. U. S. Dept. Agr. Circ. 417. 40pp., illus. 1936. 1 Ag84C

Other annual reviews covering the years 1926-1934/35 have been issued as Department Circular 377 and Circulars 15,60,101,150,209, 261,309,354, and 382.

Contains statistical and other information on the situation in general, farm real estate values, regional changes in income support changes in farm real estate values, ratio of cash rent to value of farm real estate, emergency refinancing recedes, private lending expands slightly, changes in farm ownership, farm real estate taxes, and farm mortgage credit.

289. U. S. Department of agriculture, Bureau of agricultural economics. Looking ahead on agricultural policy; an appraisal of economic and social factors bearing on agricultural adjustment. 20pp., mimeogr. [Washington, D. C.] December 1936. 1.9 Ec7Loo  
Farm ownership, pp.18-19. Accompanied by a map which shows the percentage of the value of farm real estate not belonging to the farm operator in 1930.
290. U. S. Department of agriculture, Committee on farm life studies. Report of committee appointed by the Secretary of agriculture to consider the subject of farm life studies as one of the divisions of research work of the proposed Bureau of farm management and farm economics. U. S. Dept. Agr., Off. Secty. Circ. 139, 8pp. 1919. 1 Ag86C  
The importance of the study of the social aspects of farm tenancy is pointed out on p.8.
291. U. S. Department of agriculture, Committee on land economics. Report of committee appointed by the Secretary of agriculture to consider the subject of land economics as one of the divisions of research work of the proposed Bureau of farm management and farm economics. U. S. Dept. Agr., Off. Secty. Circ. 138, 8pp. 1919. 1 Ag86C  
For recommendations regarding tenancy see pp.7-8.
292. U. S. Department of agriculture, Office of farm management. References on land tenure. 25pp., typewritten. [Washington, D. C.] Oct. 20, 1919. Bibliography file.
293. U. S. Department of agriculture, Office of farm management and farm economics. Take the gamble out of farm leases. 5pp., mimeogr. Washington, D. C. [n.d.] 1.9 F22Ta  
The Library of U. S. Dept. of Agriculture has also a 6-page edition for the Southern States.  
"Reduce the gamble element in lease contracts requiring cash payments by: 1. Share leases, especially stock-share or 'land-labor' leases. 2. Standing or crop rent contracts (diversified). 3. Sliding-scale amendments. Landlord-tenant conferences for the discussion of lease revision are especially needed this year."
294. U. S. Department of agriculture, Office of farm management and farm economics, Division of land economics. Preliminary statement on relation of cash rental to farm valuations. 6pp., mimeogr. [Washington, D. C.] Dec. 5, 1921. 1.9 F22Pre  
Report prepared by C. L. Stewart from a study made by C. R. Chambers.
295. U. S. Department of commerce, Bureau of foreign and domestic commerce. Statistical abstract of the United States, 1936. 840pp. Washington, U. S. Govt. print. off. 1936. 157.9 St2  
For statistical data on the tenure of farms and the tenure and color of farm operators see pp.579-587. Statistics are mainly for the years 1930 and 1935.
296. U. S. Department of commerce, Bureau of the census. Abstract of the Fourteenth census of the United States, 1920. 1303pp. Washington,

U. S. Govt. print. off. 1923. 157.4 C14A

Statistics on farm tenure and the color and tenure of farmers are given on pp.626-710. Statistics are given for the year 1920, with many comparable statistics for 1910.

297. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States: 1930. Abstract of the fifteenth census of the United States. 968pp. Washington, U. S. Govt. print. off. 1933. 157.4 C15Ab

Statistics by color and tenure of farm operator are given in tables 21-28, pp.546-569. Statistics are for the census year with many comparable statistics for earlier census years.

298. U. S. Department of commerce, Bureau of census. Fifteenth census of the United States: 1930. Agriculture. General statistics. Summary for the United States 1929 and 1930. 111pp. Washington, U. S. Govt. print. off. 1932. 157.4 C153Ab

Tenure statistics are given in tables 6-10,14, and 16.

299. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States: 1930. Agriculture. Reports: by states, with statistics for counties, and a summary for the United States. 3pts. Washington, U. S. Govt. print. off. 1932. 157.4 C153

Part I contains statistics for the northern states, part II for the southern states, and part III for the western states.

Includes statistics of the number of farm operators, by tenure; all land in farms, by tenure; crop land harvested, by tenure; value of land and buildings, and machinery, by tenure of farm operator; land owned and rented by part owners; tenants related to landlord and cash rent paid; etc.

300. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States. 1930. Agriculture. v.4 General report. Statistics by subjects. 999pp. Washington, U. S. Govt. print. off. 1932. 157.4 C153

The following chapters contain information on land tenure:

Statistics by Color and Tenure of Farm Operator, ch.III, pp.139-291. Tables are given in summary for the United States, and for geographic divisions and states. The text discusses the tenure classes of farm operators, the number and acreage of farms, by color and tenure of operator, the minor tenure classes of farm operators, farm tenure in the South, the number of farms by size, and by color and tenure of operator, the owned and rented land in part-owner farms, the value of specified classes of farm property, by color and tenure of operator, and the relationship of farm tenants to their landlords.

Type of Farm, ch.XIV, pp.869-946. A summary table is given for the United States on number of farms, by type of farm and tenure of operator, 1930 (p.890). The text has a brief section explaining this table.

301. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States: 1930. Large-scale farming in the United States, 1929. 106pp., illus. Washington, U. S. Govt. print. off. 1933. 157.4 C153L  
Issued by the Bureau of the census, U. S. Dept. of Commerce and the Bureau of Agricultural Economics, U. S. Dept. of Agriculture.  
Contains statistical tables, maps and diagrams. Tables show by states, number of large-scale farms by type, comparison of large-scale farms with all farms, number of large-scale farms of each type, classified by four measures of size of business, organization of individual large-scale farms, and numerous type-of-farm tables.
302. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States: 1930. Outlying territories and possessions. 338pp. Washington, U. S. Govt. print. off. 1932. 157.4 C159  
Includes tenure statistics for Alaska, Hawaii, Puerto Rico, and the Virgin Islands.
303. U. S. Department of commerce, Bureau of the census. Fourteenth census of the United States taken in the year 1920. Volume V. Agriculture. General report and analytical tables. 935pp. Washington, Govt. print. off. 1922. 157.4 C14  
Farm tenure statistics are given in ch. III, pp. 119-184 and in ch. IV, pp. 185-289, which gives farm statistics by color and tenure of farmer. See also subject, Tenants, in the index. Statistics are given for states and geographic divisions.
304. U. S. Department of commerce, Bureau of the census. Fourteenth census of the United States taken in the year 1920. Volume VI. Agriculture. Reports for states, with statistics for counties and a summary for the United States and the North, South and West. 3pts. Washington, Govt. print. off. 1922. 157.4 C14  
Part I contains statistics for the northern states, part II for the southern states, and part III for the western states. Includes statistics on the number of farms, by tenure; tenant farms classified according to form of tenancy; total farm acreage, by tenure; acreage of improved land in farms, by tenure; value of farm land and buildings, by tenure; number of farm operators, by sex and tenure; etc.
305. U. S. Department of commerce, Bureau of the census. Statistical atlas of the United States. 476pp., illus. Washington, Govt. print. off. 1925. 157.41 St2  
For charts and maps on tenancy see index under subjects beginning tenancy, tenants, and tenure.
306. U. S. Department of commerce, Bureau of the census. United States census of agriculture, 1925. Reports for states, with statistics for counties and a summary for the United States. 3pts. Washington, U. S. Govt. print. off. 1927. 157.41 C332  
Part I contains statistics for the northern states, part II for the southern states, and part III for the western states. Includes statistics of farmers by tenure, percentage of tenancy, relationship

of tenant to landlord, farm land by tenure; crop land harvested, by tenure, farm values by tenure, etc. Statistics given are for 1925 or 1924, with comparable statistics for other years in some instances.

Summary Statistics, by States, were also issued in a separate volume. (157.41 C332S)

307. U. S. Department of commerce, Bureau of the census. United States census of agriculture: 1935. A summary of farm tenure by divisions and states. 6pp. Washington, D. C. [1937] (U.S.-44. Special Report)

"The material in this report relates to the number of farms, acreage of land in farms, acreage of land used for crops, value of farms, and farm population. Because of the close relationship of tenancy and color of the farm operator, a tenure presentation is made for white and colored operators separately, not only for the United States, but also for each of the 9 geographic divisions and the 48 States and the District of Columbia." -p.1.

308. U. S. Department of commerce, Bureau of the census. United States census of agriculture: 1935. Period of farm occupancy. Summary by divisions and states. 4pp. Washington, D. C. 1936. (U.S.-42. Special Rept.)

Contains two tables which show number of farm operators by years on farm, with percent distribution within tenure classes, by divisions and states, 1935 and 1930; and for the Southern States, percent distribution of farm operators by years on farm, within color and tenure classes, by divisions and states, 1935 and 1930.

309. U. S. Department of commerce, Bureau of the census. United States census of agriculture: 1935. Reports for states with statistics for counties and a summary for the United States. Farms, farm acreage and value, and selected livestock and crops... Volume I. 951pp. Washington, U. S. Govt. print. off. 1936. 157.41 C3322

This volume contains a United States summary and three parts, dealing with the northern states, the southern states, and the western states. It includes statistics on the number of farm operators by tenure; all land in farms, by tenure; value of land and buildings by tenure of operator; crop land harvested by tenure; crop failure, crop land, idle or fallow, by tenure of operator; etc.

Tenure statistics are also given in volume II which is "Reports for states with statistics for counties and a summary for the United States. Second series. Farms and farm acreage by size, land of part owners, farm population, dwellings, labor, years on farm, part-time work [etc.]"

310. U. S. National resources board, Land planning committee. Indian land tenure, economic status and population trends. Part X of the Report on land planning. This part was prepared by the Office of Indian affairs, Department of the Interior. 73pp., illus. Washington, U. S. Govt. print. off. 1935. 173.2 N214Su

"Part X of the Supplementary report of the Land Planning Committee to the National Resources Board." The report is supplementary to the Report of the Land Planning Committee which is part 2 of A Report on National Planning and Public Works in Relation to Natural Resources... December 1934.

Contents:

Section I, Complexities of Indian Land Tenure Arising from the Allotment System, by Allan G. Harper, and W. V. Woehlke, pp.1-46. (Past Policy of land liquidation and its results; unenrolled landless Indians; heirship complexities of Indian land estates; high cost of administering allotted lands; readjustment of Indian land tenure; detailed explanatory notes on unenrolled landless Indians.) Included in the tabular and illustrative material in this section are the following: table I showing lands on Indian reservations in September 1934, classified as to tenure and potential use; a chart-map, p.10, which shows ownership status of land on the Lac du Flambeau Indian Reservation, Wisconsin, 1933; table II which shows land ownership on Indian reservations, 1934; table III which shows heirship land, classified as to use, on Indian reservations, 1934; a chart, p.20, showing use of heirship lands, sixteen northern plains reservations; table V, which shows acres of Indian reservations in 1934, by states, classified as to ownership and character; table VI, which gives basic Indian land statistics, 1934; etc.

Section II: Social and Economic Survey of Selected Indian Reservations, by Vance Rogers, pp.47-57.

Section III. Agricultural Credit Needs of the Indians, by H. M. Critchfield, pp.58-61.

Section IV. The Trend of Indian Population, by Ray Ovid Hall and Harry I. Nettleton, pp.62-73. This includes letters of comment on the population study written by John R. Swanton and Eshref Shrevky.

311. U. S. Resettlement administration, Division of land utilization, Land use planning section. Farm tenancy increasing in Pacific Northwest. U. S. Resettlement Admin., Div. Land Utilization, Land Use Planning Sec. Land Policy Circ. January 1937, p.8, mimeogr. 1 95L22

In addition to showing the increase in tenancy in Washington, Oregon and Idaho, three possible ways of dealing with the growing tenancy problems are suggested.

312. U. S. Special committee on farm tenancy. Farm tenancy. Message from the President of the United States transmitting the report of the Special committee on farm tenancy. U. S. Cong., 75th, 1st sess., House Doc. 149, 28pp. 1937. 148

The purpose of this report is "to examine existing American systems of land tenure and make recommendations for alternative types of tenure in the interest of increasing farm security and the stability of rural life."

It is in two main parts. The Findings of the Committee are given in the first part under the following subheads: The objective of farm security; the decline in farm ownership; groups now insecure (tenants, croppers, farm laborers, families on submarginal land, families on holdings of inadequate size, owner families hopelessly in debt, farm young people unable to obtain farms); causes of insecurity; erosion of our soil; erosion of our society; the purpose of proposed changes in tenure.

Recommendations for both Federal and State action are given in the second part of the Report. Recommendations for Federal action "include measures to facilitate farm home ownership and to help

existing owners keep their farms; measures for the rehabilitation of groups not now prepared to take over their own farms; certain suggestions for improving the condition of laborers; a program for aiding families stranded on submarginal land and taking such land out of cultivation; and proposals for the discouragement of speculation in farm lands." An organization to be known as the Farm Security Administration is suggested for the carrying on of the activities recommended by the Committee.

For State action the Committee "recommends to the States measures to improve lease contracts and landlord-tenant relationships; to modify the taxation of farm lands; and to safeguard the civil liberties of tenants."

Recommendations for the relation of the Federal government to State program are given on pp.22-24.

A section, Special Statements by Individual Members of the Special Committee on Farm Tenancy, contains the Minority Report of W. L. Blackstone, representing the Southern Tenant Farmers' Union, and statements of E. A. O'Neal, Charles S. Johnson, and H. C. Taylor.

313. Vance, R. B. How the other half is housed; a pictorial record of sub-minimum farm housing in the South... Issued in coöperation with the Institute for research in social science, University of North Carolina. 14pp., illus. Chapel Hill, The Univ. N. C. Press. 1936. (South. Policy Com. South. Policy Papers no.4) 280.9 So86

Contains photographs of croppers', tenants', owners', and mountaineers' houses, with two pages of text.

314. Vogt, P. L. Introduction to rural economics. 377pp. New York, D. Appleton and co. [1925] 281 V86  
Land tenure, pp.336-339; Tenancy, pp.339-344.

315. Vogt, P. L. Introduction to rural sociology. 457pp. New York and London, D. Appleton and co. 1922. 281.2 V86I  
References at end of chapters.

The Land Question and Rural Welfare, ch.V, pp.62-101. The modern land problem, according to the author, shows itself in two forms. "The first has to do with the size of farms; the other with ownership of land. Both these aspects are of fundamental economic importance, but for purposes of this discussion it is only necessary to note tendencies as a basis for determining what the ultimate social effects will be." He takes up the problem of tenancy and its effect on the economic and social welfare of the population actually living in the country, and the resulting effect on the national welfare. The increase in tenancy, he feels, is quite marked in the United States. The economic effects of tenancy are said to be: "(1) The depreciation of the soil. (2) The adoption of systems of farm management most immediately productive of returns regardless of the ultimate effect on the farm. (3) The ultimate prevention of any marked increase in rural prosperity because of rise in rents. (4) The depreciation of present owners' houses and farm equipment and the substitution of inferior houses 'suitable for tenants' but not such as would be demanded by an owner. (5) Lack of interest on the part of either the tenant or the owner in projects of community material improvement."

The social effects are a lowering in the standard of living, a lower educational efficiency, a lowering of religious efficiency, a lessening of other rural organization efficiency because of the difficulty of organizing a transient class, a possibility of developing the social convention that the open country is only a fit place for tenants, and social disintegration based on class consciousness as between owners and tenants. The author offers for consideration as an approach to the problem a land tax inducing absentee owners to dispose of their land, and invest their money elsewhere, the elimination of speculation in land "by taking from the ownership of land the possibility of bringing to the owner an increase in wealth through the increase in value of land," a rural credit system with some amortization plan whereby prospective owners could buy land on a non-speculative basis.

316. Vogt, P. L. The land problem and rural welfare. Amer. Econ. Rev. Sup. 7(1): 91-101. March 1917. 280.8 Am32  
Discussion by W. O. Hedrick, J. B. Morman, G. H. VonTungeln, J. H. Thompson, and C. L. Stewart, pp.102-114.  
The Library of U. S. Dept. of Agriculture has also a reprint of Mr. Vogt's article without the discussion.  
The purpose of this paper is to consider certain aspects of the size of holdings and of the relation of ownership to operation - particularly the effect of tenantry on the economic and social welfare of rural people and the resulting effect on the national welfare.
317. Von Tungeln, G. H. Some observations on the so-called agricultural ladder. Jour. Farm Econ. 9(1): 94-106. January 1927. 280.8 J82  
The writer's purpose as stated on p.94 is "to call attention to what seem to him to be some of the unwarranted conclusions and inferences in the writings and the researches of students on rural problems, particularly as these writings and researches pertain to this so-called ladder and farmers' relations to it."
318. Wallace, H. A. Common aims in agriculture; address ... before a gathering of negro leaders and farmers at Tuskegee, Ala... September 10, 1936. 13pp., mimeogr. [Washington, D. C., U. S. Dept. agr. 1936; 1.9 Ag8636  
The tenant problem is discussed on pp.8-11.
319. Wallace, H. A. Farm tenancy. Address ... over the Columbia broadcasting system, Jan. 22, 1937, at 10:30 P.M. 7pp., mimeogr. Washington, D. C., U. S. Dept. agr. 1937. 1.9 Ag8636  
Discusses the problem of farm tenancy, the difficulties facing any program of helping tenants to become owners, and tells of the rehabilitation program of the Resettlement Administration. "The effectiveness of this type of rehabilitation program gives hope that the problem of helping tenants become fitted for farm ownership is well within our ability to solve."  
Also in Vital Speeches of the Day 3(8): 243-245. Feb. 1, 1937.

320. Wallace, H. A. Figuring fair cash rent. Use December farm product prices as a guide. Wallaces' Farmer 57(4): 90,109. Feb. 20, 1932. 6 W15
321. Wallace, H. A. In quest of farm security. U. S. Dept. Agr., Ext. Serv. Ext. Serv. Rev. 8(3): 34,36. March 1937. 1 Ex892Ex  
Discusses the problems of farm tenancy and "how they are being met by the Rural Settlement Administration."
322. Wallace, H. A. The problem of farm tenancy. Cotton Digest 7(23): 7-8. Mar. 16, 1935; also in East Tex. 9(10): 16,19. July 1935. 286.82 C822  
Testimony of Secretary Wallace before the Senate Committee on Agriculture and Forestry, on the Bankhead Tenancy Bill, March 5, 1935.  
Also issued in mimeographed form by the U. S. Dept. of Agriculture.
323. Wallace, H. A. The problem of farm tenancy. Sci. Monthly 41(1): 52-56. July 1935. 470 Sci25  
The increase of tenancy on some of the country's best farm land is noted. The worst characteristics of the system are said to be found in the South, where, since the depression, tenants are being displaced by "squatters". This condition leads to Communist and Socialist agitations. Tenants should be aided by being given a secure form of tenure on a family-sized farm. The author concludes:  
"In short, I believe we need legislation which has as its aim the creation of a substantial group of farm-owners out of our present tenant class. I know of no better means of reconstructing our agriculture on a thoroughly sound and permanently desirable basis than to make as its foundation the family-sized, owner-operated farm."  
A statement similar to that contained in this article was made by Mr. Wallace at the hearings on the Bankhead tenancy bill March 5, 1935, and was issued in mimeographed form by the U. S. Dept. of Agriculture.
324. Wallace, H. A. Remarks... at the opening session of the President's Committee on farm tenancy, Washington, D. C., Dec. 16, 1936, at 10:00 A.M. 6pp., mimeogr. Washington, D. C., U. S. Dept. agr. 1936. 1.9 Ag8636  
"Our objectives should be to provide both operating owners and tenants with greater stability of occupancy and greater security of tenure, with greater opportunity to secure an adequate livelihood, with greater freedom from exploitation, and with some assurance that their resources will be conserved for posterity."  
Reprinted in Rural Amer. 15(1): 3-4. January 1937; Wallaces' Farmer 62(1): 3,18. Jan. 2, 1937, with title "Tenancy ... a Tough Nut To Crack."
325. Wallace, H. A. Rural poverty. Remarks... at the third general assembly of the Council of State Governments, Washington, D. C., Jan. 23, 1937. at 10 A.M. 16pp., mimeogr. Washington, D. C. 1937. 1.9 Ag8636  
Discusses better land use, security of farm tenure, and human rehabilitation.
326. Wallace, H. A. Wallace points to dangers of tenancy. It is time, says the secretary, for us to face the problem and endeavor to solve it. N. Y. Times Mag., Mar. 31, 1935, pp.4,21. Pam. Coll.

327. Wallace, H. C. The land and the leasing system. Banker-Farmer 6(6): 2-3. May 1919; Wallaces' Farmer 4: 1291-1292. 1919. 284.28 B22; 6W15  
Remarks before the 1915 banker-farmer conference in Chicago.
328. Wallace, H. C. A national agricultural program - a farm management problem. Jour. Farm Econ. 6(1): 1-7. January 1924. 280.8 J822  
Includes the following, pp.6-7.  
"A national agricultural program looking toward the future therefore must include..."  
"A consideration of the subject of land tenure with full recognition of the fact that as land increases in value an increasing percentage of it will be farmed by tenants because they can better afford to pay rent at a very low rate on land value than to burden themselves with the load of debt which would be necessary to undertake to purchase. The tenant system is inevitable and public interest should be directed not toward a hopeless effort to do away with it, but toward an effort to set up a land lease to which the parties will be not only the landlord and the tenant but the land itself."
329. Waters, H. J. Farm tenancy today. It has grown in most prosperous states. Banker-Farmer 8(7): 12. June 1921. 284.28 B22  
The writer "sets forth his opinion that little has been accomplished toward financing the tenant farmer who aspired to ownership. He contributed these views to the Kansas City Weekly Star."
330. Waymack, W. W. The land problem gets national attention. Iowa Bur. Farmer 1(1): 5,11. January 1937.  
The writer, who was a member of the Special Committee on Farm Tenancy, gives his views of the general trend of opinion of the committee. Two needed things, which seem to be gaining recognition, are a reasonable security of tenure and the adoption of the principle of compensation to a tenant for the unexhausted part of improvements made by him.
331. Weekley, J. T. A tenant's views on tenancy. Wallaces' Farmer 45: 2362. Oct. 8, 1920. 6 W15.  
A tenant deplores the average landlord's attitude on repairs, and upkeep and his lack of interest in good schools for the community. The landlord who owns land merely for speculative purposes is thought to be "worse on the tenant" than the others mentioned.
332. Wehrwein, C. F. Bonds of maintenance as aids in acquiring farm ownership. Jour. Land & Pub. Utility Econ. 8(4): 396-403. November 1932. 282.8 J82
333. Wehrwein, G. S. Changes in farm land tenure, 1925-1930. Jour. Land & Pub. Utility Econ. 10(1): 95-98. February 1934. 282.8 J82  
Accompanied by a map which shows tenure changes and changes in the percentage of tenant-operated farms in the United States, 1925-1930.

334. Wehrwein, G. S. Changes in farm tenure, 1920-1925. Jour. Land & Pub. Utility Econ. 3(1): 104-107, illus. February 1927. 282.8 J82  
"Based on the preliminary figures released in press notices of the 1925 Census and subject to correction."  
Accompanied by a map.
335. Wehrwein, G. S. Changes in farms and farm tenure, 1930-1935. Jour. Land & Pub. Utility Econ. 12(2): 200-205. May 1936. 282.8 J82  
Contents: Farm population; number of farms and acreage of farm land; changes in land tenure, 1930-1935; changes in tenure in the South. Accompanied by a chart map which shows tenure changes and changes in the percentage of tenant-operated farms in the United States, 1930-1935.
336. Wehrwein, G. S. Housing conditions among tenant farmers. Tex. Univ. Bull. 39, pp.42-45. Austin. July 10, 1915. 282 T312  
The bad housing conditions among tenants are said to be due to lack of interest on the part of the landlord and carelessness on the part of the tenant. The author suggests the standardization of housing, by law if necessary.
337. Wehrwein, G. S. Objectives and scope of research in farm tenancy. Jour. Land & Pub. Utility Econ. 1(4): 501-503. October 1925. 282.8 J82
338. Wehrwein, G. S. Place of tenancy in a system of farm land tenure. Jour. Land & Pub. Utility Econ. 1(1): 71-82. January 1925. 282.8 J82  
"The author presents a discussion first of the human element in farm tenancy, particularly in the South where the presence of the negro and the white cropper gives rise to special problems, and then of the four types of tenure which serve as steps by which men advance to farm ownership, as the farm laborer who works for wages and has little capital or property; the tenant, strictly speaking, who owns most or all of the equipment and work animals required to operate a farm; the mortgaged owner; and the debt-free owner operator. The real tenant problem is said to exist with reference to the permanent tenant class, in the case of whom the abolition of tenancy would, however, avail nothing. The importance of a study of the function of the landlord is urged." -Expt. Sta. Rec. 53: 689. 1925.
339. Wehrwein, G. S. The problem of inheritance in land tenure. Jour. Farm Econ. 9(2): 163-175. April 1927. 280.8 J82
340. Wehrwein, G. S. Who owns the agricultural land in the United States? Jour. Farm Econ. 4(1): 34-35. 1922. 280.8 J822  
"The author reviews the returns from the censuses of 1900, 1910, and 1920, with respect to owner operators, tenant operators, and manager operators, touching briefly upon the problems of concentration of ownership, absentee and alien ownership, ownership by the large landholder or corporation, and that by low-standard nationalities. Discussion is contributed by C. L. Stewart." -Expt. Sta. Rec. 46: 893. 1922.

341. Weiss, H. B. The trend of farm tenancy. *Annalist* 20(512): 471,482.  
Nov. 6, 1932. 284.8 N48  
"The purpose of this article is to call attention, mainly in a statistical way, to the trend of farm tenancy in the United States as indicated by Federal Census figures for 1920 and previous years." Accompanied by two tables which show in which states farm tenancy decreased and in which it increased.
342. Weymouth, George. Stop the onward march of tenancy. *Ind. Farmer's Guide* 93(3): 55,72. Jan. 30, 1937. 6 F2234  
Tells of the meeting called by the President's Committee on Farm Tenancy at Indianapolis, Jan. 7. The views of the Indiana Farm Bureau, Inc., on tenancy are quoted and excerpts from an address by Secretary Wallace on the tenancy problem are given.
343. White, E. F. Land tenure. *Fla. Dept. Agr. Quart. Bull.* 38(4): 24-30. October 1928. 2 F66M  
Discusses the methods of solving the land tenure problem. The solution is thought to lie in increasing the number of owners of small holdings accompanied by certain restrictions of tenure.
344. Wilcox, E. V. Lease contracts used in renting farms on shares; a study of the distribution of investments, expenses and incomes between landlord and tenant. *U. S. Dept. Agr. Bull.* 650, 36pp. 1918.  
1 Ag84B  
"This report is based on a study of 258 lease contracts and farm-survey records from 2,907 farms covering the principle types of farming. It was found that in the majority of cases the leases run for only one year, usually with the privilege of renewal on one or two months' notice. The bulletin discusses the methods of sharing crops and live-stock produce; methods of sharing pasture; contracts for clearing land; ownership of equipment; methods of sharing expenses; unexhausted value of fertilizers; repairs and improvements; privileges and perquisites; restrictions; supervision by the landlord; and the general system of share leasing. The author states that an obvious assumption underlying adjustments in the various types of contracts is that the landlord of more fertile land is entitled to a larger share of the crop than the landlord possessing poor land under otherwise similar conditions. A sample share lease, together with suggestions toward a rational lease contract, are included." -*Expt. Sta. Rec.* 39:295. 1918.
345. Wilcox, H. S. K. No children wanted. *Hoard's Dairyman*, 57: 976-977. May 30, 1919. 44.8 H65  
Comments by landlords and tenants on the practice of refusing to hire tenants who have children.
346. Wilhelm, D. Tenant erosion. *Country Gent.* 84: 15,43. Apr. 5, 1919. 6 C833  
An authorized interview with Senator Cummins of Iowa, who "likens the loss of agricultural productivity, due to unsatisfactory land tenancy, to land erosion, which, by the way, is carrying down to the sea a tremendous soil potentiality." He suggests as a remedy, that methods used in England, Scotland, Ireland and Wales, be used more generally in America.

347. Willson, C. A. How to choose a tenant. Some suggestions to the farm owner who is seeking a good renter. Country Gent. 83(12): 15,52. Mar. 23, 1918. 6 C833
348. Willson, C. A. Partners with the renter. The owner should keep in close touch by visits or letters. Country Gent. 83(5): 8. Feb. 2, 1918. 6 C833
349. Yarnell, Ray. Between thee and me. Capper's Farmer 48(1): 52. January 1937. 6 M693  
Tenancy has many evils and it also possesses "virtues of exceeding value." Enabling every farmer to own a farm will not solve the tenancy problem. We should make it easier for a man to own a farm and also make it easier for a man to become a tenant and safer for him in that tenancy. The Fifty-fifty Agreement which establishes partnership between the owner and the operator is suggested as a first step in the solution of the problem.
350. Yoder, F. R. Introduction to agricultural economics. 472pp. New York, Thomas Y. Crowell co. [1929] 281 Y7  
"Selected references" at end of chapters.  
Land Tenure, ch. VI, pp. 128-164. In three main parts: A. Background and development of land tenure in the United States; B. Farm ownership and tenancy in the United States; C. Farm leases and landlord-tenant relations.
351. Young, E. C. Economic aspects of the administration of groups of farms under northern conditions. Jour. Farm Econ. 11: 248-265. April 1929. 280.8 J822  
"This paper was read at the nineteenth annual meeting of the American Farm Economic Association at Chicago, Illinois, December 1928." -Editor's note.  
The author takes up the methods of administration of group of farms under the various types of tenancy. The relation of landlord and tenant with respect to improvements and working capital, and proposed systems of tenure under the more recent proposals for group operation.  
Discussion by O. G. Lloyd, pp. 264-265.

#### GEOGRAPHICAL DIVISIONS

##### Central States\*

352. Black, J. D. Share leases for dairy farms. Hoard's Dairyman 56: 888-889. Jan. 17, 1919. 44.8 H65  
Discussions of the types of leases commonly used on dairy farms in the north central states - half-and-half dairy lease, and the landlord's cattle dairy lease. A "Form of Lease" is given.
353. Hibbard, B. H. Tenancy in the north central states. Quart. Jour. Econ. 25(4): 710-729, illus. August 1911. 280.8 Q2  
The writer points out that the conditions of tenancy vary from section to section, and that in the north central states, there is

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\*See also names of central states.

great diversity of land values and soil character. He studies the relation of tenancy and land value, and concludes that "high price of land and high rate of tenancy go hand in hand, likewise low price of land and low rate of tenancy. Yet it does not follow that the one condition is the sole cause of the other." Labor, population, and speculation are other factors entering into the question.

Illustrated by maps.

354. Sanderson, Dwight. The effect of the depression on tenancy in the central states. Rural Sociol. 2(1): 3-9. March 1937. 281.28 R88

Statistics on both the north central and the south central states are given in this article.

355. Turner, H. A. The ownership of tenant farms in the north central states. U. S. Dept. Agr. Bull. 1433, 40pp., illus. 1926. 1 Ag84B

Illustrated by charts and maps.

This is a study of conditions in 85 selected counties of the North Central States.

#### Middle West\*

356. Case, H. C. M. An analysis of farm leases for the corn belt and wheat belt states... Published as report of The farm lease committee of Financial section, October 1, 1932, American life convention, St. Louis, Mo. 63pp. St. Louis, Mo. [Cavanagh printing co.] 1932. 282 C26

"Analysis is made of 41 leases in current use in the Corn Belt and 29 in the Wheat Belt with a view to pointing out differences and suggesting simplifications. New or additional provisions are discussed, and suggestions are offered for simplifying the wording of present leases." -Expt. Sta. Rec. 71:123. 1934.

357. Lloyd, O. G. Farm tenancy in the corn belt. Wallaces' Farmer 45: 2843. Dec. 24, 1920. 6 W15

As a means of solving the tenancy problems in the corn belt the writer suggests "state laws compelling payment of compensation for improvement by the tenant, and the establishment of a state credit act which will make purchase easier."

358. O'Brien, H. R. "Ill fares the land" when wrongs of the tenant system go unchecked. Country Gent. 83(50): 3-4, 28, 30-31. Dec. 14, 1918. 6 C833

The writer gives his impressions of the tenancy system after a trip through the Corn Belt.

359. Ostrolenk, Bernhard. New system of long tenure would cure problem of farm tenancy in Corn Belt. Annalist 48(1236): 422. Sept. 25, 1936. 284.8 N48

According to the writer, farm tenancy has taken the "foreground as the leading problem in the Corn Belt. For the last few months virtually every newspaper in Iowa and other Corn Belt States has been forced to take cognizance of the growing hostility to absentee land

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\*See also names of middle western states.

ownership; of the growing movement to form tenant unions; of the widespread proposals for severely radical legislation to curb corporation ownership of land and to tax absentee owners; of the radical discussion which includes such terms as 'exploitation of land workers' and 'collective bargaining.'"

The farm tenancy increase in the United States and reasons for it are next described, and the difference between tenancy in Europe and in the United States is pointed out. In conclusion it is stated: "Tenancy cannot be abolished. But its evils are not inherent. It is possible to assign a more wholesome rôle to the tenant, protect the interests of the landlord and conserve the fertility of land. European systems of long tenure, and reward to tenant for improvements and for farming that will maintain soil fertility would make for a tenancy that is not incompatible with social and agricultural objectives."

360. Overton, M. H., and Robertson, L. S. Profitable farm management and marketing for the corn-growing states. Rev. ed. 431pp., illus. Chicago, Philadelphia, J. B. Lippincott co. [1936]. 281 Ov2

"Written for use in the secondary schools of the corn-producing regions."

References at end of chapters.

Determining Whether to Rent or to Own a Farm, ch. XV, pp.232-239, contains sections on the importance of farm tenancy, causes of tenancy, tenancy a steppingstone to ownership, tenancy a method of inheritance, land speculation has increased tenancy, some farmers do best as tenants.

Deciding How to Rent a Farm, ch. XVI, pp.240-252, contains sections on systems of renting land, cash renting, varying cash rent according to prices, cropshare renting, stock-share renting, adaptability of different systems of renting, precautions in renting a farm, written vs. oral leases, provision for a profitable type of farming, the returns must be divided fairly, the term of the lease, objections to short-term leases, long-time tenure, enforcement of the contract, reservations, procedure at the termination of lease, miscellaneous provisions.

361. Schickele, Rainer. Tenure problems and research needs in the Middle West. Jour. Farm Econ. 19(1): 112-127. February 1937. 280.8 J822

The subject is discussed under eight subtopics: 1, Attitudes toward land; 2, Lease types in relation to land use; 3, Security of tenure and land use; 4, Time provisions in leases; 5, The tenant's opportunity to exercise initiative; 6, The function of tenancy in the tenure system; 7, The perils of farm owner-operatorship; 8, Two roads leading to one goal.

"A public policy is a compromise between a rational plan and the psychology of political pressure groups. The success of a public policy is measured by the balance struck in the compromise." The first would "focus the emphasis upon improving landlord-tenant relationships in the direction of greater security of tenure and better opportunity for the tenant to exercise initiative... The psychology of farmers in the Middle West seems to favor definitely an increase in owner-operatorship, through public subsidies in the form of cheap long-term loans available to operators only." The balance between the two plans is discussed. Discussion by O. G. Lloyd, pp.142-143.

362. Spillman, W. J. The problem of tenant farming. South. Planter 74(12): 1197-1198. December 1913. 6 So89

This is a discussion of the possible advantages of tenant farming, particularly in the corn belt states, where the farmer with small capital can make more as a tenant than an owner, and of the division of income between landlord and tenant.

Mississippi Delta

363. Boeger, E. A., and Goldenweiser, E. A. A study of the tenant systems of farming in the Yazoo-Mississippi Delta. U. S. Dept. Agr. Bull. 337, 18pp. 1916. 1 Ag84B

"This study, made in 1913, is based on 878 records relating to the business of tenants on plantations in the Yazoo-Mississippi Delta. Comparison is made between share croppers, who supply nothing but their labor and receive one-half of the crop; share renters, who supply their own implements and live stock and receive two thirds or three-fourths of the crop; and cash renters, who supply the same items as share renters but pay a fixed rent in cash or lint cotton." -p.1.

364. Dacy, G. H. Largest plantation; all cotton and twenty miles long. Farm Engin. 5(11): 9. November 1917. 58.8 F224

"Fox plantation in the Mississippi Delta covers forty acres divided into seventeen units each under a foreman who supervises the negro tenants." -Agr. Econ. Bibliogr. No. 30, item 139a.

365. Dickins, Dorothy. A nutrition investigation of negro tenants in the Yazoo-Mississippi Delta. Miss. Agr. Expt. Sta. Bull. 254, 52pp., illus. A. & M. College. 1928.

References, pp.48-52.

"A study of nutrition among share-croppers on the cotton plantations of the Yazoo Mississippi Delta. Records were obtained of the amounts of food consumed by 800 negro farms in four different counties for one month beginning in February 1927. Graphs represent the nutritive value of food consumed per adult male unit per day, and the per cent of the families which were 100 per cent or more below standard for each nutrient." -Agr. Econ. Bibliog. no. 64, item 1101.

366. Fenn, D. F. Burying ground for human values. South. Workman 57: 199-203. June 1928. 275.8 So82

Describes the share-cropper system in the Mississippi Delta. While the writer saw nothing but "perfect fairness and kindness" he thinks that abuses are possible from either side and that "a cropper system, however much cotton it makes, takes every human value out of life for the cropper, so that thrift in the home and energy in the field represent all he may hope to achieve."

367. The safest tenant system. Country Gent. 81: 390. 1916. 6 C833

"A discussion of the various systems of tenancy in the Yazoo-Mississippi Delta. The system of share cropping and its results to both cropper and landowner is included." -Agr. Econ. Bibliog. no. 64, item 1140.

368. Stone, A. H. Studies in the American race problem. 555pp. New York, Doubleday, Page & co. 1908. L.C.

See Part Two, Some Economic Aspects, pp.81-208, particularly the first two chapters, The Negro in the Yazoo-Mississippi Delta, and A Plantation Experiment.

369. Vaiden, M. G., Smith, J. O., and Ayres, W. E. Making cotton cheaper. Can present production costs be reduced? Miss. Agr. Expt. Sta. Bull. 290, 32pp., illus. A. & M. College. 1931.

This is a discussion of the share cropper system of labor on the plantations of the Yazoo-Mississippi Delta. The disadvantages of the system are set forth and the need for improved machinery is cited.

#### North Atlantic States\*

370. Hibbard, B. H. Tenancy in the North Atlantic States. Quart. Jour. Econ. 26(1): 105-117. November 1911. 280.8 Q2

The following subjects are discussed: the contrast between the North Atlantic and North Central States, the relation between land value and percentage of tenancy and its application to New England, the relation of type of agriculture to tenancy, the general increase of tenancy during the past decade, and the reasons for it.

"The low proportion of tenancy in the North Atlantic states is the result of a combination of causes. The most important of these are, first, the low price of land per acre; second, a set of circumstances resulting in comparatively small farms, these two facts combining to give a low value to the farm as a unit; third, the relatively small amount of farming such as lends itself easily to a system of tenancy, and in its stead a type requiring ownership of the land in order to secure good results. That there are other factors involved cannot be doubted; but these statistics seem to indicate which are the decisive factors."

#### Southern States\*\*

371. Alexander, W. W. Can anything be done about farm tenancy? South. Newspaper Publishers' Assoc. Bull. 634, pp.229-236. Chattanooga, Tenn. June 1936. Pam. Coll.

Address at SNPA Convention, May 19, 1936.

Discusses the problems of farm tenancy, calling attention to its wastefulness, the increase in tenancy, the increase in land-holdings by large corporations, the background and living conditions of the poor whites, the acuteness of the problem in the South, and tenancy programs in Ireland and Denmark. Suggestions for providing credit and guidance in a program of land ownership are given.

372. Allen, J. S. Sharecropping as a remnant of chattel slavery. Communist 13(12): 1241-1253. December 1934. Reprint Coll.

"Chapter from a work in progress."

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\* See also names of North Atlantic States.

\*\* See also names of Southern States.

This article is concerned with the nature and extent of sharecropping and its relation to capitalist development in the South. The author defines sharecropping as "that specific economic slave survival which lies at the basis of the oppression of the Negro people, and is the most important single factor which marks the non-completion of the bourgeois-democratic revolution."

373. Amberson, W. R. Forty acres and a mule. Nation 144(10): 264-266. Mar. 6, 1937. 110N

"Large-scale cooperative farming ventures are in this region [the South] the only hope for the majority. The efficiency of the large plantation must be retained and increased, not destroyed. These confused folk must be brought together into new types of village communities. The light of a vigorous educational program must illumine these darkened lives. Adequate medical services must rescue them from their chronic sickness. They must learn together to build a new hope and faith under socially minded leaders of their own region. This is the 'middle way' for the agricultural South, steering between plantation exploitation on the one hand and the inefficiency of the small homestead on the other." -p.266.

The Resettlement Administration is commended for its embracing of the cooperative ideal, and the proposal to transfer Resettlement activities to the Department of Agriculture is deplored.

374. Amberson, W. R. The new deal for share-croppers. Nation 140(3632): 185-187. Feb. 13, 1935. 110N

The writer discusses the essential weakness of the phraseology of Section 7 of the 1934-35 Cotton Acreage Reduction Contract and the effect of the operation of the reduction program on the lives of the tenants and share-croppers as shown in surveys made by the League for Industrial Democracy and Dr. Calvin Hoover, criticizes the investigations and adjustments made by an Adjustment Committee headed by J. Phil Campbell, criticizes the AAA and suggests that the Secretary of Agriculture create a National Agricultural Labor Board which "should have power to enforce the labor provisions of all AAA contracts and should concern itself not merely with hearing complaints but with making appropriate surveys to prevent abuses from arising."

375. Anderson, Sherwood. New tyrants of the land. Merciless "farm sweatshop" is the latest problem to plague the South. Today 1(31): 10-11, 20. May 26, 1934. 280.8 T562

The writer who made a trip through the South in the late winter and early spring contrasts the industrial South with the agrarian South. The people of the back country are desperately poor, more and more exploited by a "new dominant economic class" the leaders of which come "directly out of the poor, downtrodden class."

The cropper, as such, is not mentioned, but the poor people mentioned obviously belong to this class.

376. Anstrom, George. The American farmer. 31pp., illus. New York, Internatl. pamphlets. 1932. 281.12 An8

The South - America's cotton kingdom, pp.8-16. (The croppers and farm laborers, pp.10-14).

377. Ashburn, K. E. Reforms needed in tenant system. Southern share cropper lives at lowest level of subsistence of any American laborer. Dr. Karl E. Ashburn, well-known educator, recounts deplorable conditions and suggests remedies. *Tex. Weekly* 11(12): 4-6. Mar. 23, 1935. 280.8 T31

378. Atkins, W. E., and Lasswell, H. D. Labor attitudes and problems. 520pp. New York, Prentice-Hall, Inc. 1924. L.C.  
Agricultural Groups, ch.IV, includes material on the economic conditions of the share cropper.

379. Beatty, R. C., and O'Donnell, G. M. The tenant farmer in the South. *Amer. Rev.* 5(1): 75-96. April 1935. Pam. Coll.

The writers present a picture of the Southern tenant farmer, criticizing the plans for his relief proposed by the Liberals, the Communists and particularly the Sociologists. They are especially critical of the plan proposed by W. T. Couch in his "An Agrarian Programme for the South" [*Amer. Rev.* Summer 1934]. In regard to the tenant farmer system they say:

"It appears, then, that the tenant-farmer system in the South is most vicious on plantations run under industrial methods and it is least vicious under a truly agrarian regime - a regime in which planters and tenants share alike a live-at-home programme and in which the tenants of ability have ample opportunity to become landholders themselves. It appears, again, that the chief dangers menacing the agrarian way of life in the South are high taxes, high tariff, the gospel of Progress, and industrialist methods in agriculture."

They do not suggest a plan themselves, but lay down four principles for future plan-makers: 1, the plan "should indicate an awareness of the farmer who is being planned for, and of the Southern way of life"; 2, that "the plan-maker be less of a humanitarian, that he think less of a hopeless 'peasant' and more of the salvation of the far from hopeless 'yeoman'"; 3, that "the planmaker realize that the predicament of this yeoman, or ambitious tenant is due primarily, not to the fact that he is a fool... but rather to the fact that he is the victim of a government that almost constantly during the past seventy years has been run in the interest of the industrial power"; 4, and that the planner "be less of a theorist with respect to the time limit for making his proposal effective."

380. Bizzell, W. B. Farm tenantry in the United States; a study of the historical development of farm tenantry and its economic and social consequences on rural welfare with special reference to conditions in the South and Southwest. *Tex. Agr. Expt. Sta. Bull.* 278, 408pp. College Station. 1921.

Bibliography, pp.394-403.

Thesis (Ph.D.)- Columbia University.

Part IV of the bulletin is on social and economic factors in the solution of the farm tenantry problem in the United States. Titles of chapters in this part are: The Place of Tenantry in an Ideal System of Land Tenure; Land Nationalization and Farm Tenantry; Taxation of Land Values as a means of Promoting Farm Ownership; Rural Credit as an Aid to the Tenant Farmer; Land Settlement Policies and Farm Tenantry; Other Land Reforms Relating to Farm Tenantry.

381. Brandt, Karl. Potentialities of agricultural reform in the South. pp.[434]-458. Reprint Coll.

Reprinted from Social Research, v.3, no.4, November 1936.

The term South in this article means only the ten cotton belt states. The writer points out the general poverty of this predominantly rural area and discusses cotton culture, soil depletion, climate, labor and the possibilities of improvement in the situation. The only satisfactory solution for the problem of social security for the farmer in the South is thought to lie in "the transformation of the majority of the sharecroppers into an advanced type of cash tenants, or more preferably into owners, and of the majority of small tenants into owners." Since the problem cannot be solved in a wholesale manner, the starting of experimental laboratories in the various regions is suggested. "Independent non-profit corporations financed and supervised by the federal government with the participation of state governments should buy plantations or groups of cotton farms operated by sharecroppers. Individual farms or reclaimed waste lands should be laid out, of a size that promises to support a family and to carry in addition a sufficient produce for marketing.... Every farm should carry an amortizing mortgage on long terms not less than 20 years... The corporation leases the farms to former sharecroppers, with the condition that the rent amortize also the mortgage and that the tenant have the option to buy the farm after a certain number of years of approval. To eliminate the opportunity for land speculation the corporation reserves the right to buy the farm back, even after the sale to the tenant." This plan of experimental laboratories which the writer outlines is said to be similar to the plans pursued in the Pine Mountain Valley Community, Inc., the Dyess Rural Community, Inc., etc.

382. Brannen, C. O. Relation of land tenure to plantation organization. U. S. Dept. Agr. Bull. 1269, 78pp., illus. 1924. 1 Ag84B

"To determine the nature of plantation problems and, as far as possible, point out desirable methods of meeting difficulties, a study was made. Particular attention was given to tenure, and its relation to the labor problem. The various plantation districts from Virginia to Texas were visited, representative planters and business men throughout the South were interviewed, and first-hand information and statistical data were collected.

"The suggestions and conclusions in the report, in connection with other facts obtained, are based upon the experience of plantation operators who have been successful in dealing with existing conditions. All interpretations in this study are presented from an economic, rather than a social, point of view.

"In addition to the primary purpose, it is intended to present the extent and relative importance of the plantation system in the South, and to describe briefly the nature and characteristics of the plantation of the present day, with particular references to the classes of labor employed, the cropping system, labor movements, the stability of the labor supply, plantation credit, and marketing. Most of these topics are considered from the standpoint of relations of landlord and tenant." Cropper Labor, pp.29-32.

383. Brannen, C. O. Relation of land tenure to plantation organization, with developments since 1920. 85pp., illus. Fayetteville. 1928.  
282 B732  
Thesis (Ph.D.)- Columbia University, 1929.  
"Part I was published in 1924 by the Bureau of Agricultural, Economics, United States Department of Agriculture, as Department Bulletin no. 1269." -Preface.  
In two parts. Part I is General Survey and Part II is Criteria. Cropper labor, pp.29-32; Renting arrangements of croppers, p.39; Croppers increase, p.78.
384. Brannen, C. O. Return from land in plantations worked by croppers and tenants, 1921. Preliminary report. 9pp., mimeogr. Washington, U. S. Dept. agr., Bur. agr. econ. August 1923. 1.9 Ec7R
385. Branson, E. C. Farm group activities in the South. In Gee, Wilson, ed. The Country Life of the Nation, pp.79-92. Chapel Hill, The University of North Carolina Press. 1930. 281.2 G27C  
The social and economic evils of the sharecropping system in the South are pointed out on pp.81-82 and 88-89.
386. Branson, E. C. Farm tenancy in the cotton belt. Jour. Social Forces 1(3-4): 213-221, 450-457. Mar., May 1923. 280.8 J823  
In two parts. Part I, How Farm Tenants Live; Pt. II, The Social Estate of White Farm Tenants.
387. Bruton, P. W. Cotton acreage reduction and the tenant farmer. Law and Contemporary Problems 1(3): 275-291. June, 1934. 274.008 L41  
This is an examination of the relation of the Agricultural Adjustment Administration's cotton acreage reduction program and its relation to the southern farm tenancy problem. Sharecroppers are included.
388. Burrill, M. F. A balanced Southern economy. Inst. Pub. Affairs, South. Methodist Univ. Cotton Crisis. Proc. (1935)2: 177-192. 280.9 S085  
Discussion by E. J. Foscue and K. E. Ashburn, pp.192-196.  
"The social effects of the economic conditions in the South, especially as regards the share croppers, are discussed. The article quotes J. Clark Waldron writing in the Nation." -Agr. Econ. Bibliog. no. 64, item 1171.
389. Butler, Tait. Tenant farming. Prog. Farmer (Miss. Valley ed.) 35: 1571. Sept. 25, 1920. 6 So81  
This article is from Mr. Butler's page of Timely Farm Suggestions. Points out that it is a condition, not a theory, that must be dealt with in solving the evils of tenancy and that the Southern farmer should "study his rental system with a view to changes which will improve his soil fertility."
390. Caldwell, Erskine. Some American people. 266pp. New York, R. M. McBride & co. [1935] L.C.  
In this account of impressions received during travels in the United States from May 1934 to May 1935, the writer describes "some

of the influences of nature upon man, and a portion of the combat between man and man." Section IV, pp.207-266 of the book, is devoted to the Southern Tenant Farmers. Chapter titles are Tenant Farmers; The End of Share-cropping; God-Forsaken - Man-Forsaken; Hungry People; The New Slavery; Men Today; Freedom for the Tenant Farmer.

391. Caldwell, Erskine. Tenant farmer. 30pp. New York, Phalanx Press. 1935. 282 C12

A very pessimistic picture of conditions among Southern share-croppers, particularly in Georgia, during the last five years. The statement is made that the economic condition of the white tenant is lower than that of the Negro tenant. "His standard of living is lower, his education is more limited, and his health is worse. The Negro can be threatened into submission; the white farmer still thinks he should have what he earns, and as a result he is discriminated against."

An article with the same title by Mr. Caldwell was published in Rural Amer. 15(1): 9-16. January 1937.

392. Campbell, J. P. Problems affecting land utilization in the cotton belt. Assoc. Land-grant Cols. and Univs. Proc. (1932)46: 318-324. 4As7

Problems affecting land utilization in the cotton belt as discussed by the writer are types of soil and submarginal land, the tenant system, capital and credit, market facilities, and forest practices. For the tenant system see pp.321-322. The discussion applies particularly to Georgia.

393. Can the farmer be saved? Christian Cent. Apr. 17, 1935, pp.503-505. Photostat copy in Pam. Coll.

Criticizes the Department of Agriculture for failing to face the farmer's problem frankly and for its "attempts to suppress inconvenient facts." The problem particularly referred to is the share cropper situation in the cotton belt. The Department is criticized for ignoring Norman Thomas' evidence and for "suppressing" Mary Conner Myer's report. The Embree report, the Bankhead tenant bill, and the Government's policy of attempting to get the farmer on good land of his own and of restoring his export markets, meanwhile controlling his output are discussed.

The article is concluded as follows:

"For the long future, however, isn't it time at least to begin to discuss what is to be done if the present basis of AAA and agricultural department hopes prove illusory? The basis of those hopes is that a restoration of export markets will dispose of the farmer's surplus at a profitable price. Lacking that, and lacking the intention to maintain the farmer indefinitely by subsidy, is not some form of land system other than that of individual holdings under individual control foreshadowed?"

394. Carlson, Oliver. The revolution in cotton. Amer. Mercury 34(134): 129-136. February 1935. Reprint Coll.

The position of the farm tenant in the South, and his dependence upon the landlord-planter are brought out. The invention of the cotton picker is seen as the means of putting the tenant and cropper

off the plantation and sending him to the city for work. The author states that "tenant-farming, as the dominant mode of agricultural production in cotton, is at the end of its rope."

395. Carpenter, C. T. King cotton's slaves. The fate of the share-cropper becomes a national issue. Scribner's Mag. 98(4): [194]-199. October 1935. Pam. Coll.

The economic and social condition of the share cropper before and since passage of the Agricultural Adjustment Act, the subsequent organization and activities of the Southern Tenant Farmers' Union, and other developments to aid the sharecroppers are discussed.

Discussion of this article, by F. I. du Pont is given in Scribner's Magazine for January 1936, p.64; by Ralph Townsend and W. W. Ellis, with replies by Mr. Carpenter, in Scribners Magazine for March 1936, pp.191-192, and pp.14 and 16 of the advertising section.

396. Carpenter, C. T. Slaves of King cotton. N. Y. World Telegram, May 9,10, 11, 1935, illus. Pam. Coll.

A series of three articles by an attorney for the Cotton Tenant Farmers Union.

Contents: May 9: Sharecroppers at Mercy of Land Owner Who "Furnishes" Them, Gins, and Sells the Crop and Keeps Books - Workers Virtually in Slavery.

May 10: Sharecroppers Lose All Rights of a Free People - Are Denied Education, Religion, the Vote, Freedom of Speech and Justice.

May 11: Federal Aid in South Helps Rich Owners, Oppresses Poor.

397. Carr, F. W. Shackled whites of the cotton belt. Marooned where opportunities for succor are rare, thousands of sharecroppers look toward Washington for relief said to be on the way. Christian Sci. Monitor, Weekly Mag. Sec. Apr. 29, 1936, pp.8-9,14.

An account of conditions among the Southern sharecroppers. An inset on pp.8-9 gives briefly the plan for aiding the sharecropper and others as embodied in the Farmers' Home Corporation Act, before Congress at the time the article was written.

398. The case of the tenant. Tex. Weekly 10(33): 6,7. Aug. 18, 1934. 280.8 T31

Quotes from a paper by Prof. Paul W. Bruton of the law faculty of Duke University which appeared in the June number of Law and Contemporary Problems (a quarterly issued by the university) on Cotton Acreage Reduction and the Cotton Tenant." In this paper the writer holds that the 1934 cotton program will result in "the radical reduction in the number of tenants needed in cotton production (and this) will result in a definite lowering in the economic status of a large portion of the Southern agricultural population."

In commenting on this subject, the editor of Texas Weekly states that the "gentlemen of the AAA have not attempted to deal honestly with this matter."

399. Cason, C. E. Southern slavery revised. Independent 121(4076): 33-34. July 14, 1928. L.C.

A picture of tenant farming conditions in the South.

400. Caufield, J. H. Children of cotton tenants. Prog. Farmer (Texas ed.) 51(7): 8. July 1936. 6 T311  
A description of the type of people that are being helped through the Rural Resettlement Administration and of the kind of help they are getting. A specific case is cited. The writer says that there "is more to the resettlement program than a mere loan. There is guidance in farm management, and also in home management."
401. Cobb, C. A. The South's farm tenancy problem. U. S. Dept. Agr., Agr. Adjustment Admin., South. Div., South. Region Misc. Ser. - Item 1, 6pp. [Washington, D. C.] June 30, 1936. (SRM-1) 1.42 So8M  
Address before the Conference of Rural Ministers, State College, Miss., June 26, 1936.
402. [Committee on minority groups in the economic recovery] Farm tenancy in the cotton states. 9pp., mimeogr. n.p. [1935] Pam. Coll.  
"Summarized review of studies made by a commission composed of: Edwin R. Embree, Chicago, Will W. Alexander, Atlanta, Charles S. Johnson, Nashville."  
An account of this summarized review of studies made is given in the New York Times, Mar. 21, 1935, with title "South's Land Evils Assailed in Report. Rosenwald Fund Survey Finds Sweeping Reform Inevitable in Farm Tenure System. Most Victims Are White. Peasants Abroad Are Better Off Than Exploited Tenants, Year's Study Indicates."  
The Committee proposes as a remedy for the evils of tenancy that the government "buy up huge acreages of farm land now in the hands of insurance companies, land banks, and others, and ... distribute this land in small plots of minimum size required to support farm families, probably twenty to forty acres in the cotton area... The Rehomesteading Project is intended to establish in farm ownership a huge number of families heretofore excluded from ownership and now being cut off even from tenancy or crop-sharing arrangements."
403. Congress attacks farm tenancy problem. Evils of sharecropping system arouse national attention; Committee plans legislation. Scholastic 30(2): 18,27. Feb. 13, 1937. L.C.  
Reviews the desperate situation among sharecroppers of the South, calls attention to the fact that many planters are hard pressed, tells of the organization of the Southern Tenant Farmers' Union and its recommendations, the Delta Cooperative Farm, and committees appointed by President Roosevelt and Governor Futrell to study the question of farm tenancy. Quotes from the Collapse of Farm Tenancy, Secty. H. A. Wallace, and others.
404. Cordell, W. H. Dark days ahead for King Cotton. North Amer. Rev. 240(2): 284-292. September 1935. L.C.  
"The effect on sharecroppers and tenants of the acreage reduction program and the results of the adoption and use of the Rust Brothers' mechanical cotton-picker are described." -Agr. Econ. Bibliog. no. 64, item 1179.

405. Cotton... greatest, richest export. It holds 10,000,000 people in economic peonage and, because cotton must always be exported, either God or Washington must save them. Fortune 7(6): 22-29,106,108-111. June 1933. L.C.

Describes the present situation in the cotton states and probable effects of recent national and international plans on the producers of cotton.

406. Couch, W. T. An agrarian programme for the South. Amer. Rev. 3(3): 313-326. June 1934. Reprint Coll.

Because he has been criticized for omitting a program for correcting the tenant evils of the South in the book which he edited under the title "Culture in the South", Mr. Couch in this article describes the complexity of Southern economy and then proceeds to the outline of a plan which he believes "would restore health to Southern agriculture." The plan includes the establishing of the family sized farm on a sound basis, in contrast to the present form of relief which "has brought assistance mainly to the landlords and to the commercialized agricultural interests rather than to the farm-owning family or the tenants and the labourers." If this had been done, he thinks, the framers of the relief acts "would have provided for allotments - permission to grow ten to twenty bales of cotton - to families only; they would have limited these allotments to 750,000 to 1,000,000 families in the best cotton-growing areas; and they would have placed a prohibitive tax on any other cotton-growing interest. They could have required the families given allotments to grow sufficient food and feedstuffs to maintain themselves."

He also thinks that there should be a definite plan for the establishment, for displaced tenants and laborers, of four or five thousand villages of one hundred to three hundred families within the next five years. The negro should have his own villages and his own farms.

407. Couch, W. T., ed. Culture in the South. 711pp. Chapel Hill, Univ. North Carolina press. 1934. 280.002 C83

For references on farm tenancy see the index under Tenancy. See pp.442-453 for a description of conditions among the Negro croppers.

408. Davis, L. P. Relief and the sharecropper. Survey Graphic 25(1): 21-22. January 1936. 280.8 C37G

A FERA administrator in Henderson County, Tennessee, tells what relief has meant to the Southern sharecropper. "Relief... has meant not a pittance to drag them through till they might be restored to the normal standards of a few years back, but a godsend of plenty such as in all their lives for generations back they have never known before." Relief, she says, has not harmed the Southern sharecropper, "the harm will come later, if we forget him again and leave him to sink helpless into the suffocating bottom of our economic life."

409. Duggar, J. F. Tenant question as affected by the boll weevil. Prog. Farmer 31(37): 1079. Sept. 9, 1916. 6 P945

The author finds that sections where tenancy is the prevailing system, and especially where negro tenants operate, are more completely up set by the boll weevil than where white tenants or owners

prevail. He outlines the changes in the tenant system that must come, and says that the share system is superseding cash rental in weevil districts, making, as it does, for equity, better farming, and closer relations between landlords and tenants.

410. Edwards, E. E. Historical background of the present situation in southern agriculture. Southeast. Econ. Assoc. Proc. (1930)3:78-93. 1931. 280.9 So82  
Contains a brief discussion, pp.80-82, of the rise of the share or cropping system and its place in southern agriculture.
411. Edwards, T. J. The tenant system and some changes since emancipation. Amer. Acad. Polit. and Social Sci. Ann. 49: 38-46. September 1913. 280.9 Am34  
This discussion is devoted mainly to the negro sharecropper and tenant.
412. Embree, E. R. Southern farm tenancy, the way out of its evils. Survey Graphic 25(3): 149-153,190. March 1936. 280.8 C37G  
As in the booklet "The Collapse of Cotton Tenancy," the writer pictures the economic and social condition of the share cropper and share tenant under the Southern tenant system, shows that the landlord suffers along with the tenant, points out factors that point to the eventual doom of King Cotton, comments on the effect of the AAA and its reversal on the Southern tenant, and discusses possible ways of correcting the evils of cotton tenancy. The way suggested, rehome-  
steading of tenants, will not solve all the problems of the rural South, but is considered "basic to reform in other matters."
413. Firor, J. W. Another cotton rent plan. Country Gent. 103(9): 55. September 1933. 6 C833  
Plan whereby the landlord furnishes the land, work stock, and implements, and the tenant thins, hoes, and picks the cotton by hand labor. The landlord gets two-thirds and the tenant one-third of the cotton and cottonseed.
414. Firor, J. W. The road to farm ownership. 1. A summary of the system found in the South. Prog. Farmer (Ga.-Ala.-Fla.ed.) 52(3): 14. March 1937. 6 P945G
415. Future of American cotton in question. In two years U. S. production drops from 60 to 40 per cent of total world crop. Share-croppers raise issue. Threat of pickers adds to difficulties already confronting millions of farm tenants. Amer. Observer 5(3): 1,8. Oct. 21, 1935.
416. Gard, Wayne, and Thomas, Norman. Decline in the cotton kingdom. Current Hist. 42(1): 31-41. April 1935. 110 C93  
In two parts. Part I, The Planters' Prospects, by Wayne Gard, pp.31-36. Part II, Victims of Change, by Norman Thomas, pp.36-41 on the effect on the share croppers and agricultural laborers.

417. Garnett, W. E. The present status of farm tenancy in the Southwest. Southwest. Polit. and Social Sci. Quart. 4(2): 110-122. September 1923. 280.8 So82

Discusses the extent of tenancy and significant tendencies in the tenancy situation. Among the tendencies discussed are increase in tenancy, increase in number of croppers and share tenants, many tenants climbing the agricultural ladder, land values increasing faster than incomes, etc.

The author suggests that the states act to relieve undesirable features of the situation, that tenancy commissions be appointed, and the possible use of the state penitentiary lands for some of the land to be used in land settlement experiments based on the California plan.

418. Gee, Wilson. Acreage reduction and the displacement of farm labor. Jour. Farm Econ. 17(3): 522-528. August 1935. 280.8 J822

The writer finds that there is something to be said on both sides of the sharecropper displacement controversy. From the materials available for his examination "he must conclude that the AAA has shown less of heat and passion and more of objectivity in its investigation of conditions than has the opposing side, and that it has proved the situation to have been grossly exaggerated. Yet it would seem to be true that a considerable amount of labor has inevitably been displaced as a result of acreage reduction. Unless farmers are greatly decreasing the hours of their labor, less wheat means fewer people required to harvest and handle it all along the line; fewer bales of cotton require fewer hoe hands, fewer cotton pickers, not so many workers at the gin, fewer buyers, etc. It is believed, in the absence of more specific data, that this displacement has been greatest in the areas where the largest proportions of hired labor, daily, season and annual in character are normally in use, and in the high tenancy areas, particularly in the cotton and tobacco growing regions. The share-cropper type of tenant ... has been the most affected of the tenant classes, the share tenant and the cash tenant having been less involved. The net effect has been to augment the relief rolls in the areas concerned and to present a very real problem which the Rural Rehabilitation section of the FERA is attempting to handle."

The writer then discusses the problem of unemployment in the event that industry stages a complete comeback and in the event it does not and so fails to absorb the displaced farm labor. He feels that the only course to pursue if we are faced with much permanent unemployment is to get the unemployed back on the land. His conviction is that the trend in the United States is likely to be toward more rather than less people on farms.

419. Georgia. State normal school, Athens. Tenancy in the South. Ga. State Normal School. Bull. v.4, no.1, [14]pp. Athens. December 1916. 282 G29

420. Gray, L. C. Credit problems of the Southern plantation system. Natl. Conf. Marketing and Farm Credits. Marketing and Farm Credits. [Proc.] (1916)4: 59-72. 1917. 280.3 N21

"The vital need, according to Dr. Gray, is for personal credit to free the tenant (share-cropper) from the debt that bars the road of

progress. The districts where extreme centralization prevail such as the Delta offer the least chance for the successful introduction of a system of personal credit, and it would be difficult to formulate any plan applicable to the country as a whole which would fit the needs of the tenant farmers of the South.

"The initial step might better be taken by private philanthropy rather than by the government and should be taken in selected communities. The primary initiative of the negro or of the poor white cannot be depended upon, but such initiative and control must come from above."

"Dr. Gray believes that a combination of cooperative supply and cooperative credit would be most useful." -Agr.Econ.Bibliog.no.64, item 1110.

421. Gray, L. C. Farm ownership and tenancy. Acad. Polit. Sci. New York, Proc. 11(3): 15-24. 1925. 280.9 Acl

"Farm property ownership in the United States is regarded as reasonably democratic, except possibly in the South, and even there it is becoming more so. Some of the forces that have developed and maintained this democratic system are said to be passing however; that is, it seems very probable that some of our rapidly increasing surplus capital will be forced to seek investment in farm real estate, necessitating large scale holdings. Agriculture is being rapidly commercialized. Inheritance plays a much smaller part in the transfer of farm ownership from one generation to the next than it did a century ago, and ownership is achieved largely by purchase. Certain characteristics of agricultural competition further complicate the problem of farm tenure." -Expt. Sta. Rec. 53: 793-794. 1925.

422. Gray, L. C. History of agriculture in the Southern United States to 1860, by Lewis Cecil Gray, assisted by Esther Katherine Thompson. 2v. Washington, Carnegie Inst. Washington. 1933. 30.9 G79  
Bibliography, pp.945-1016.

The Colonial Land System, ch. XVII, pp.372-409, discusses the subject under the following headings: Attempts to establish the manorial system; group settlement and the town, or village, system; general characteristics of colonial land tenure; quitrents; commercial influences in early policies of distribution; headrights; other methods of granting land resembling the headright; sale policies; minor policies of distribution; special limitations on the distribution of land; procedure in granting land; seating; engrossment of land; land values; tenancy and tenant contracts; influence of land policies on development of plantation economy.

Post Colonial Land Policy and Tenure, ch.XXVII, pp.618-647, has the following sections: Modifications in colonial systems of tenure; disposition of lands in Kentucky and Tennessee; land policies of South Carolina and Georgia; creation of a federal public domain in the South; federal land policies; policies of the Southwestern States in disposing of federal land grants; general consequences of post colonial land policies in the South; supply and value of land; tenancy and tenant contracts.

423. Gray, L. C. A sound land use policy for the South. 11pp., mimeogr. [Washington, D. C., U. S. Resettlement Admin.] 1936. 1 96 Ad8G  
"A paper read before the Conference of Southern Agricultural Workers, Jackson, Mississippi, February 7, 1936."  
The writer points out the composite nature of the land problems of the South and then discusses three major problems which affect the entire South. One of these is the problem of farm tenancy. The disadvantages of the present system are discussed and two lines of improvement suggested. "One is to improve the system so as to introduce into it the elements of permanence, conservation, and self-reliance which are deemed necessary to our long range agricultural program. The other is to enable as many tenants as possible to become farm owners through the extension of government credit and other forms of assistance."
424. Gray, L. C. Southern agriculture, plantation system, and the negro problem. Amer. Acad. Polit. and Social Sci. Ann. 40(129): 90-99. March 1912. 281.2 Am32  
"This article discusses at length several phases of the economic institutions which relate particularly to southern agriculture and the negro problem, among which are the growth and status of the plantation system, agricultural methods, large v. small scale industry, supervision of labor, merits and defects of the different forms of tenancy, sources and effect of credit, labor legislation, and the relation that the negro's social, ethical, educational, and religious life bears to his economic development." -Expt. Sta. Rec. 26: 592. 1912.
425. Hamilton, C. H. Break the backbone of the tenant system. Rural Amer. 12(7): 3-5. October 1934. 281.28 C83  
As one means of breaking the backbone of the "vicious" tenant system in the South, the writer suggests the systematic establishing of large numbers of family size farmsteads in the heart of the tenant areas. Croppers are included among the tenants to be thus aided.
426. Hamilton, C. H. The status and future of farm tenantry in the South. [6] pp. [Atlanta, Ga. 1936] Reprint Coll.  
"Reprint from Commercial Fertilizer 1936 'Yearbook.'"  
This paper, which was read before the Southern Economic Association, is in six parts. Part I, Introduction; II, Types of Farm Tenantry (croppers, renters, part owners, farm laborers); III, Major Factors in Farm Tenantry (private ownership in land, variation in the productivity and value of land, variation in human skills and traits, type of agriculture, population growth and changes, difficulties and hazards in purchasing land, the business cycle); IV, Present Status of Farm Tenantry; V, Tenantry under the Agricultural Adjustment program; VI, Future of Farm Tenantry in the United States [recommends that the following principles and objectives be kept in mind in planning for the future farm tenantry: efficient production, soil conservation, a fair distribution of farm income, an adequate and balanced standard of living among all tenure classes, social stability and security, and efficient rural institutions.]

427. Hawk, E. Q. Economic history of the South. 557pp., illus. New York, Prentice-Hall inc. 1934. 277.002 H31  
Bibliographical note at end of chapters.  
Consult the index under the subjects, share system and tenancy.
428. Herling, John. The sharecroppers fight for life. New Repub. 85(1104): 336. Jan. 29, 1936. 280.8 N  
Short article on conditions among sharecroppers and the progress of activities on their behalf carried on mainly by the Southern Tenant Farmers' Union.
429. Hibbard, B. H. Tenancy in the Southern States. Quart. Jour. Econ. 27(3): 482-496. May 1913. 280.8 Q2  
The writer takes up the number, size and values of farms in the South, the tenancy conditions as affected by the negro, the differences between cash and share tenants in the North and South, the predominance of tenancy and colored farmers in the cotton belt, the increase in negro land ownership, the changes in the proportion of cash and share tenancy, the relation between tenancy and land values, character of crops, amount of livestock and value of buildings, the negro tenant in white districts, the organization and policies of the Renters' Union of America, and the possibilities of introducing lengthened leases as a preventative for frequent moving.
430. Hoffsommer, Harold. The AAA and the cropper. Social Forces 13(4): 494-502. May 1935. 280.8 J823  
"The application of the A. A. A. program has been tremendously complicated in the case of the cotton sharecropper, due to his peculiar social and economic status. Careful observations in the cotton area of the Old South lead to the conclusion that the share-cropper has shared unequally, as compared with other types of farmers, in the benefits from this program. His difficulties arise chiefly from (1) lack of economic status which makes it impossible for him in most instances to profit directly from the crop reduction payments, (2) displacement from the land as a result of the reduction of crop acres, and (3) inability to utilize to advantage any money benefits received because of standing debts to landlords and others. The problem of rectifying these inequalities is not particularly the task of the A. A. A. although the application of this program has brought into clearer view some of the fundamental limitations of the landlord-tenant relations as they now exist. The most certain road to the solution of these difficulties should be along the line of rehabilitating the share-cropper with a view to making him a full fledged agricultural producer eligible to cooperate with the production control associations. His best insurance will come through his release from ignorance."  
-Abstract in Amer. Soc. Soc. Pubs. 29(3): 161. August 1935.
431. Hoffsommer, Harold. Some tenant problems of the South. Rural Amer. 15(2): 8-10. February 1937. 281.28 C83  
"Read before a conference of the Land Use Planning Section, Land Utilization Division, Region IV of the Resettlement Administration, Baton Rouge, Louisiana, November 6, 1936."

In this article the writer points out: "(1) that there is much confusion in attacking the problem of tenancy (a) because of confused terminology and (b) because of difference in opinion regarding what is the most desirable tenure status; (2) that in order to ascertain the most desirable tenure status it is necessary to deal in terms of the social as well as the individual values which are attached to each."

He then discusses briefly the three points involved in the task at hand: "(1) a more careful analysis and identification of the various types of tenancy than has heretofore been made; (2) an enumeration of the chief individual and social values which are attached to the tenancy problem and an evaluation of the degree of expression of these values in the several types of tenancy; (3) the recommendation of a method or methods to bring about the necessary changes in tenure relations so that the social and individual values may have fullest expression."

432. Holland, Cecil. The tenant farmer turns. Survey Graphic 24(5): 233-237, 265,266,267. May 1935. 280.8 C37G

The purpose of this paper is to "review the situation of the sharecroppers in the Mississippi delta, in relation to the economic and social system of the South." The writer thinks that the federal government is "the logical agency to direct the rehabilitation of the 'forgotten man' of the South." In conclusion he relates briefly what the government is doing through the relief administration toward correcting the evils of tenancy, and what is planned under the Bankhead bill. "The laborer in the rural South, organized or unorganized, must look toward the federal government for assistance. The federal program will largely determine whether the future holds for him 'the good life' or a tightening of his economic bondage."

433. Holmes, C. L. Three ways to lease a farm. The new agriculture calls for closer teamwork between landlord and tenant. Country Gent. 94(3): 29,141,142. March 1929. 6 C833

Three types of leases in general use in the upper Mississippi Valley - the cash lease, the crop-share lease and the stock-share lease - are discussed.

434. Hoover, C. B. Human problems in acreage reduction in the South. 19pp., mimeogr. [Washington, U. S. Dept. Agr. 1934] 1.94 C82H

This is "an independent study of the effect of the cotton acreage and adjustment program upon the tenant farmer in the South."

435. Huberman, Leo. Plight of the sharecroppers. Scholastic 26(13): 18,20. May 4, 1935. L.C.

A short article on the present situation of the sharecroppers, particularly under Section 7 of the Agricultural Adjustment Act.

436. Hubert, B. F. The role of the small southern farm in the future land utilization program. Opportunity; Jour. Negro Life 11(9): 264-268. September 1933. L.C.

Alabama, Georgia, Mississippi, and South Carolina are the states studied in this article in which the situation today is examined, the

trends discussed, and suggestions made for a program for the future.

Moderate-sized farms, rather than large-scale corporate farms, seem to be indicated for this area. A program for the Southeast should include a reclassification of lands, more efficient operators, a more liberal land tenure system, more land ownership, cooperation, and well-trained energetic, practical leadership.

Recommendations which apply specifically to Negro farmers are also given.

437. Important questions raised as to problem of tenant farming. Manfrs. Rec. 97(9): 60-62. Feb. 27, 1930. 297.8 M31

This consists of comment by Hugh MacRae on an editorial in the Manufacturers Record for Jan. 30 entitled "Southern Land Owners and Bankers Must Save the Tenant Farm System"; and the Manufacturers Record's reply.

438. Institute on Southern regional development and the social sciences, University of North Carolina, June 17 to July 1, 1936. Report of the committees on regional development in agricultural economics and rural sociology. 10pp., mimeogr. [Chapel Hill? 1936] 280.9 In793

Outline of research program on farm tenancy in the southern region, pp.5-7.

439. Johnson, C. S., Embree, E. R., and Alexander, W. W. The collapse of cotton tenancy; summary of field studies & statistical surveys 1933-35. 81pp. Chapel Hill, Univ. North Carolina Press. 1935. 282 J63

Selected bibliography, pp.79-81.

This small book presents a summary of the findings of an intensive study of cotton culture and farm tenancy in the Old South made during the past two years by a commission of three. Full reports are "in course of editing and publication."

Titles of the five chapters are: Cotton Tenancy; A Precarious Credit System; Is King Cotton Doomed; The Cotton Tenant under the Depression and Recovery Programs; What Is the Way Out?

A re-homesteading project is suggested by the authors as the only acceptable and feasible way out for the two to five million individuals who are no longer needed in cotton tenancy. Their plan is to have the federal government buy up huge acreages of farm lands and distribute it in small plots of minimum size required to support farm families; to set up service agencies by regions and local areas to supervise, guide, and aid the new homesteaders; and to conduct "experiments in unified and carefully directed types of communities, such as (a) coöperative farm colonies, (b) communities with highly developed services in schools and health and recreational facilities, also with community incubators, breeding stock, and marketing facilities, and (c) communities of the European type with homes and public services concentrated into villages with farm lands on the outskirts."

440. Johnson, C. S. Cotton tenancy and agricultural reform. Woman's Press 29(8): 387-388. September 1935. L.C.

"The effects of mechanization and of the cotton acreage program on the tenant and cropper are deplored." -Agr. Econ. Bibliog. no.64, item 1116.

441. Keeler, Floyd. The sharecropper. *Commonweal* 24(12): 302-303. July 17, 1936. L.C.

The writer, while agreeing that "steps have rightly been taken to improve" the standards of living of the sharecropper, thinks that there is another side to the picture. He describes the sharecropping system as carried out in Virginia when he was a boy. He thinks that the sharecropper's condition then and now is no worse than that of the poor anywhere.

A reply by D. L. Barry to this article is given in the Oct. 2 issue of *Commonweal*, p.533; it is followed in the Oct. 23 issue, p.618, by a rejoinder by Mr. Keeler. These two articles have not been examined.

442. Kennedy, L. V. The negro peasant turns cityward. Effects of recent migrations to northern centers. 271pp. New York. 1930. 280.12 K38  
Thesis (Ph.D.)-Columbia University.

"Includes discussion of the share-tenancy mode of farming which is prevalent in the South." -Agr. Econ. Bibliog. no. 64, item 1119.

443. Kennedy, R. C. Bookkeeping. *Christian Cent.* 51(13): 423-424. Mar. 28, 1934. L.C.

An illustration of how accounts between cotton farmers and their tenants are kept.

444. Leonard, W. E. Migratory tenants of the Southwest. *Survey* 35(18): 511-512. Jan. 29, 1916. 280.8 C37

Divides tenant farmers into three classes, those who are successful farmers, those who are failing because they are poor business men, and those who "may be most accurately described as migratory." This last type of tenant farmer needs encouragement. His whole life should be recast, he must be made more intelligent, he must be shown how to become a better farmer; etc.

445. Lewis, E. E. Black cotton farmers and the A.A.A. *Opportunity* 13: 72-74. 1935. L.C.

"The writer comments adversely on the prospects of Negro agricultural workers under the A.A.A. and also discusses the probable effect of the mechanical cotton picker on the Negro and white workers in the Southern cotton fields." -Agr. Econ. Bibliog. no. 64, item 1125.

446. Lewis, E. E. Recent farm-ownership changes in the cotton belt and their significance for migration. *Social Forces* 13(2): 238-244. December 1934. 280.8 J223

"The present paper [which represents part of a study of land tenure changes financed by the International Union for the Scientific Investigation of Population Problems] is concerned with one phase of the problem of population mobility - the persistence of the petty proprietor class in times of agricultural depression... The specific problem ... consists of a comparative study of changes among Negroes and among whites, in certain selected Cotton Belt counties during the period from 1925 to 1930."

The writer summarizes the results of the study as follows:

"(1) During the period of relatively mild depression studied, farm ownership tended to increase among both Negroes and whites in a substantial proportion of the Cotton Belt counties. (2) Increases in ownership were appreciably more widespread among Negroes than among whites. (3) The more 'favorable' showing of the Negroes rose apparently because they tended, to a greater extent than the whites, to acquire farms in regions where general economic conditions were less favorable. The explanation for this result would seem to be found in the influences peculiar to the Negroes - namely, their greater interest in ownership as such, and the diminution of non-agricultural opportunity during that period. With a return to times of less drastic economic pressure than now obtains - to times of milder agricultural depression such as that characterizing the period under investigation here - this tendency for Negroes to increase their holdings may reappear, and inhibit to some extent the flow of colored workers to towns and cities."

447. Lewis, E. E. Some pre-depression land tenure changes in the South and their current significance. Amer. Econ. Rev. 26(3): 441-450. September 1936. 280.8 Am32.

"The present paper is based upon a study of certain southern land tenure changes, financed by the International Union for the Scientific Study of Population Problems."

"An important feature of the government's cotton program is its effect on rural-urban population movement, significant for both the rural and the urban economic problem. Recognizing the complexity of the question, the present study deals with one aspect: The geographic stability of the owner and renter classes in the face of the milder form of economic pressure characteristic of the pre-depression period from 1925 to 1930. It is argued that a study of these groups (most likely to benefit from such permanent improvement as the adjustment program may bring) during the period preceding five-cent cotton, throws light on possible future development, particularly in high-cost areas. The methodology is based on a comparison of changes among whites and negroes, the two races exhibiting significant casual differences. The broad conclusion is that in spite of governmental efforts in behalf of cotton growers, the South remains a potential source of large additions to our urban labor force, and hence a vital factor in the problem of the industrial workers." -p.441.

448. Lord, Russell. Look away, Dixie Land! Foreign competition rising, markets falling, substitutes coming, new areas opening. Cotton's story grows exciting. Country Home 59(3): 12-13,33,34,35. March 1935. 6 F22

A discussion of the competition from foreign markets, the curtailment of production in the United States, and the movement of tenants, who have been crowded out of their farms because of such curtailment, toward settling in western Texas. These settlers are said to be living in the most primitive of conditions, even in dugouts in the ground.

449. Maclachlan, J. M., and Maclachlan, E. W. S. Don't rescue tenancy: abolish it. New Repub. 79(1019): 117-120, illus. June 13, 1934. 280.8 N

The writers' concluding paragraphs are as follows:

"The presence of thousands of dispossessed tenants on Southern relief rolls gives the present Democratic administration a choice be-

tween following two courses. It will meet considerable opposition whichever it chooses. It can attempt to settle dispossessed tenants on privately owned land through a widespread system of squatter-subsistence held above the starvation level by intermittent and seasonal public relief. Along with this would go steps, difficult of enforcement, to prevent landlords from dismissing other tenants or depriving them of their share of benefit payments.

"On the other hand, the administration can take this emergency as the chance to drive a large wedge into an old anti-social, poverty-stricken economic system. Through farming associations, similar to but better protected than the homestead projects now under way, the administration could make thousands of actual and potential relief recipients self-supporting and self-respecting.

"Those groups that object to any kind of reform short of immediate transformation of the social system - hoping, instead, that sooner or later tenants will revolt - overlook the fact that totally submerged and isolated people have rarely revolted. Ill and illiterate people rarely demand their human rights because they know no human rights. Only when Southern tenants become organized and begin to hope will they demand their human and civil rights."

Illustrated by maps.

450. Mangus, A. R. The rural Negro on relief, February 1935. U. S. Fed. Emergency Relief Admin., Div. Research Statis. and Finance, Research Sec. Research Bull. H-3, 16pp., mimeogr. Oct. 17, 1935. 173.2 W89Reh

This analysis is restricted to the Eastern and Western cotton areas. Rural negroes were under-represented on the relief rolls of the Eastern cotton area and over-represented in the Western cotton area during this period.

The following regarding East-West and rural-urban differences is quoted from pp. 1-2:

"One reason for the under-representation of Negro households on the relief rolls in rural areas of the Eastern Cotton area lies in the traditional landlord-tenant relationship found in the Old South. By tradition the landlord has been expected, to 'take care of' his tenants during the off season in cotton culture or when they were in need.

"Negroes apparently benefit from this practice to a greater extent than do whites. Many southern land-owners greatly prefer Negro to white tenants. It is recognized by landlords that Negroes are more tractable and submissive than are white tenants. In addition, it usually costs a landlord less to furnish the Negro than the white tenant. Hence landowners are more likely to 'abandon' their white than their Negro tenants.

"There is some statistical evidence that landlords have tended to 'abandon' white tenants to a greater extent than Negro tenants. In the February relief survey it was found that a considerably larger proportion of white than of Negro tenants and croppers were totally unemployed... Also, a larger proportion of white than of Negro farm laborers were unemployed (85 and 79 percent respectively) (Table II

"Similar figures can be cited for the Western Cotton area...

"The small town Negro usually has no attachments to the land and to the landowner such as has the rural Negro in the Eastern Cotton area. Hence, while the rural tenant Negro goes on relief only when the landlord and merchant fail to 'furnish' him, the town Negro has only the relief agency to look to for support when his source of livelihood fails. While the higher employment ratio among white than among Negro tenants and croppers strongly suggests a fairly general tendency on the part of the landowners to favor Negro tenants, a part of the differential may be due to another factor, migration...

"Another possible reason for the under-representation of Negroes on relief in the Old South is found in the attitude of some local relief agencies, which often are more willing to accept white families than Negro families."

451. Methodist federation for social service. Cotton production: another example of capitalist decline. Methodist Fed. Social Serv. Social Questions Bull. v.25, no.5, [4]pp. May 1935. Pam. Coll.  
In three parts as follows: The Plight of the Cotton Farm Worker; A New Deal - for Plantation Owners; Subsistence Farming.
452. Miller, Dale. AAA aggravates negro problem in the South. Tex. Weekly 10(48): 8-9. Dec. 1, 1934. 280.8 T31  
"Cotton program produces critical situation in displacement of negro farm labor, but Dale Miller believes most serious effect is upsetting of equilibrium in social order."
453. Miller, Dale. The farm tenant bill and the South. Tex. Weekly 11(22): 8-9. June 1, 1935. 280.8 T31  
A discussion of the Bankhead Farm Tenant Bill. The writer holds that efforts to provide tenants with means of farm ownership are laudable, but takes occasion to warn that "farm ownership is no open sesame to profitable farming."
454. Mitchell, H. L., and Butler, J. R. Cropper learns his fate. Nation 141(3363): 328-329. Sept. 18, 1935. 110N  
Discusses the efforts of the Southern Tenant Farmers' Union to obtain aid for evicted tenants, Mrs. Mary Conner Myers' report to the A.A.A., and the plans of the Union for calling a strike of cotton pickers.
455. Molyneaux, Peter. Displaced tenants and world trade. Tex. Weekly 11(41): 4-7. Oct. 12, 1935. 280.8 T31  
Mr. Molyneaux discusses the findings of investigators as presented in "The Collapse of Cotton Tenancy," by Johnson, Alexander and Embree and recently published by the University of North Carolina Press.  
"The book is probably the most scathing indictment of the cotton tenant and cropper system that has ever been printed under such respectable auspices... The main criticism ... is aimed at the tenant system and the objective is the changing of that system into one of small proprietorship. The method of attacking the problem which is suggested is broadly that proposed in the so-called Bankhead tenant bill... The aspect of this study of tenancy toward which I wish to direct attention here is the assumption of the investigators that the

South's economy must be adjusted to the prevailing national commercial policies. I am publicly on record as believing that such adjustment is practically impossible, and that if the prevailing national commercial policies are not to be changed fundamentally all hope of satisfactorily solving the tenant and kindred problems must be abandoned."

456. Molyneaux, Peter. Economic nationalism and problems of the South. Arnold Found. Studies in Pub. Affairs 2(2): 1-37. 1933. 281.002 M93  
The author discusses the tenant farming system of the cotton states as well as the effect of a policy of economic nationalism on the cotton industry.
457. Moulton, E. S. Cotton production and distribution in the gulf southwest. U. S. Dept. Com., Bur. Foreign and Dom. Com. Dom. Com. Ser. 49D, 311pp. 1931. 157.54 D71  
Farm Ownership and Tenancy, ch. III, pp. 111-141, is an exposition of the systems of tenancy and farm tenure and operation in the United States. Following a discussion of the advantages and disadvantages of the types of tenancy and problems which arise from tenancy, tables are shown giving average size of farms, farm tenure, and acreage harvested in Gulf Southwest in 1925, arranged by states and subdivided by counties, which are grouped by districts. The text gives an analysis of these figures by states and districts.
458. Munro, W. C. King cotton's stepchildren. Current Hist. 44(3): 66-70. June 1936. 110 C93  
An article on the Southern sharecroppers - the organization of the Southern Tenant Farmers' Union, the cooperative farm started for the benefit of a few evicted sharecropper families in Mississippi by Sam Franklin and Sherwood Eddy, and the Rust cotton picker and the Rust Foundation organized for "the purpose of utilizing nine tenths of the investors' profits for the foundation of cooperative farms and educational projects for the white and Negro." To the Southern Tenant Farmers' Union John Rust has offered marketing control of the machine.
459. Nearing, Scott. Farm tenancy in the South. Opportunity 6(11): 335-337. November 1928. L.C.  
"This article is a chapter from the book, 'Black Democracy,' to be published shortly by the Vanguard Press."  
Extent and evils of negro tenancy in the South.  
Quotes former Governor Hugh M. Dorsey on injustices meted out to successful negro tenants.
460. Nixon, H. C. The historical background of present conditions in the South. Emory Univ. Bull. 21(7): 31-34. July 1935.  
Address at the "Eighth Annual Institute of Citizenship, Emory University, Atlanta, Georgia, February 11th to 15th, 1935", on political and economic problems of the South.  
The author comments on the effect of sharecropping and tenancy on conditions in the South.

461. O'Donnell, G. M. Looking down the cotton row. Amer. Rev. 7(1): 47-65. April 1936. 110 Am33

Discusses the problems of cotton grown in the South, giving a picture of cotton tenant farming and its evils, with a suggestion for their solution under an agrarian economy.

"The yeoman farmer is the key to the solution of the main problems in Southern agriculture... A good life is possible in the South - generally possible... if the emphasis is shifted from the plantations working for mass production of cotton to the agrarian plantations and to the small farms operated by yeomen."

Reprinted in Who Owns America? edited by Herbert Agar and Allen Tate, pp.161-177. Boston, New York, Houghton Mifflin Co. 1936.

462. Odum, H. W. Testing grounds for social planning. The promise of the South, a test of American regionalism. Plan Age 2(2): 1-26. February 1936. 280.8 P694

Cover-title: Planning an American Region.

Advocates the South as a testing ground for regional social planning. The article is evidently based on the Southern Regional Study. See pp.3-7 for a discussion of the following: How many farm tenants are there in America; who are they; how are they distributed; what does farm tenancy mean to the nation and to the southern regions; can the farm tenancy situation be ameliorated?

463. Philadelphia Record. Series of four articles on the share cropper situation in the South, Phila. Rec. Mar. 6-9, 1935. Pam. Coll.

Contents:

Article 1: Southern Sharecroppers Are Real Forgotten Men Facing Actual Starvation. Plight for Half Century Has Become Infinitely Worse Under Restrictions That Followed A.A.A. Reduction of Cotton Crops.

Article 2: Sharecroppers Starve in Rotting and Roofless Homes in Cotton Areas. Once Flourishing Georgia Farm Country Becomes Land of Decay, With Neither Food nor Work to Relieve Suffering.

Article 3: Champions of Sharecroppers Must be Careful of Words to Dodge Laws in Arkansas. Cotton Belt of South in Grip of 'Red' Scare Similar to One in California; Landowners and Municipal Officials Combat Union.

Article 4: Only Government Can Solve Problem of Sharecroppers and End Peril They Present. Two Organizations Demand Direct Payments of Benefits on Which Landowners Have Failed; Senator Bankhead Wants Federal Loans.

464. Poe, Clarence. Home ownership next great step in southern progress. Prog. Farmer (Ga.-Ala.-Fla.ed) 52(2): 86. February 1937. 6 P945G

Included in this article is a statement, "Ten New Paths of Hope for the Tenant," prepared by Mr. Poe and submitted to the President's Farm Tenancy Committee.

465. Powell, Webster, and Cutler, A. T. Tightening the cotton belt. Harpers Mag. 168: 308-318. February 1934.

The sharecroppers of the South, the effect of the Federal Government's cotton program, particularly on the sharecropper, and the resulting organization of white and negro tenants to form the Share Croppers Union.

466. Richards, H. I. Cotton and the AAA. 339pp. Washington, D. C., The Brookings Inst. 1936. 281.372 R39  
The Landlord-Tenant Problem, ch.IX, pp.135-162.
467. [Richardson, T. C.] Tenancy and one-crop system retard prosperity of the South. Cotton Trade Jour. 16(52): 4. Dec. 26, 1936. Folio 3 72.8 C8214  
Summary of, including extracts from an address before members of the Agricultural Club, Dallas, Tex., Dec. 21, 1936.
468. Rogillio, Burt. Southern blight. Woman's Press 31(1): 10-11. January 1937. L.C.  
The blight of the South is its planter-sharecropper system. In conclusion the writer asks that the plight of the sharecropper be not permitted to overshadow the plight of the landlord. "With malice toward none the South must build a new order among its farmers."
469. Sanders, J. T. Farm tenancy and our cotton programs. Okla. Agr. Expt. Sta. Current Farm Econ. (ser.49)9: 56-58. 1936. 100 Ok4  
"One of the most profound problems facing the South is that of tenancy. Until this problem is solved, formulation of any long-time cotton program is like erecting a house on a foundation of sand. The division of payments in past and present cotton programs has not helped in the solution of the South's tenant problem. It is sincerely hoped that an adjustment may yet be made so that this division of payments may tend to aid in the solution of the tenant problem in the South rather than to tend to perpetuate present conditions."
470. [Schoffelmayer, V. H.] Tenancy problem related to cotton. Cotton Digest 9(16): 12. Jan. 23, 1937. 286.82 C822  
Relation between increase in tenancy and decrease in yield per acre is noted.
471. Share-croppers' plight. Southern Baptist convention's sympathy is aroused. Lit. Digest 119(22): 21. June 1, 1935. 110L  
"The plight of the Southern share-cropper came before the Southern Baptist Convention at Memphis, arousing sympathy, but no immediate action, tho, if reports are true, said Dr. Edwin McNeill Poteat, Jr., of Raleigh, 'two-thirds of the abused probably are Baptists.'  
"If they were Baptists, Doctor Poteat said, he was interested in finding out if all their complaints were true, and he urged the establishment of a research agency for that purpose.  
"However, under the rules of the church, such an agency could not be set up at this session, and action was postponed until the next convention."
472. Smith, A. G. The cropper system. It helps the South hold farm labor and is a fixture now. Country Gent. 85(36): 17-18. Sept. 4, 1920. 6 C833
473. Smith, A. G. Landownership. It goes eventually to the man who does the work. Country Gent. 85(41): 9,36. Oct. 9, 1920. 6 C833  
The progress in land ownership by the negroes of the South.

474. Soule, A. M. Renting systems in the South. Breeder's Gaz. 69: 581,582. Mar. 9, 1916. 49 B74

This is an answer to a letter from a reader asking information on the subject of share renting in the South. Share renting, share cropping and cash renting are briefly discussed.

475. Southern farm tenancy. Tex. Weekly 13(5): 11-12. Jan. 30, 1937. 280.8 T31

In the column entitled "Views of our Views" are given comment from various newspapers on the problem of farm tenancy is discussed by the Weekly.

476. Southern social science research conference, New Orleans, 1935. Problems of the cotton economy. Proceedings of the Southern social science research conference, New Orleans, March 8 and 9, 1935, auspices Southern regional committee of the Social science research council. 86pp. Dallas, Tex., The Arnold foundation, Southern Methodist university. 1936. 281.372 So8

A mimeographed report of the conference, "Report on Conference Discussions" was issued in 1935. The proceedings are apparently issued in somewhat revised form in the printed report.

Cotton and tenancy, pp.18-49. The topic of this discussion is "Is the tenancy and cropper agrarian system inseparably a part of the cotton economy of the South? (The negro and other characteristic elements of the population to be taken into account)." Discussion is by Rupert B. Vance. Dr. Vance's paper is in three parts: Part I, Concepts, definitions, and issues; Part II, Materials, techniques, interpretations (history of tenancy, hereditary deficiency and individual and racial differences, tenancy and the method of correlation, race differentials, hidden costs, and exploitation, is tenancy increasing, concentration of landholdings, decreasing size of farms, the agricultural ladder, rise of negroes to ownership, population pressure and westward migration, competition between small owners and the tenant system, transition from tenancy to small ownership); Part III, Comparison with British policy in Ireland.

Dr. Vance's paper is followed by remarks by C. A. Wiley, pp.40-44, and Charles S. Johnson, pp.44-49.

477. South's poverty problem. Tex. Weekly 13(13): 11-12. Mar. 27, 1937. 280.8 T31

In the column entitled "Views of our Views", Southern newspapers discuss the South's tenancy problem, "agreeing with The Weekly that it is a poverty problem."

478. Sparkes, Boyden. Reducing the human crop. Sat. Evening Post 208(2): 16-17, 63-65, illus. July 15, 1935.

Farm management is discussed in relation to the Agricultural Adjustment cotton program and the share cropper and tenant problem in the South.

479. Stanford, J. E. Changing tenants into home owners. South. Agr. 67(1): 16. January 1937. 6 So83

Describes plans for a farm tenant purchase project worked out by the Resettlement Administration as a demonstration for the promotion of the Bankhead-Jones Farm Tenant bill in 10 southern states. "This program has for its purpose the infiltration or individual type of resettlement and proposes setting up the farm family in already established communities and on suitable land wherever it may be found."

481. Tannenbaum, Frank. Darker phases of the South. 203pp. New York & London, G. P. Putnam's Sons. 1924. L.C.

The Single Crop. Its Consequences in the South, ch.IV, pp.116-147.  
Article of similar title in Century Mag. 106: 816-825. 1923.

482. Taylor, A. W. Cotton tenants held in peonage. Investigations disclose violations of Federal statute - conference of governors proposed. Christian Cent. 53(41): 1341-1343. Oct. 7, 1936. L.C.

Stories of peonage among the sharecroppers of the South should be investigated, proved or disproved, and conditions remedied. Reference is made to Governor Futrell's conference on the cotton tenant farmer situation; the offer of a reward by the Civil Liberties Union for the arrest and conviction of any one guilty of violence upon Union members, the organization of a Southern Committee for People's Rights in Chapel Hill, N. C., suppression of Mrs. Mary C. Myers' report, etc.

483. Taylor, A. W. The plight of the Southern tenant. Christian Cent. 53(14): 427-428. Apr. 3, 1935. Pam. Coll.

The writer analyzes the situation of the Southern tenant farmer, finding that over-capitalization of land, low average per-capita-wealth, the one-crop system, and a bad credit system are the main factors contributing to his plight. The mechanical cotton picker and the increase of cotton growing in Brazil and Russia may bring even more calamitous difficulties.

If his analysis is correct, the writer says, "the one cure for this plague of the South which has become a national issue lies in breaking up both the plantation and the tenant system through increasing home ownership. The key to this lies in providing cheaper credit along with an increase in social planning and control." Back of such a program however, he says, lies the shadow of unearned increment. "Unless the South believes that it can hold its tenants in serfdom forever, it will soon see that the whole social system which fosters unearned increment must be scrapped."

484. Tenancy and cotton. Tex. Weekly 13(4): 11,12. Jan. 23, 1937. 280.8 T31

In the column, "Views of Our Views," newspapers "in and out of the South comment on the problem of farm tenancy as discussed by The Weekly. It is not, they agree, one that will be easy to solve."

485. Thomas, N. M. The plight of the share-cropper. 34pp. New York, League for Indus. Democracy. 1934. 282 T36

Part II, pp.19-34, of this pamphlet contains the Report of Survey, made by Memphis Chapter L.I.D. and the Tyronza Socialist Party under the direction of Wm. R. Amberson, of the social and economic consequences of the cotton acreage reduction program.

486. Thomas, N. M. Starve and prosper! Current Hist. 40(2): 135-140. May 1934. Reprint. Coll.

In this article the writer points out "in some detail what is involved in the attempt to restrict our agricultural production." He holds that the "attempt to enforce restricted production will be more difficult than the attempt to enforce prohibition" and sees a "growing list of evils" which includes the driving off the land of thousands of sharecroppers.

487. An unemployed farm tenant problem? It will require skilled direction and leadership to utilize surplus land labor. A problem which faces the farm landlords of Texas and the South. *Tex. Weekly* 7(41): 4-5. Oct. 10, 1931. 280.8 T31

A discussion of the problem which faces the farm landlords of the South if the compulsory acreage reduction of cotton goes into effect. The editor is especially critical of those Texas counties which have decided that they cannot afford a county agent. The share cropper as such is not mentioned, but the question is raised as to whether the landlords are preparing to throw thousands of tenants out of work, and if so what is to be done about the situation.

488. U. S. Commission on industrial relations. Industrial relations. Final report and testimony. Submitted to Congress by the Commission on industrial relations, created by the act of August 23, 1912. U. S. Cong. 64th, 1st sess., Senate Doc. 415, 11v. Washington, Govt. print off. 1916. 148 6937; 148 6938

The land question in the Southwest, v.9-10, pp.8949-9290. This is stated to be "the first public hearing on the American land question ever held by representatives of the Federal Government." -p.8951. The hearings are mainly on land ownership and tenancy in the Southwest and on the relations between landlords and tenants.

489. U. S. Department of agriculture, Bureau of agricultural economics. The world cotton situation. Part II. Cotton production in the United States (preliminary). 67pp., mimeogr., illus. Washington, D. C. February 1936. 1.9 Ec7Woc

Some effects of the cotton adjustment programs on farm operation and labor, pp.47-55.

Accompanied by charts and maps and 27 statistical tables.

490. U. S. Department of agriculture, Office of farm management. Atlas of American agriculture.. Part V, Section A, Cotton. By O. C. Stine... and O. E. Baker. 28pp., illus. Washington, Govt. print. off. 1918. 1 Ag864A

Economics and methods of production, pp.11-17. A. G. Smith collaborated in preparing this section.

Illustrated by maps and charts.

491. U. S. Department of commerce, Bureau of the census. Fifteenth census of the United States: 1930. Census of agriculture. The negro farmer in the United States. 84pp. Washington, U. S. Govt. print. off. 1933. 157.4 C153N

Included are the following tables relating to tenancy and tenure: Number of farm operators, by color and tenure, by sections, 1930; number of negro and white farm operators in the United States by tenure and number of negro farm operators, by tenure, by sections, 1930, 1920, and 1910; per cent distribution of owned and tenant farms operated by negroes by sections and States, 1930, 1920, and 1910; number of acres in farms operated by negroes with percentages, by tenure, by sections: 1930 and 1920; average value of land and buildings of farms operated by negroes, per farm and per acre, by tenure, by sections, and Southern divisions: 1930 and 1920; value of land in

farms operated by negroes, by tenure, by sections, and divisions, 1930; average size and average value of farms and farm acreage operated by negro owners and tenants by sections, Southern divisions, and States, 1930; value of all buildings on farms operated by Negroes, by tenure, by sections, and divisions, 1930; value of land and buildings for farms operated by negroes, by tenure, by sections: 1930 and 1920; value of implements and machinery on farms operated by negroes, by tenure, by sections, divisions, and States, 1930; number of Negro farm operators, by tenure, by sections, divisions, and States: 1930 and 1920; all land in farms operated by negroes, by tenure, by sections, divisions, and States: 1930 and 1920; value of land and buildings on farms operated by negroes, by tenure, by sections, divisions, and States: 1930 and 1920.

492. U. S. Department of commerce, Bureau of the census. Plantation farming in the United States. 40pp., illus. Washington, Govt. print. off. 1916. 157.41 P69

Statistics and text are arranged under the following topics: General summary and analysis, pp.7-16; Extent of the tenant plantation system in the selected territory, pp.16-29 (summary, average for plantations and plantation farms, plantations by states, plantation averages by states, comparison of plantations with other farms, distribution of all farms, and total farm acreage); Extent of wage labor plantation system, pp.29-37; Plantation schedule, pp.38-40.

A map on p.17 shows the selected plantation area, boundaries of the cotton belt, and counties having 50 per cent or more of negro population, 1910.

493. Vance, R. B. Human factors in cotton culture; a study in the social geography of the South. 346pp., illus. Chapel Hill, Univ. N. C. press. 1929. 281.2 V27

Selected bibliography, pp.321-337.

Consult the index under Croppers, Tenants, Tenancy, Share System, Share Tenants, etc.

494. Vance, R. B. Human factors in the South's agricultural readjustment. Law and Contemporary Problems 1(3): 259-274. June 1934. 274.008 L41

This is the introductory article in an issue devoted to Agricultural Readjustment in the South: Cotton and Tobacco. It "depicts the mise en scene of the measures which are considered in the pages following."

Sharecroppers are among the "human factors" considered.

495. Vance, R. B. Human geography of the South; a study in regional resources and human adequacy. 596pp. Chapel Hill, Univ. N. C. press. 1932. 278.002 V26

Bibliography, pp.512-579.

The Cotton Economy, ch.VIII, pp.177-204.

See pp.267-271 for tenancy in the Mississippi Delta region, and pp.328-329 for tenancy in the Southwest.

496. Vance, R. B. The negro agricultural worker under the Federal rehabilitation program. Section I. Part 1. The negro farmer: marginal man in agricultural maladjustment. Part 2. Landlord-tenant relations in the South. Prepared... for the Committee on negro and economic reconstruction, Edwin R. Embree, W. W. Alexander, Charles S. Johnson. 244pp., mimeogr. [n.p.1934?] 281.002 V27

This study "is devoted to the internal changes in the sub-regions of the Cotton Belt as affecting white and black tenants for the past thirty years. Against the backdrop of the fluctuating fortunes of thirty regions is viewed the rise and fall of owners and tenants. Particular attention is paid to the rise of a semi-independent Negro yeomanry under the principle of self-help. The chances of the small owner in competition with the plantation are estimated; the claims of the tenant system are weighed against its disadvantages, and an estimate of the effect of the depression and the AAA is made." -p.9.

Chapter titles: I. Dynamics in the Cotton Belt, 1910-1930; II. The Shifting Pattern of Tenancy, White and Black; III. The Negro Farm Operator; IV. The Cotton Cropper in Depression and Readjustment.

497. Vance, R. B. Regional reconstruction: a way out for the South. Issued in cooperation with the Institute for research in social science, University of North Carolina. 3lpp. New York, Foreign policy assoc., Chapel Hill. Univ. N. C. press, 1935. 281.12 V27

The writer characterizes the basic regional economy of the South and then considers "the present and probable future trends deriving from the agricultural crisis, the AAA, Federal Relief and Rural Rehabilitation, the breakdown of the tenancy system, and the South's answer to economic nationalism." Drastic readjustment in the economy of the Cotton Belt are needed. "These readjustments have to do with the region's excessive devotion to cotton, its land tenure system, its outmoded credit system, and with the peculiar economic status assigned the lowest-level tenant farmers." A plea is made for the serious consideration of its problems of land tenure by the South. A system of small farm ownership and the abandonment of the one crop system are suggested as the foundation for the reconstruction of the South.

498. Vance, R. B. The Southern labor supply from cotton field to cotton mill. N. C. Univ. Ext. Bull. 10(2): 16-21. October 1930.

Bibliographical footnotes.

Shows that cotton culture influences both the quality and quantity of Southern industrial workers. Information on the cotton tenant and sharecropper is given.

499. Watkins, D. W. Agricultural adjustment and farm tenure. Jour. Farm Econ. 18(3): 469-476. August 1936. 280.8 J822.

Paper read at the 26th annual meeting, American Farm Economic Association, December 30, 1935.

This paper deals mainly with the cotton program of the A.A.A. and its relation to the tenant problem. The writer quotes from a report of a landlord-tenant survey compiled by W. J. Green of the A.A.A., Sept. 1, 1935 [as yet unpublished] and from a report by C. H. Hamilton on The Relation of the Agricultural Adjustment Program to Rural Relief

Needs. He concludes that the A.A.A. has been a constructive force on the whole, that the improvement in agriculture is not confined wholly to farm owners, that "there can be little factual argument to show that any tenure group in that region where tenancy is most common is worse off today because of the Agricultural Adjustment program," and that the "trend toward tenancy in the United States is a problem deserving national action."

500. Westbrook, Lawrence. Farm tenancy: a program. Nation 144(3): 39-41. Jan. 9, 1937. 110N

Calls attention to the Dyess, Pine Mountain Valley, and Cherry Lake rural communities, operated first under the FERA and then under the Resettlement Administration, which the writer says have been testing and proving grounds for the principles to be applied to a large-scale program for tenants and sharecroppers. Points out that men fail in farming in the South because they are incompetent and that they are incompetent farmers because they are physically ill and ignorant, because they lack adequate credit, because they must produce, sell and buy in small quantities, etc. A program, the purpose of which is to "set up a system of tenancy designed to benefit the tenant", is suggested. "Under that system tenants fitted to succeed as owners should be enabled in due time to become owners. Others who might succeed better as tenants should be eligible to receive the same benefits as land owners but under continued supervision." The program would be carried on through a federal policy-making and refinancing body, with separate operating bodies in each state which would be in the form of self-liquidating, non-profit state corporations.

501. Wilbur, Walter. Special problems of the South. Amer. Acad. Polit. and Social Sci., Ann. 176: 49-56. November 1934. 280.9 Am34

The author reviews the chronic social and economic disorders of the South, which have grown out of the plantation system and the negro problem, and shows changes that are taking place in social attitudes as a result of work under the Relief Administration.

502. Wilcox, E. V. Back to the land for landlords. Cotton's big need is the owner on the job. Country Gent. 88(15): 7, 28, 30, 32. 1923. 6 C833  
"Popular article on the disadvantages of absentee landlordism in the cotton belt of the United States, the best ways of handling Negro labor, especially that of the tenant or cropper class; the problem of a living wage for cotton plantation workers; the northward migration of negroes." -Agr. Econ. Bibliog. no. 64, item 1161.

503. Wiley, C. A. Tenure problems and research needs in the South. Jour. Farm Econ. 19(1): 128-139. February 1937. 280.8 J822  
Discussion by T. L. Smith, pp.143-147.

504. Woodson, C. G. The rural negro. 265pp., illus. Washington, D. C. Assoc. for the study of negro life and hist. inc. [1930] 281.2 W86  
Tenancy, ch. III, pp.45-66; Peonage, ch.IV, pp.67-88.

505. Woofter, T. J., Jr. Landlord and tenant on the cotton plantation. U.S. Works Progress Admin., Div. Social Research, Research Monog. V, 288pp., illus. [Processed] Washington. 1936. 173.2 W89Re
- Issued with the collaboration of Gordon Blackwell, Harold Hoffsommer, James G. Maddox, Jean M. Massell, B. O. Williams, and Waller Wynne, Jr.
- "Presentation of the human elements associated with the land tenure system in the Eastern Cotton Belt is the primary object of the present study. The technical phases of southern agriculture and of farm economics are subordinated in order to focus the discussion on the landlord and the tenant, to describe their relationships, and to analyze the effects of the depression and of the beginnings of recovery on these relationships. To accomplish this the plantation has been made the unit of the study...
- "The detailed analysis ... does not present a complete picture of landlord-tenant relations in the Southeast, since the field study of 646 plantations on which it is based was limited to medium-sized and large cotton planting operations in the Eastern Cotton Belt. A tract with five or more resident families, including the landlord, was defined as a plantation; tracts with fewer families were not included in this survey." -Introduction.
- Chapter contents: I, Plantation Areas and Tenant Classes; II, Ownership (trend of land in farms, trend in ownership, and absentee and negro ownership); III, Plantation Organization and Management; IV, The One-crop System; V, Credit; VI, Income; VII, Tenant's Standard of Living; VIII, Mobility; IX, Education; X, Relief and Rehabilitation; XI, Constructive Measures; Appendix A, Supplementary Tables; B, Method and Scope of the Study; C, Plantations Enumerated, by Counties; D, Schedules and Instructions; Index.
- Accompanied by numerous charts, maps and statistical tables.
- An article summarizing the material in this monograph was published in the June 1936 Monthly Report of the Federal Emergency Relief Administration, pp.88-99.
- Reviewed by Marshall Harris in Agr. Econ. Lit. 11(3): 186-189. March 1937.
506. Woofter, T. J., Jr. Negro migration; changes in rural organization and population of the cotton belt. 195pp. New York, W. D. Gray. 1920. 281.2 W87
- Thesis (Ph.D.)- Columbia University, 1921.
- Published also without thesis note.
- Bibliography, pp.181-186.
- The following is a partial quotation from an abstract in Expt. Sta. Rec. 46: 189-191. 1922:
- "The greater part of this work is devoted to the description of land tenure and organization of farm life in the Cotton Belt and how this organization results in the movement of the population. One chapter is devoted to city movements and one to the effects of migration. The principal effort has been to describe the movements of colored people in the United States, the conditions from which they arise; and the consequences which attend them. The data on which the study is based are, in the main, worked out from the United States census. The statistical method is used, and detailed facts are presented in tables and graphs."

507. Wootton, E. O. The relation of land tenure to the use of the arid grazing lands of the Southwestern States. U. S. Dept. Agr. Bull. 1001, 72pp. 1922. 1 Ag84B

Bibliography, pp.68-72.

"The business of raising stock on the arid grazing lands of the United States is said to be automatically limited by physical and natural factors; the resultant forage crop; and social and economic conditions such as the laws and customs determining methods of land utilization, marketing conditions and methods of financing the business. Plant and animal competition, soil moisture and erosion, poisonous plants, wild animals, watering places, and miscellaneous factors are described as some of the natural conditions governing this industry.

"Characteristic plant associations found on grazing areas are noted, and a table of estimates of the areas of each found in Arizona and New Mexico is given.

"The government land policy is the one of the social and economic factors that is discussed in these pages. The Kinkaid, the enlarged homestead, and the grazing homesteads acts have been passed in an attempt to provide proper land legislation for the dry lands of the west. Their effect has been, however, largely, to put land out of use for a longer or shorter time, because the areas obtainable under each were not large enough for the profitable pursuit of the business which could be carried on upon the lands that were still available when the laws were passed. Three diagrammatic maps are given showing the complicated condition of tenure that has resulted from the application of these land laws to a particular region and from grants to early colonists, the railroads, the State, etc.

"The land of the arid grazing region is held as nine principal classes, over all of which, except the Government land that is open for entry, it is possible of the stockman to obtain legal control. The Government land is now so distributed that it is difficult to find areas of more than a few sections in solid blocks, and such blocks are usually so irregular in shape that the expense of fencing them is frequently prohibitive. All of these lands except Government lands have some kind of legal status that permits them to be fenced. If the inclosure of privately owned lands, however, would interfere with the possibility of any citizen's using the public lands, the fencing must be arranged so as to avoid this difficulty, and frequently this is impossible.

"Numerous losses and drawbacks depending upon the open range system of management are described, as well as certain benefits arising from fencing the range and controlling its use.

"Six general policies for meeting the problem of range control are discussed, of which the permit system is favored on account of its flexibility, because it is not incompatible with the State governments receiving a share of the rents equivalent to the taxes which would be collected on the land if it were in private ownership, because it need not interfere with a proper application of the homestead laws, because the right to prospect for and acquire mineral holdings might be granted without interfering with the administration of the grazing lands, and for other reasons." -Expt. Sta. Rec. 46: 784-785. 1922.

508. Work, M. N. Racial factors and economic forces in land tenure in the South. Social Forces 15(2): 205-215. December 1936. 280.8 J823  
Presented at the meeting of the Southern Sociological Society in Atlanta, Georgia, April 17-18, 1936.  
The term "South" as used in this article means the thirteen states, extending from Virginia and West Virginia to Texas, but excluding Oklahoma which is omitted because it was not admitted to statehood until 1907 and the article covers the period 1860-1935.

Western States

509. Hibbard, B. H. Tenancy in the western states. Quart. Jour. Econ. 26(2): 363-376. February 1912. 280.8 Q2  
The author finds that the western states are characterized by a low average price of land accompanying, chiefly, the livestock and grain growing industries, though there is a good deal of fruit and vegetable farming. The grants of land, considered as owned, tend to reduce the proportion of rented farms. He discusses the relation between land value, type of farming and tenancy, and emphasizes the need for an equitable system of leasing land. Good systems of marketing and of credit would retard the movement toward tenancy, in his opinion.
510. Rich, J. H. The problems of the Northwestern farmer. Prepared as a manual for handy reference containing in graphic form, the salient facts of the farmer's problems. Reprints, in the main, from reports on crop and business conditions in the ninth Federal Reserve district. 12pp., illus. Minneapolis. Nov. 28, 1922. 281 R37  
"Supplement to the 94th report."  
Farm Tenancy, extract from the 78th report dated July 29, 1921, pp.1-2.
511. U. S. Great Plains committee. The future of the great plains. Report. 194pp., illus. Washington, D. C., U. S. Govt. print. off. 1936. 173.2 G79F  
Also issued in 1937 as House Document No. 144 of the 75th Congress, first session.  
This committee, appointed by the President on Sept. 17, 1936, was composed of the following members: H. H. Barrows, H. H. Bennett, L. C. Gray, F. C. Harrington, R. C. Moore, J. C. Page, H. S. Person, and M. L. Cooke, chairman.  
See pp.45-48 for undesirable tendencies in land tenure; pp.58-59 for characteristics of farm families on relief and rehabilitation; p.66 for tenancy as a stepping-stone to ownership; also pp.84 and 115 for brief statements, in which the reader is referred to the discussions and recommendations of the Special Committee on Tenancy.

STATES AND ISLAND POSSESSIONS

Alabama

512. Alvord, B. F. Economic status of tenure groups in Tallapoosa and Chambers Counties, Alabama. Jour. Farm Econ. 18(3): 613-616. August 1936. 280.8 J822

The opening paragraph of this article follows:

"Much has been written and said about the status of the half-share cropper in the South during the depression and the period of 'agricultural adjustment.' The conclusions of such discussions of the cropper's status are often conflicting. There appears to be a crying need for clarifying facts. Some such facts were gathered in one area by the Soil Conservation Service of the United States Department of Agriculture and the Department of Agricultural Economics of Alabama Polytechnic Institute. A complete survey by use of the usual farm business record blank was made of the Erosion Control Area in Tallapoosa and Chambers Counties near Dadeville, Alabama, and records were obtained from all tenure and color groups. A summarization of these records showed that some groups of half-share croppers had economic returns comparable to those of other tenure groups for 1934. The economic status of the tenure and color groups is briefly outlined in this paper."

513. American civil liberties union. The struggle for civil liberty on the land; the story of the recent struggles of land-owning farmers, of share-croppers, tenants and farm laborers for the right to organize, strike and picket. 47pp. New York [1936?] 283 Am36

"Based on a larger manuscript written by Louis M. Hacker."

The Southern Share-croppers Organize (the system, the Share-croppers' Union, Alabama, the Southern Tenant Farmers' Union, Arkansas), pp.33-43.

514. Baker, P. E. Negro-white adjustments; an investigation and analysis of methods in the interracial movement in the United States. The history, philosophy, program, and techniques of ten national interracial agencies. Methods discovered through a study of cases, situations, and projects in race relations. 267pp. Pittsfield, Mass. Sun print. co. 1934. 280.12 B17

Thesis- (Ph.D)- Columbia University.

Not examined.

"The race riot at Camp Hill, Tallapoosa County, Ala., is described. It grew out of the efforts of white Communists and oppressed Negro farmers to secure better conditions for the tenant farmers in Alabama, more specifically the share-croppers." -Agr. Econ. Bibliog. no. 64, item 1085.

515. Beecher, John. The share croppers' union in Alabama. Social Forces 13(1): 124-132. October 1934. 280.8 J823

An account of the Share Croppers' Union in Alabama, which has been marked by strife and bloodshed since its organization by negro communists.

516. Blackwell, M. A. Farm tenancy as a factor in developing a program of instruction in agriculture in Alabama. 133pp., illus., typewritten. June 1932. (Copy in Library, Univ. Minn.)

Thesis (M.S.)- University of Minnesota.

"The purpose of this study is to assemble and evaluate certain facts, opinions, and suggestions supplied by [136 Alabama] teachers

of Vocational Agriculture concerning their problems. The primary purpose of the investigation is: (1) to determine the extent of the influence, if any, farm tenancy has on the teaching of Vocational Agriculture as proposed by the Federal Board for Vocational Education in Agriculture; (2) to secure from the teachers some of the major difficulties encountered in the conduct of their work with pupils from tenant farms as compared to those from owned farms; (3) to what extent the difficulties encountered by the teachers in their work differ in nature between the two groups of pupils; (4) to secure from the teachers some proposals which they believe in their judgment would improve the work of the pupils and the teachers, and (5) to what extent teachers of agriculture agreed on the importance of the difficulties. Special reference is made to farm tenancy and its economic and social effect on the teaching of Vocational Agriculture." -p.5

Bibliography, pp.97-101.

Appendix I, Vocational Agriculture and the Southern System of Tenancy, pp.102-117.

517. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U. S. Dept. Agr., Agr. Adjustment Admin. 1934. 1.94 Ad46La

Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

518. Burke, Thomas. "We told Washington." The cotton pickers visit the government. Nation 141(3674): 649-650. Dec. 4, 1935. Pam. Coll.

This is an account of what a delegation, protesting violence during the cotton pickers' strike in Alabama, told officials in Washington about the strike and about conditions among farm hands and sharecroppers, and of the reception the delegation received. The article was written by a member of the delegation.

519. Cotton, cattle and hog farming. Breeder's Gaz. 77(19): 1225. May 6, 1920. 49 B74

"The plantation of McQueen Smith Farming Co., near Prattsville, Ala., of 9,500 acres, is operated by negro croppers on 30 to 35 acre units on the share system. William Howard Smith is president and business manager of the company." -Agr. Econ. Bibliog. No. 30, item 194.

520. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi,

Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

521. Hoffsommer, Harold. Landlord-tenant relations and relief in Alabama. U. S. Fed. Emergency Relief Admin., Div. Research Statis., and Finance, Research Sec., Research Bull., ser. II, no. 9, 33pp., illus., mimeogr. Washington, D. C., November 14, 1935. 173.2 W89Res  
This survey covered 1,022 farm households residing in the open country or in places of 1,000 or less population and receiving relief in December, 1933. Many of the households were cropper households. The study is in two parts: I, Landlord-tenant Relations, in which are considered maintenance of tenants by landlords, indebtedness, relief as a demoralizing factor, and landowners' attitudes toward tenant relief; and II, The Farm Household Receiving Relief. In this latter section are considered the place of residence, color, nativity and sex of head, size of household, age and education of head of household, combined families, jobs other than farm tenure, mobility, the agricultural ladder, contributions of household members, relief history, and governmental assistance.
522. Jackson, Albert. On the Alabama front. Nation 141(3663): 329-330. Sept. 18, 1935. 110N  
"Describes the trouble between the vigilantes and the striking cotton pickers and wage hands in Central Alabama. The strike is spreading rapidly into other counties in which the Share Croppers Union is organized." -Agr. Econ. Bibliog. no. 64, item 1115.
523. Johnson, C. S. Shadow of the plantation. 215pp., illus. Chicago, Univ. Illinois press, 1934. 281 J623  
"The objective of this study has been, so far as possible, to portray realistically the life of a rural Negro community under the influence of a plantation economy." -p.210. Six hundred Negro families in Macon County, Alabama were chosen for the study.  
See Chapter III, pp.103-128, for the economic life of the community. Sections on the owners, tenants, sharecroppers, farm laborers, casuals, other occupations, women workers, child workers, ownership of work animals, and farm implements are given. Pages 119-128 are particularly concerned with the pressure of the system.
524. Johnson, O. M., and Turner, H. A. The old plantation piedmont cotton belt. A preliminary report. 32pp. Washington, D. C., U.S. Dept. agr., Bur. agr. econ., Div. land econ. May 1930. [Mimeographed] 119 Ec7601  
"This preliminary report is an attempt to picture the conditions and changes in the old plantation Piedmont as a whole, affecting at least 150,000 land owners and tenants, thus preparing the way for more intensive reports that may be forthcoming later from the various agencies that are interested in the problems of the section. The old plantation Piedmont is a belt just above the fall line, three or four counties in width, across South Carolina and Georgia with a few

counties in North Carolina and a few in Alabama." -pp.1-2.

Contents: Conditions affecting local agriculture; the 59 counties chosen for study; ownership of land and management of land and labor; changed position of the landowning class; position of farm tenants and changes since 1920; experiences of renters; adjustments in farming since 1920.

525. Kennedy, R. C. Mr. McClintock and his tenants. Christian Cent. 53(15): 533-535. Apr. 8, 1936. L.C.

Contrasts the living conditions of Mr. McClintock, the wealthiest man in his Alabama village, with those of one of his tenants.

526. Kennedy, R. C. Rehabilitation: Alabama version. Christian Cent. 51(46): 1455-1457. Nov. 14, 1934. L.C.

The story of a negro tenant farmer in Wilcox County, Alabama, how he was "closed out" or "broken up" in the fall of 1932 when an estate was settled, how his affairs passed from bad to worse, and how the government finally made it possible for him to farm again through its rural rehabilitation work. The good points and the weakness of the plan are pointed out. "The basic weakness of the plan is that the government does not own the land. Unless William Boatwright's landlord waives the rent again in 1935 the rural rehabilitation program cannot continue him as a subscriber."

527. Kirkpatrick, E. L., and Harris, A. E. Living conditions and the cost of living in farm homes of selected areas of Alabama. A preliminary report. 20pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1924. 1.9 Ec763L

Data are given for owners, tenants and croppers.

528. Landis, B. Y., and Haynes, G. E. Cotton-growing communities. Study no. 1. Case studies of 9 rural communities and 30 plantations in Alabama... based on the field work of Ernest A. Grant. Fed. Council Churches Christ in Amer., Dept. Race Relations, Interracial Pubs., Booklet 2, 43pp. New York. 1934. 281.2 L23

"This is a series of case studies and should be so understood. It endeavors to throw light on the way men, women and children lived in rural communities in Alabama engaged largely in cotton culture during the year 1931. It is concerned (1) with the relations of men to land... (2) with the relations of creditor and debtor... (3) with the relations of landlord and tenant... (4) with the equipment of farm families, their incomes, their housing, their community organizations."

-Introduction.

Part III, pp.28-33, of this pamphlet gives a summary of a preliminary study of three land settlement projects which were established for the purposes of assisting negroes in ownership of land. The projects are located at Beloit in Dallas County, Baldwin Farms in Macon County, and Calhoun in Lowndes County, fostered by the Calhoun School. The Beloit settlement was sponsored by the Industrial Missionary Association of Alabama (later The Industrial Association), and Baldwin Farms by the Tuskegee Farm Improvement Company. Conclusions of the directors of the study on land settlement are given on pages 33-34.

529. Taylor, B. R. . Alabama tenant farmer. Breeder's Gaz. 70(1809): 146-147.  
July 27, 1916. 49 B74

The writer describes the situation in which the Alabama tenant farmer is finding himself. In turning from cotton to stock-farming, he is faced with a need for money, and there is little means of his obtaining credit.

530. [U. S. Resettlement administration] Few tenants become owners under present system. Farm and Ranch 55(22): 20,21. Nov. 15, 1936. 6 T31

"This article comes from the Resettlement Administration and tells what is being done by that Administration to assist tenant farmers to become landowners." It includes a statement of some of the results of a study of 700 sharecroppers in Alabama.

531. U. S. Works progress administration. Research bulletin, J-1,J-3-J-6.  
Mimeogr. Washington, D. C. 1936. 173.2 W89Rej

These bulletins present the results of a study of combined farming-industrial employment in Alabama, Georgia, and South Carolina. They are not for general distribution. However, the material contained in them is to be published by the WPA in a bulletin, "Part-time Farming in the Eastern Cotton Belt."

They are by W. W. Troxell, L. S. Cottrell, Jr., A. D. Edwards, and R. H. Allen and are entitled: Combined Farming-Industrial Employment.. Preliminary Report. J-1 is on combined farming-industrial employment in the cotton textile subregion of Alabama, Georgia and South Carolina; J-3, in Charleston County, S. C.; J-4, in the coal and iron subregion of Alabama; J-5 in the naval stores subregion of Georgia and Alabama; and J-6, in the lumber subregion of Alabama, Georgia, and South Carolina.

Each has a short section on the value and tenure of part-time farms.

532. Wilson, C. M. Tenantry comes forward. Country Gent. 106(7): 12-13,42-43.  
July 1936. 6 C833

The writer thinks that the advantages of tenancy outweigh the disadvantages and that the increase in farm tenancy is not something to be deplored. He tells of three large plantations - the Pfeiffer plantation in Clay County, Arkansas, Bell Meade Plantation in Mississippi County, Arkansas, and the Sanderlin plantation in southern Alabama - on all of which the three great faults of tenant farming have been overcome. These are too much moving, poor soil management, and poor live-stock development.

#### Arkansas

533. American civil liberties union. The struggle for civil liberty on the land; the story of the recent struggles of land-owning farmers, of sharecroppers, tenants and farm laborers for the right to organize, strike and picket. 47pp. New York [1936?] 283 Am36

"Based on a larger manuscript written by Louis M. Hacker."

The Southern Share-croppers Organize (the system, the Share-croppers' Union, Alabama, the Southern Tenant Farmers' Union, Arkansas), pp.33-43.

534. Angly, Edward. The share-cropper begins to think. Today 4(1): 3-4, 22, 23. Apr. 27, 1935. 280.8 T562  
This is the first of a series of articles on Arkansas, Mississippi and Tennessee. The landowner's side of the Southern tenant farm controversy is presented by the writer who made a tour of the Arkansas cotton belt.
535. Arkansas farm tenancy commission. Farm tenancy commission of Arkansas. Appointed by Governor J. M. Fütrell, C. E. Palmer, chairman. Findings and recommendations. Hot Springs meeting, November 24, 1936. 8-page folder. Hot Springs. 1936. Pam. Coll.  
Contents: Summary of findings. A. Conditions of tenancy. B. Fundamental causes of tenancy. C. Recommendations. I. Land policy; II. Subsistence credit; III. Tenant relations; IV. Education; V. Health; VI. Miscellaneous. A list of members of the commission is also given. See section on Land Policy for the Commission's recommendations regarding the launching of a new homestead policy, particularly for tenant or non-owner farmers.
536. Arkansas State policy committee. Published paper no. 1. Agricultural labor problems in Arkansas. Subcommittee report. October 31, 1936. 34pp. [Little Rock] 1936. 280.9 Ar43  
This report on farm tenancy, prepared by a sub-committee composed of H. W. Blalock, M. C. Blackman, Joe Hardin, J. D. Eldridge, and M. T. Steel, has been accepted by the Governor-elect "as the basis for an action program toward the solution of the farm tenancy problem in Arkansas."  
The report is divided into the following sections: definitions of terms used; background; causes and problems of tenancy; recommendations (home ownership, housing, food production, education, health, improvement of landlord-tenant relationships, taxes, mechanization of farms, industry and farm labor, civil rights).  
Illustrated by chart-maps showing number of tenant farms and all other farms, by states, 1935; trend in the number of tenant farms and all other farms, Arkansas counties, 1900-1935; harvested acres in tenant and all other farms, Arkansas counties, 1925-1935; change in number of tenant and cropper farms, white and colored, Arkansas counties, 1930-1935.  
Reviewed by J. A. Baker in Jour. Land & Pub. Utility Econ. 13(1): 90-91. February 1937.
537. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L  
Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.
538. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La  
Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

539. Brannen, C. O. Address... on farm tenancy. 32pp., mimeogr. [Hot Springs. Sept. 21, 1936, 292 B732A

Address made at the meeting of the Farm Tenant Commission, Hot Springs, Arkansas, Sept. 21, 1936.

Discusses the extent of tenancy in the nation, the South, and in Arkansas; characteristics of tenant farming; distribution of tenant types; the causes of farm tenancy from the landowner's and from the tenant's point of view; is farm tenancy a problem; and suggested methods for improving the farm tenant situation. Accompanied by statistical tables showing number and percentage of tenants by geographic divisions, 1935; number of owners and tenants by states, 1880-1935, census years; number and percentage of farms by tenure, Southern States, 1935; number of croppers and other tenants in Southern States, 1935; number and per cent of farm operators, by race and tenure, Southern States, 1935; percent of total farm operators, Arkansas, 1900-1935, census years, by counties; crop land harvested by tenure, Arkansas, 1925, 1930 and 1935, by counties; number of tenants and croppers, Arkansas, 1930 and 1935, by counties; number of farms by tenant classes, 1920, by geographic divisions; proportions of the tenant classes in 328 plantation counties, in 1920, measured by the number of farms.

Six charts are listed on the page following p.32. They do not accompany the copy of the paper on file in the library.

540. Briggs, F. A. Land tenure is southwestern problem. Farm and Ranch 51(18): 3,14. 1932. 6 T31

According to the writer, owner-operated farms will disappear within few years if the number of foreclosures continues at the present rate. A table showing the per cent of tenancy in 1930 in Texas, Oklahoma, Arkansas, Louisiana and New Mexico is given. The weak spots in our system of renting agricultural lands are pointed out.

541. Bruner, Felix. Burden of a nation. Acreage reduction has set adrift hordes of "croppers", whose rehabilitation is one of the South's principal problems. Washington, D. C. Post, Oct. 28, 1935. Pam. Coll.

One of a series of articles "on the results of government relief expenditures as found by a Post staff reporter on a country-wide tour."

Describes the sharecropper situation and the rehabilitation work of the Resettlement Administration in Mississippi County, Ark., where the Dyess Colony has been established. This project is spoken of as "extremely paternalistic in its nature" and "an extremely expensive solution from the dollars and cents point of view."

542. Cook, W. Share cropper in Arkansas. World Tomorrow 17: 213. 1934.  
Not examined.

543. Daniell, F. R. AAA piles misery on share croppers. Cotton program cuts their meager incomes as Federal cash benefits landlords. Suffer in food price rise. 'Red scare' in Arkansas and masked riders block their efforts to unionize. N. Y. Times, Apr. 15, 1935. Pam. Coll.  
"This is the first of a series of articles revealing the economic status of share croppers in the South under the crop curtailment program of the A.A.A., written by a Times correspondent in the field."

It is concerned with the situation among the share croppers in Arkansas.

The article is followed by a news item which states that the American Federation of Labor has endorsed the Bankhead Bill which is "designed to rehabilitate approximately 10,000,000 share-croppers and tenant farmers, Negro and white."

544. Daniell, F. R. Arkansas violence laid to landlords. Share-croppers charge they foment trouble to eliminate any attempts at unionism. Point to pastor as leader. He organizes relief for recipients who renounce all forms of organization. N. Y. Times, Apr. 16, 1935. Pam. Coll.

This is the second of a series of articles on the economic status of the share-croppers in the South. It is particularly concerned with conditions in the town of Marked Tree, Arkansas, and the activities of the Rev. J. Abner Sage, pastor of the First Methodist Church, and A. C. Spellings, farm manager for the Chapman-Dewey Lumber Company, in behalf of the planters.

545. Daniell, F. R. Farm tenant union hurt by outsiders. Arkansas planters aroused by Socialist sponsorship, varied membership. Race question a factor. Share-croppers' trip east and stories going out of state also caused reprisals. N. Y. Times, Apr. 19, 1935. Pam. Coll.

This is the fourth of a series of articles on the share cropper situation in the South. It is concerned with the Southern Tenant Farmers' Union, especially in Arkansas, and the opposition to the Union due mainly to the fact that it was sponsored chiefly by Socialists from outside Arkansas and included many who were not farmers in its ranks and to the untrue stories told by members of the Union who were seeking funds outside the State. A different method was said to have been pursued in Alabama and Georgia.

546. Daniel, F. R. 'Run off farms,' tenants declare. Dispossession is laid to link with union by Arkansas share-croppers. System 'like peonage'. Ousted families, resembling refugees, throng roads seeking Federal relief. N. Y. Times, Apr. 20, 1935. Pam. Coll.

This is the fifth of a series of articles on the share cropper situation in the South.

547. Daniell, F. R. The share-cropper: his plight revealed. The change in Southern agriculture has thrown into bold relief the picture of cotton's man with the hoe. N. Y. Times Mag. May 5, 1935, pp.4,19. Pam. Coll.

548. Daniell, F. R. Tenant law clash roils cotton belt. Share-croppers resent landowners' evictions in face of protective provision. Mistrust over payments. But check of company and county records in Arkansas fail to show forgeries. N. Y. Times, Apr. 18, 1935. Pam. Coll.

This is the third of a series of articles on the share cropper situation in Arkansas. The dissatisfaction caused by the landlords' interpretation of Section 7 of the contracts entered into by the landowners with Secretary Wallace, the apparently unjustified complaints that the share croppers had been cheated of their parity payments, the general impression among the share croppers that Mrs. Myers' report had been suppressed by the administration, and the destitution among the tenant farmers are discussed.

549. Federal council of the churches of Christ in America, Department of research and education. The cotton choppers' strike. Fed. Counc. Churches Christ in Amer., Dept. Research and Ed., Inform. Serv. 15(26):1-6. June 27, 1936. 280.9 F31

This article, descriptive of the cotton choppers' strike in eastern Arkansas, is based largely on information obtained by the Rev. James Myers, industrial field secretary of the Federal Council, while on a field trip on June 3-9 to Arkansas, and on published studies and newspaper accounts. Subtopics of article: What lies back of labor unrest; tenancy and sharecropping; the landlord's plight; effect of the agricultural adjustment program; the Southern Tenant Farmers' Union; the Benson trial; threats of lynching; Governor Futtrell's statement; alleged threats of violence by strikers; and the Federal investigation.

550. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 231.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

551. Herling, John. Field notes from Arkansas. Nation 140(3640): 419-420. Apr. 10, 1935. 110N

"Describes the violence done by planters and their representatives to members of the South<sup>ern</sup> Tenant Farmers' Union in Arkansas." -Agr. Econ. Bibliog. no. 64, item 1113.

552. Highfill, J. V. These tenants are getting ahead. South. Agr. 66(2): 26. February 1936. 6 Sc33

"Despite the fact that much has been said and written about the plight of the tenants of the South, especially since the advent of the AAA's cotton adjustment program, there is conclusive proof on every hand that a majority of the tenants in Arkansas are occupying an advantageous economic position that they did not have before the cotton program was launched..."

"That is the answer of C. C. Randall... when asked to cite some examples of better tenancy in Arkansas."

553. Hunt, Frazier. Sharecroppers exploited in rush for A.A.A. checks. Frazier Hunt finds spirit and letter of cotton reduction program violated as land owners take advantage of poor tenants. Phila. Rec. July 30, 1935. Pam. Coll.

Sharecropper situation in eastern Arkansas.

554. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357. illus. July 1926. 278.8 Ec7.
- Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."
- Illustrated by maps.
- Article with same title in his The Pulse of Progress, pp.11-32. New York, London, G. Scribner's Sons. 1926.
555. Kelly, F. C. Sharing poverty... With hundreds of tenant farmers being evicted and others being cheated and enslaved, trouble is brewing in the South - serious trouble. Today 3(23): 17,21,22. Mar. 30, 1935. Photostat copy in Reprint Coll.
- Describes the situation among the sharecroppers in the southeastern section of Arkansas.
556. Kester, Howard. Revolt among the sharecroppers. 98pp. New York, Covici Friede [1936] 282 K48
- Notes [bibliographical] pp.97-98.
- "The purpose of this small volume is three-fold. First, to describe a general condition; secondly, to set down the labors of a particular organization [Southern Tenant Farmers' Union] working in the midst of these conditions; and thirdly, to suggest a way out." -Preface. It is concerned mainly with conditions in Arkansas.
- The plan suggested as the way out of the trouble is as follows:
- "All titles to land should be vested in the citizens of the United States. The use and the occupancy of land should be the sole title to land." To achieve this a National Land Authority should be established which should have the "power of eminent domain with the right to purchase land at a fixed sum arrived at by land experts of the Authority. It should plan the entire agricultural program of the nation and mobilize the necessary forces for its execution." Its task would be to abolish tenancy in all its forms, to revamp the whole structure of southern agriculture, and to build a high and new type of rural culture. Eroded and worn out land would be retired from cultivation and the people on those lands settled on more productive acres. The value of a diversified agriculture would be taught. The author recommends cooperative farming on a large scale in preference to establishing small independent farmers on land which they will buy over a period of years.
557. Koch, Lucien. The war in Arkansas. New Repub. 82: 182-184. 1935. 280.8 N
- Describes the war between the planters and the Southern Tenant Farmers' Union.

558. Landis, B. Y., and Haynes, G. E. Cotton-growing communities. Study no. 2. Case studies of 10 rural communities and 10 plantations in Arkansas. Fed. Council Churches of Christ Amer., Dept. Race Relations, Inter-racial Pub. 28, 47pp. New York. 1935. 281.2 L23

"This project presents the results of case studies and it should be so understood. It endeavors to throw light on the way Negroes lived in the rural communities in Arkansas, engaged largely in cotton culture, during the year 1934.

"We have endeavored by sampling to trace: (1) The relation of man to the land... (2) The relations of debtor and creditor... (3) Relations of Negro tenant and white landlord... (4) Community relations of Negro families; the social facilities which they lack or enjoy and the physical equipment of farms and homes, all of which mean much for the welfare of families...

"An effort has been made to secure pertinent and recent social data in regard to two types of farming: (1) Those in which Negroes operate unsupervised farms either as tenants on rented land or as owners. These are usually small farms operated by a single family. The attempt was made with little success to secure information about the ways whereby Negro families attained land ownership or failed in the struggle. (2) The plantation, where the Negro farmer works either as a tenant or as a cropper under the supervision of a manager or owner." -Introduction.

See particularly Population and Types of Tenure on Plantations, ch.V, pp:25-31.

559. McCormick, T. C. Owner-tenant contrasts; a study of an Arkansas county. Sociol. and Social Research 17: 153-158. 1932. 280.8 So15

This article presents some of the findings of a field survey of the standards of living of 385 white farm-owner and tenant families in a foothill county, typical of perhaps a third of the state, made by the College of Agriculture of the University of Arkansas in 1924.

560. McCormick, T. C. Recent increases of farm tenancy in Arkansas. Southwest. Social Sci. Quart. 15(1): 64-66. June 1934. 280.8 So82

The writer's summary and conclusions are as follows:

"An increase of 28 per cent in the number of farm tenants in Arkansas between 1920 and 1930 was accompanied by a decline of 21 per cent in the number of farm owners, by an increase of 4 per cent in the number of farms, and by a decrease of about 12 per cent in the average size of farms. The highest rates of tenancy were in the fertile river valleys; but increases occurred in 70 of the 75 counties of the state. Three factors (1) cotton acreage per farm, 1930, (2) value of farm land per acre, 1930, and (3) percentage of population negro, 1930, can explain all but 14 per cent of the differences in percentage of farm tenancy between the counties in 1930. On the other hand, not much more than one-third of the variations over the last census decade can be mathematically accounted for in terms of changes in these three factors ( $R^2=1.234=.387$ ); and adding various other factors to the equation contributed little more to the total correlation."

561. Mitchell, H. H. Organizing southern sharecroppers. New Repub. 80: 217-218 1934. L.C.

"Discusses attempts to organize the Southern Tenant Farmers' Union in Arkansas. Organizers find a fertile field." -Agr. Econ. Bibliog. no. 64, item 1131.

562. Mitchison, Naomi. White House and Marked Tree. New Statesman and Nation (n.s.)9(218): 585-586. Apr. 27, 1935. 280.8 N2132  
An Englishwoman gives her impressions of the sharecropper situation in Arkansas. She describes the Southern Tenant Farmers' Union as being dangerous to employers particularly "because in it, for the first time, there is absolutely no distinction between white and coloured men and women." She says that the faith of the sharecroppers in help from the President has waned to almost nothing. "They can see that even the most well-meaning Government can do nothing under the present system. The Southern Tenant Farmers' Union is the backbone of rural Socialism in the South."
563. Nourse, E. G. A preliminary survey of land tenure in Arkansas. Ark. Univ. Bull. 13(11): 1-76. August 1919. Pam. Coll.  
The writer first gives "a brief general account of the character of the state and of the process by which Arkansas lands have come into the hands of private owners", then examines in more detail the conditions of tenure then existing in the four districts of the state, and concludes with some general observations on speculative holding of land, the graduated land tax, colonization projects, the level of land prices, is tenancy a menace in Arkansas, and the economic holding.
564. Robinson, C. U. Landlord-tenant cooperation that pays. South. Agr. 66(8): 16. August 1936. 6 So83  
Describes successful landlord-sharecropper cooperation on the Jim Keith Farm in Columbia County, Arkansas.
565. Smith, A. J. Is it true what they say about Dixie? Christian Cent. 53(37): 1188-1190. Sept. 9, 1936. L.C.  
Twenty-two members of the National Religion and Labor foundation's 1936 traveling seminar investigated stories of terrorism and conditions among the sharecroppers in Arkansas and found that the stories were true. Hopeful signs in the dark picture, painted by the writer, are the Delta Cooperative Farm, the Southern Tenant Farmers' Union, and the Rust Brothers Cotton Picker.
566. Southern tenant farmers' union. Convention proceedings. Official report of second annual convention, Jan. 3,4,5,1936, Labor temple, Little Rock. unpagged, mimeogr. [Little Rock?] 1936. 282.9 So8  
Includes a resolution approving in principle a proposed new homestead law, a copy of which is also included. The bill is a bill "To establish a National Agricultural Land Authority for the acquisition, regulation and control of agricultural lands, To abolish all forms of agricultural tenancy. To re-establish the farm population upon new homesteads, by leasing lands acquired by the Authority to individual farmers or cooperative groups."

567. Southern tenant farmers' union. Southern tenant farmers' union. Calendar of events, June-October 1936. 6pp., mimeogr. [n.p.1936]

568. Southern tenant farmers' union, Executive council. A statement concerning farm tenancy submitted to the Governor's commission on farm tenancy. 27pp., mimeogr. [Memphis? 1936? 282 So82]

A presentation of what the Union believes to be "the salient points regarding farm tenancy in Arkansas." The report is presented under the following topics: The basis of the sharecroppers problem; nature of the Southern Tenant Farmers Union; object of the Southern Tenant Farmers Union; conditions in eastern Arkansas [contains many quotations from "The Collapse of Cotton Tenancy," and from periodical and newspaper articles]; the cotton picking machine; present day trends in cotton farming.

Among the immediate steps towards a more wholesome life in Arkansas the Union recommends the widest possible educational opportunities for all the people, civil liberties, the right of labor to organize, the strengthening of the Arkansas Department of Labor through an increase in funds and staff - staff acceptable to the labor organizations of the state, the enforcement of the law regarding liens of laborers, abolishment of plantation commissaries, abolishment of the poll tax and the enactment of a simple registration law, cooperative farming instead of the Bankhead-Jones bill. A revamping of the Resettlement Administration is also recommended.

A 31-page supplement to this statement was issued on Oct. 10, 1936.

569. Striking "croppers": Troops called to cotton fields; new cooperative movement. Lit. Digest 121(24): 7. June 13, 1936. 110L

Account of the strikes in the Arkansas cotton fields and of Sherwood Eddy's efforts to aid the croppers and day laborers. Attempts are being made to aid the croppers through self-help cooperative farms.

570. Tenants, landlords prosper together. Farm and Ranch 54(15): 12. August 1935. 6 T31

The operation of a cotton plantation in Arkansas is described.

571. A tenants' union. Tex. Weekly 10(35): 7. Sept. 1, 1934. 280.8 T31

Editorial on the formation of the Southern Tenant Farmers' Union in Arkansas. H. L. Mitchell of Tyronza, Arkansas is secretary.

572. Waldron, J. C. King cotton and his slaves. Nation 138(3598): 703-705. June 20, 1934. 110N

Describes conditions among share croppers in Arkansas, Tennessee, and Mississippi.

573. White, W. F. "Massacring whites" in Arkansas. Nation 109(2840): 715-716. Dec. 13, 1919. L.C.

An account of trouble in Phillips County, Ark., which came when negro farmers organized the Progressive Farmers and Household Union of America to combat the sharecropping system. The system and instances of how it worked to the detriment of the cropper in Arkansas are described.

574. White, W. F. The race conflict in Arkansas. Survey 43: 233-234. 1919.  
280.8 C37

"The race riots at Hoopspur and Ratio in Phillips County, Ark., in October, 1919, when meetings of colored sharecroppers (Progressive Farmers and Household Union of America), who had met to protest the action of some of the landlords in seizing their cotton, were broken up. Accounts vary, each side claiming that the other fired upon them. Both white and colored men were killed. The system of share cropping on the cotton plantations is described." -Agr. Econ. Bibliog. no. 64, item 1160.

575. Will young Rodgers go to jail? Arkansas case of Federal relief worker who criticized cotton landlords may have great significance. It serves to emphasize real weakness of the AAA cotton program. Tex. Weekly 11(4): 4-6. Jan. 26, 1935. 280.8 T31

Editorial comment on the case of Ward H. Rodgers who made a speech criticizing the cotton landlords and who was arrested and convicted. The writer is critical of the cotton control plan and states that it "was based on the conception that the cotton problem was essentially a land problem. It took no account of the circumstance that labor as well as land was involved, and that the real problem was one of employing profitably the part of the South's population which habitually produced cotton."

576. Wilson, C. M. Tenantry comes forward. Country Gent. 106(7): 12-13, 42-43. July 1936. 6 C833

The writer thinks that the advantages of tenancy outweigh the disadvantages and that the increase in farm tenancy is not something to be deplored. He tells of three large plantations - the Pfeiffer plantation in Clay County, Arkansas, Bell Meade Plantation in Mississippi County, Arkansas, and the Sanderling plantation in southern Alabama - on all of which the three great faults of tenant farming have been overcome. These are too much moving, poor soil management, and poor livestock development.

#### California

577. Adams, R. L. California farm tenancy and methods of leasing. Calif. Agr. Expt. Sta. Circ. 272, 48pp. Berkeley. 1923.

The purpose of this circular is to set forth "(1) something of the tenant situation as it affects the social and economic welfare of California, (2) a description of leasing methods in use in various agricultural sections of the state, (3) a suggestion concerning ways of determining proper division of income between landlord and tenant, and (4) items to be considered in drawing up leases."

578. Adams, R. L. Farm leases selected as models for use by farm managers, bankers, real estate men, lawyers, and others concerned with the preparation of farm leases. v.p., mimeogr. [Berkeley, Calif. 1928?] 282 Ad1

579. Adams, R. L. Is tenancy desirable in California farming? Pacific Rural Press 102: 31. July 9, 1921. 6 P112

Tells of the study of tenancy problems and basis of leasing farm lands undertaken by the Division of Farm Management, College of Agriculture, University of California. The justification for the study is based upon certain findings which the author enumerates.

580. Adams, R. L. Why farm leases are changing [in California]. Pacific Rural Press 124(9): 135. Aug. 27, 1932. 6 P112

581. California. Commission of immigration and housing. A report on large landholdings in Southern California with recommendations. 43pp. Sacramento, Calif. State print. off. 1919. 282 C132

"In brief, the evidence seems to show that the men and women of California who are building up the state and creating its wealth are tolerating a system which encourages rather than prevents holding and speculating in idle land...

"The findings of fact, or of reasonable approximation, are as follows: 1. That in the eight counties of Southern California there are 279 holdings... each of more than 2000 acres, comprising an aggregate of 4,893,915 acres. 2. That the Southern Pacific grant lands and 'lieu lands' in five of these counties... aggregate 2,598,775 acres. 3. That of the total of nonrailroad and nonpublic rural lands in these counties, roughly approximated by the federal census figures of 'lands in farms'... 2,295,140 acres, or 50 per cent, are owned in about 250 holdings. 4. That apart from the railroad lands, there are at least 32 holdings each of more than 15,000 acres; that seven of these holdings exceed 50,000 acres each; that one of them is of 101,000 acres and another of 183,399 acres. 5. That of the 2,295,140 acres mentioned above, at least 666,886 acres, or 29 per cent, are now or potentially tillable. 6. That a considerable part of this tillable land lies idle, and that another considerable part of it is not devoted to its most beneficial use...

"Some remedial suggestions follow. They include the extension on a large scale of the plan of the Land Settlement Board. But they lay the greatest emphasis on the need of making large landholdings unprofitable, and to this end the recommendation is made of a graduated land-value tax."--Introduction.

582. California Commission of land colonization and rural credits. Report... November 29, 1916. 120pp. Sacramento, Calif. State printing off. 1916. 284.2 C12R

"The task of this commission has been to study the methods and the results of private colonization in California in recent years and to compare these with what is being accomplished in countries where land settlement is being carried out under state aid and direction...

"In this report the results of the investigations have been arranged under five heads. (1) Conditions in California. (2) The methods of land settlement enterprises and the conditions of settlers in colonies recently established. (3) The problems of tenantry and farm labor. (4) Methods and policies of other countries. (5) Conclusions and recommendations."

Appended to the report is a paper by Edwin E. Cox, Farm Tenantry in California (pp.101-112), which describes the types of tenancy and classes of tenants on California farms, the relation between owner and tenant, and the position of the Japanese tenant farmer, as well as the Italian vegetable tenants and the Portuguese dairymen.

583. Commonwealth club of California. Land tenancy in California. Commonwealth Club. Calif. Trans. 17(10): 397-448. 1922. 280.9 C732

The History of Farm Tenancy Investigations made by the Commonwealth Club, 1921-1922, by R. L. Adams, chairman, includes the history of the Study, by Mr. Adams; the findings concerning farm tenancy, by R. N. Wilson, who discusses the reasons for tenancy, its good or bad social effects, its advantages and objections from an economic stand point, its place in the future, the nationality of tenants, the types of agriculture where tenants predominate, the classification of tenants by type of farming, tenancy as a stepping stone to ownership, the residence and interest of landlords, the extent to which tenants are large employers of labor, and the size of tenant farms as compared with owner-operated farms; Recommendations and summing up, by S. H. Greene, states in summary that "the advantage of tenancy is largely financial - the disadvantage, social... Financial gains will overshadow social shortcomings, and elsewhere, that "any degree of tenancy is harmful socially, some tenancy is necessary economically, but all tenancy should be done away with if the good of the state is to be fostered."

Discussion followed the reading of these papers.

584. Cox, E. E. Farm tenantry in California. Commonwealth Club. Calif. Trans. 11(8): 444-456: 1916. L.C.

The following is quoted from the author's conclusion, pp.455-456:

"While California's tenants as a whole are faring better physically and financially than those of the eastern and southern states, due to our more favorable climate, soil and the higher intrinsic value of crop yield per acre, yet the prevailing debilitating conditions of land tenantry are by no means absent and a brief catalogue of the conditions that confront us will help in arousing us to action...

"Aside from the rapidly growing Asiatic element that cannot be assimilated, the white contingent of California's tenant class are generally living under conditions inimical to democratic citizenship...

"In addition to the social disadvantage of our admixture of Oriental and transitory white tenantry, their economic condition is even worse, because, as this report shows, the average tenant, whether growing deciduous fruits, grain, or vegetables, is wholly at the mercy of the commission man. From one to three or four liens frequently cover his crop before it is harvested, and lack of a certain permanency, as well as want of money, cause him to rob the soil of its fertility, prevent eradication of pests, and lastly, compel him to 'dump' his produce into the hands of the commission men at harvest time at the latter's price (usually the lowest of the year), leaving the tenant little better off financially than the year before, with no recourse but that of trying again next year, perhaps in a new location."

585. Hodges, R. E. Is farm tenancy your business? Pacific Rural Press 104: 644. Dec. 9, 1922. 6 P112

Discusses the question of whether or not it is to the interest of the majority of California farmers that farm tenants should be encouraged to buy land.

586. Hodges, R. E. Tenants can be made into land owners. Pacific Rural Press 104: 463,471. Oct. 28, 1922. 6 P112

Based on the results of an investigation made by the Sub-committee on Farm Tenancy of the Section on Agriculture of the Commonwealth Club of California.

587. Johnson, Alex. Plans to avoid farm tenancy. Pacific Rural Press 133(10): 347. Mar. 6, 1937. 6 P112

Suggests two provisions to be added to the proposed farm tenancy act for California. These are a provision whereby farms of men who have not been able to make enough money to reduce their indebtedness "can be purchased by the administrators of the act and then resold to present owners under a thirty-year amortization plan with a low rate of interest"; and a provision "whereby some of the farmers could sell their holdings to the government which in turn could resell the land to a competent neighbor on an amortization basis with low interest charges, thus increasing the holding of one grower and permitting the other to regain his equity and start again in another community or in a different occupation."

588. Mead, Elwood. The tenant farmer and land monopoly. Natl. Conf. Social Work. Proc. 1918: 378-382. L.C.

Points out the need for a planned rural development and the abolishment of land monopoly and farm tenantry. Briefly tells of the plans for state land settlement in California.

589. Rinn, A. G. Farm tenancy vs. agricultural prosperity. Calif. Cult. 71: 400. Oct. 20, 1928. 6 C12

Analyzes the farm tenancy situation in California counties for 1910, 1920 and 1925 and concludes that farm tenancy may not be used "as an indication of farm prosperity or the lack of it."

#### Colorado

590. Colorado Co-operative crop reporting service. Agricultural statistics. Crop and livestock of the State of Colorado, 1934, with revisions for 1933. Colo. Coop. Crop Rptg. Serv. Bull. 92, 86pp. December 1934 and February 1935. 252.11 C714

See pages 36 and 37 for statistics by counties giving for 1934, number and size of farms and tenure and farm acreage reported under various tenures and total acreage harvested.

See other annual volumes for statistics for other years.

Tenure statistics also published in the Yearbook issued by the Colorado State Board of Immigration.

591. Joel, A. H. Soil conservation reconnaissance survey of the southern great plains wind-erosion area. U. S. Dept. Agr. Tech. Bull. 556, 68pp., illus. 1937. 1 Ag34Te  
This survey was made by the Soil Conservation Service at the request of the Resettlement Administration.  
Farm size and land tenure as related to erosion, pp.20-21. Table 24, p.66, gives statistics of land tenure, value and size of farms for the Colorado, Kansas, Oklahoma, and Texas counties surveyed, 1935 census, and for the total surveyed area, 1930 census.
592. Moorhouse, L. A. Fifty-fifty plan of stock share leasing. West. Farm Life 34(3): 3,15. Feb. 1, 1932. 6 R153  
Points out that tenant farming is gradually increasing in Colorado, almost 35% of its farms now coming within the tenant group. Share renting is said to be much more important than all other forms of leasing in Colorado, stock share renting being the method whereby landlord and tenant participate in the ownership of all or part of the productive livestock. The writer explains the separate and joint contributions of both parties in this system of leasing.
593. Pevehouse, H. M. Natural and economic factors which affect rural rehabilitation in the high plains area of eastern Colorado (as typified by Cheyenne County, Colorado). U. S. Works Progress Admin., Div. Social Research, Research Bull. K-6, 38pp., illus., mimeogr. July 1936. 173.2 W89Rek  
This is one of a series of bulletins which present the results of a survey of the present economic conditions and the future prospects of the farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.  
Ownership of land, p.15; distribution and tenure of farmers on relief rolls in 1935, p.18.  
Table 25, p.37, shows the average mortgage and other indebtedness of 55 owners and 100 tenants classed as relief clients in Cheyenne County, 1934.

#### Connecticut

594. Hypes, J. L. and Markey, J. F. The genesis to farming occupations in Connecticut. Conn. (Storrs) Agr. Expt. Sta. Bull. 161, 549pp. Storrs. 1929.  
Genetic Trends in Gaining Vocational Responsibility: The Agricultural Ladder, ch.IV, pp.457-481, analyzes "the genetic trends in acquiring vocational responsibility in farming." The types of climbers among owners and non-owners are studied, and a comparison is made of types of climbers and types of farming.  
Table 30 is a comparison of the length of time spent by owners and non-owners on the various rungs of the agricultural ladder.  
Table 31 gives the average years spent on different rounds of the agricultural ladder by each type of coöperator.

Delaware

595. Bausman, R. O. The economic and historic background of farm tenancy in Delaware. Jour. Farm Econ. 15(1): 164-167. January 1933. 280.8 J822

596. Bausman, R. O. Farm tenancy in Delaware. Del. Agr. Expt. Sta. Bull. 178, 123pp., illus. Newark. 1932.

"A dissertation based upon the 1928 data of this study was presented to the Faculty of the Graduate School of Cornell University, February, 1931, as a major thesis in partial fulfillment of the requirements for the degree of doctor of philosophy."

The purpose of this study as given on p.8 is "1. To determine the economic and historic background of farm tenancy in Delaware and to indicate the forces which probably will influence the trend of tenancy during the next several decades. 2. To determine to what extent un-economic factors such as inheritance and sentiment in farm ownership have influenced land proprietorship in Delaware. 3. To indicate the conflicts of interest between landlord and tenant which have come about under the present rental contract. 4. To determine to what extent the difficulties which landlords and tenants have experienced are explained through economic, physical, and psychological factors. 5. To outline a rental contract which would eliminate many of these conflicts of interest and thus promote more harmonious relations between landlord and tenant."

597. Bausman, R. O. Period of tenures and shifts of Delaware tenant farmers. Jour. Farm Econ. 14(3): 497-500. July 1932. 280.8 J822

Florida

598. Florida State planning board. Report on land use problems and conditions. Prepared by Colin D. Gunn and John Wallace... under the supervision of Myron E. Andrews. 113pp., illus., mimeogr. [Gainesville. 1935] 280.7 F66R

Problems growing out of unrestricted private ownership of land, pp.50-53. A map between pages 52 and 53 shows the percentage of all farms operated by tenants in Florida, 1930 census.

599. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930;

and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

600. Hawthorne, H. W., and Turlington, J. E. Economic study of absentee ownership of citrus properties in Florida. Fla. Agr. Expt. Sta. Bull. 287, 32pp. Gainesville. 1935.

"This partial report of a study made in cooperation with the Bureau of Agricultural Economics, U.S.D.A., is based principally on answers of 477 absentee owners to a questionnaire asking for data for the years 1924-25 to 1929-30 on costs of operation and development and receipts from groves, age of trees, plantings, terms of purchase, method of taking care of groves, harvesting and marketing fruit, cost of groves, and other data." -Expt.Sta.Rec.75: 126. 1936.

### Georgia

601. Banks, E. M. The economics of land tenure in Georgia. 142pp. New York. Columbia Univ. press [etc., etc.] 1905. (Studies in History, Economics and Public Law, ed. by the faculty of Political Science of Columbia University, vol. XXIII, no. 1) 282 B22

For the share system see pp.78-86.

The Economic Workings of the Systems of Land Tenure, ch.VI.

602. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U. S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L

Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.

603. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D.C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La

Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

604. Brooks, R. P. The agrarian revolution in Georgia, 1865-1912. Wis. Univ. Bull. no. 639 (Hist. Ser., vol.3, no.3, pp.393-524) 129pp., illus. Madison. 1914. 281 B79

Thesis (Ph.D.)-University of Wisconsin.

Bibliography, pp.115-121.

Chapter titles: I. General Conditions in Georgia, 1865-1870; II. The Failure of the Plantation System; III. Decadence of Plantations: Beginnings of Small Ownerships and of Tenancy; IV. The Contrasting types of Tenancy in the New Regime: Cropping and Renting; V. The Mountain Counties and the Upper Piedmont: Economic History and Land Tenure Movements; VI. The Black Belt: Economic History and Land Tenure Movements; VII. The Wiregrass Country and the Coast Counties: Economic History and Land Tenure Movements.

605. Chambliss, Rollin. What negro newspapers of Georgia say about some social problems, 1933. 117pp. Athens, Ga. 1934. (University of Georgia. Phelps-Stokes fellowship studies, no.13) 280 G29  
Thesis (M.A.) - University of Georgia.  
Bulletin of the University of Georgia, v.35, no.2, November 1934.  
Bibliography, pp.116-117.  
The new deal and the tenant farmer, pp.62-63.

606. Dixon, H. M., and Hawthorne, H. W. An economic study of farming in Sumter County, Ga. U. S. Dept. Agr. Bull. 492, 64pp. 1917. 1 Ag84B  
"This bulletin is a report on an exhaustive study of farming in a representative county in the cotton belt."  
Section on Farm Tenure, pp.10-35, gives the types of tenure found in a study of 534 farm operators; the relation of tenure to size of farms, distribution of investment, profits, farm loans, and interest rates, distribution of farm receipts, distribution of farm expenses, the percentage of receipts required for operating expenses, and yield per acre; the relation of tenure and capital to profits; and family income and landlords profits in the region.

607. DuBois, W. E. B. The negro landholder of Georgia. U. S. Dept. Labor Bull. 35, pp.647-777, illus. 1901. 157.6 B87  
"This study ... is an attempt to make clear the steps by which 470,000 black freedmen and their children have in one of the former slave states gained possession of over a million acres of land in a generation, the value of this land and its situation, the conditions of ownership, and the proper interpretation of these statistics as social phenomena." -p.649.  
Accompanied by maps and statistical tables.

608. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, croppers and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88  
Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.  
It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

609. Hartman, W. A., and Wooten, H. H. Georgia land use problems. Ga. Agr. Expt. Sta. Bull. 191, 195pp., illus. Experiment. May 1935.  
Issued in cooperation with the Bureau of Agricultural Economics, U. S. Department of Agriculture.

This is a progress report of a study made under an agreement between the regents of the University System of Georgia and the Bureau of Agricultural Economics, the Southern Forest Experiment Station and Bureau of Chemistry and Soils of the U. S. Department of Agriculture.

See particularly the following sections of the bulletin: More than two-thirds of all farm operators in state are tenants, pp.43-45; More than one-third of farm operators are share cropper farmers, p.45; Character of land ownership as related to land use problems in the Old Plantation Piedmont Cotton Belt, pp.62-79; Economic and social status of farm operators in the Old Plantation Piedmont Cotton Belt, pp.79-91.

Illustrated with charts and maps.

610. Haskell, E. S. A farm management survey in Brooks County, Georgia. U. S. Dept. Agr. Bull. 648, 60pp., illus. 1918. 1 Ag84B

Tenure and landlord's profits, pp.13-14.

Labor systems (wage system, cropper system, comparative yields and costs by wage and by cropper system), pp.14-17.

611. Hubert, B. F. The role of the small southern farm in the future land utilization program. Opportunity 11(9): 264-268. 1933. L.C.

Alabama, Georgia, Mississippi, and South Carolina are the states studied in this article in which the situation today is examined, the trends discussed, and suggestions made for a program for the future.

Moderate-sized farms, rather than large-scale corporate farms, seem to be indicated for this area. A program for the Southeast should include a reclassification of lands, more efficient operators, a more liberal land tenure system, more land ownership, cooperation, and well-trained energetic, practical leadership.

Recommendations which apply specifically to negro farmers are also given.

612. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income; capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.

613. Johnson, O. M., and Turner, H. A. The old plantation piedmont cotton belt. A preliminary report. 32pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ., Div. land econ. May 1930. 1.9 Ec7601

"This preliminary report is an attempt to picture the conditions and changes in the old plantation Piedmont as a whole, affecting at least 150,000 land owners and tenants, thus preparing the way for more intensive reports that may be forthcoming later from the various agencies that are interested in the problems of the section. The old plantation Piedmont is a belt just above the fall line, three or four counties in width, across South Carolina and Georgia with a few counties in North Carolina and a few in Alabama." -pp.1-2.

Contents: Conditions affecting local agriculture; the 59 counties chosen for study; ownership of land and management of land and labor; changed position of the landowning class; position of farm tenants and changes since 1920; experiences of renters; adjustments in farming since 1920.

614. Jordan, Harvie. Long-term leases to farm tenants. One year lease plan must end to make farming profitable. South. Cult. 91(12): 2. Dec. 1, 1933. 6 So84

"The first step in reconstructing our present wide-spread tenant system in Georgia and other cotton states, is for landlords to exercise judicious care in the selection of tenants who are willing to work, adopt a better system of diversification and soil improvement methods, and with such tenants grant them a ten-year farm lease."

615. McGill, K. H., Hayes, Grant, and Farnham, Rebecca. Survey of cases removed from relief rolls in seventeen rural counties in Georgia for administrative reasons in May and June 1936. U. S. Fed. Emergency Relief Admin., Div. Research, Statis. and Finance, Research Sec., Research Bull., ser.II, no.8. 12pp., mimeogr. November 4, 1935. 173.2 W89Rea

Share-croppers, pp.5-6. The following regarding this section is quoted from the summary, pp.1-2:

"Share-croppers. Fifty-three share-croppers were removed from the ERA rolls in the belief that they could be adequately cared for by their landlords. That they were in fact not adequately cared for does not mean that this kind of transfer would not prove satisfactory if made at the proper time. Unfortunately for the success of the shifts made in Georgia, the date at which the action was taken militated against the satisfactory functioning of the new arrangement. The landlords had already made their plans for the season and were either unable or reluctant to render the additional assistance which the share-croppers required.

"The monthly cash income of the share-croppers fell sharply from \$12 during the relief period to less than \$5 during the post-relief month. The severity of the decline is attributable in part to the characteristics of the occupation of share-cropper. A majority of the groups had no cash income from July 15 to August 15, and even for those who found employment, the average hourly earnings were only 9 cents. About one third of the croppers, including most of those with no current cash income, were in need of immediate assistance at

the time they were interviewed. Their debts to the landlords were beginning to accumulate as in the days before they went on relief."

616. Raper, A. F. Preface to peasantry; a tale of two black belt counties. 423pp., illus. Chapel Hill, Univ. N. C. press. 1936.

This is a study of negroes in Greene and Macon counties, Georgia. It is in six main parts: 1. Introduction; 2. Planes of Living; 3. Man-land Relations; 4. Populations; 5. The New Deal; 6. Institutions.

Titles and subtopics of the chapters in part 3 are as follows:

VI. White Landownership (size of holdings in relation to fertility of soil, the increasing number of landowners, ownership and use of land); VII. The Negro Becomes a Landowner (the ownership of land by negroes, factors regulating negro landownership, social and economic benefits of negro landownership); VIII. Farm Tenants and Wage Hands (farm tenancy by race, forms of tenancy, wage hands and casual laborers); IX. Landlord-tenant Relations (the basic assumptions, concrete cases, the sanctions, the price is paid, some innovations).

See also the index under subjects beginning Tenants, Tenancy, Tenure.

Reviewed by C. B. Sherman in Agr. Econ. Lit. 11(1): 9-11. January 1937.

617. Scarborough, D. D. An economic study of negro farmers as owners, tenants, and croppers. Ga. Univ. Bull. v.25, no.2a, (serial no. 376), 37pp. Athens. 1924. 280 G29

Phelps-Stokes Fellowship studies, no. 7.

"A house to house canvas was made among negro farmers in Clarke, Oconee, Wilkes, and Cobb Counties, Ga., and 87 records for 1922 were obtained which were considered usable. The information gained therein has been summarized, data from farm management surveys in Sumter County, Ga., and from recent censuses being cited for earlier years.

"The colored population in these counties averaged 46 percent of the total. Twenty-one negro landowners were visited, nine of whom had inherited their land. In the majority of the 12 cases where an individual had bought his land the purchase had been made possible with the aid of a white person. Approximately one-half of the land owned by negroes in the sections studied was in woods, pasture, and waste. The average working capital per farm was found to be \$365.30 for owners, \$235.80 for renters, and \$75.70 for croppers.

"Of the crop land noted in the survey 42.5 per cent was planted in cotton, 43 in corn, 7.2 in small grains, and 7.3 per cent in other crops. Very little diversification was practiced under any form of tenure. The average application of fertilizers was 107 lbs. per acre. Receipts from the sale of cotton formed 44.7 per cent of the total crop receipts of owners, 57.9 of renters, and 66.6 per cent of croppers. The total value of the family living per family of five in 1922 was found to be \$447.10. On cropper farms 40.2 per cent of the family living came from the farms and on owner farms 54.2 per cent. Croppers made lower yields than renters and owners with crops other than cotton. Rents on the whole were found to be high."

-Expt. Sta. Rec. 53: 290-291. 1925.

618. Stout, Wesley. Nuthin' and none to carry. Sat. Evening Post 208(42): 14-15, 78, 82, 84, illus. Apr. 18, 1936.

A picture of farming and tenancy conditions in Jasper County, Georgia, and similar sections, and the tenant farmers whom the Piedmont Homesteads are intended to help.

619. Turner, H. A., and Howell, L. D. Condition of farmers in a white-farmer area of the cotton Piedmont, 1924-1926. (U. S. Dept. Agr. Circ. 78, 46pp. 1929. 1 Ag34C

"This circular gives the results of a study of the tenure status, financial progress, and standards of living of a group of white farmers in Gwinnett, a typical cotton county centrally located in a belt of counties of piedmont Georgia farmed mainly by white...

"The study was made for the purpose of ascertaining, for a representative white-farmer locality of the piedmont, how the farmers live, what their sources of wealth and income are and what they have been, why it is that so many are tenants in a section in which farms have so low a value, what effect the boom and the subsequent slump in farm-land values had on them; and how they are adjusting themselves to boll-weevil conditions and to the fact that their main source of income, cotton, is relatively low." -pp.1-2.

Almost a fourth of these farmers are croppers.

620. U. S. Works progress administration. Research bulletin, J-1, J-3-J-6. mimeogr. Washington, D. C. 1936. 173.2 W89Rej

These bulletins present the results of a study of combined farming-industrial employment in Alabama, Georgia, and South Carolina. They are not for general distribution. However, the material contained in them is to be published by the WPA in a bulletin, "Part-time Farming in the Eastern Cotton Belt."

They are by W. W. Troxell, L. S. Cottrell, Jr., A. D. Edwards, and R. H. Allen and are entitled: Combined Farming-Industrial Employment... Preliminary Report. J-1 is on combined farming-industrial employment in the cotton textile subregion of Alabama, Georgia and South Carolina; J-3, in Charleston County, S. C.; J-4, in the coal and iron subregion of Alabama; J-5 in the Naval stores subregion of Georgia and Alabama; and J-6, in the lumber subregion of Alabama, Georgia, and South Carolina.

Each has a short section on the value and tenure of part-time farms.

#### Hawaii

621. Hobbs, Jean. Hawaii, a pageant of the soil. 185pp. Stanford University, Calif., Stanford Univ. press; London, H. Milford, Oxford Univ. press. [1935] 282 H65

A study of land tenure in Hawaii.

Bibliography, pp.133-141.

Contents: Land Customs in early Hawaii, ch.I; Revolutionizing the Land System, ch.II; Aftermath of the Mahele, ch.III; Lands Acquired by Westerners, ch.IV; Land in the Modern Economic Setting, ch.V. Brief Biographies of American Missionaries to Hawaii, Appendix A; Land Transactions of American Missionaries to Hawaii, Appendix B.

Illinois

622. Ackerman, Joseph, and Stewart, C. L. Land tenure in Illinois. Ill. Farm Econ. no. 11, pp.52-54. April 1936.  
Accompanied by a table which shows proportion of farm real estate operated by tenure classes, Illinois, 1930 and 1935. The concluding paragraph is as follows:  
"Trends in recent years, particularly since 1930, point toward (1) increase in relative numbers of tenant farms, and of acreages in these farms; (2) increase in relative numbers of farms and acres and in relative values in farms of part owners; and (3) decrease in relative number of farms, acres and values in farms of full owners. While tenant farms decreased in average size more and in value less than did farms of all operators, the relative prominence of tenant farms in numbers and acres continued an upward trend following 1920 which, up to that time, had been accompanied by marked increases in relative values in tenant farms."
623. Ball, J. S. Waste land and wasted land on farms. U. S. Dept. Agr. Farmers' Bull. 745, 18pp. 1916. 1 Ag84F  
Influence of land tenure on utilization of farm land, pp.15-16. A statistical table on p.15 shows the variation in land utilization under different systems of tenure on 649 farms in Indiana, Illinois and Iowa.
624. Beardsley, H. S. Tenant farming systems in Illinois. Examples and demonstrations of success with live stock on land operated under leases and agreements which ensure sound practices and mutually satisfactory relations. Breeder's Gaz. 80: 279-280. Sept. 1, 1921. 49 B74
625. Beeler, M. N. Safe tenantry. Capper's Farmer 47(12): 7. December 1936. 6 M693  
Describes the advantages of the 50-50 long-term agreement to both the owner and the operator. Tells of two farms in McDonough County, Illinois, which have been operated under such a lease for nine years.
626. Bill, E. T. Landlord, tenant and soil fertility. Hoard's Dairyman 52: 302. Sept. 22, 1916. 44.8 H65  
A description of Herbert Powell's system of keeping up the soil on his 22 tenant farms in Livingston County, Illinois. He rents them on shares, with a five year lease, stipulating certain things that must be done by the tenant to keep up the farm.
627. Boeger, E. A. A study of share-rented farms in Green County, Wis., and Kane County, Ill. U. S. Dept. Agr. Bull. 603, 14pp. 1918. 1 Ag84B  
"The great increase in American dairy farming and the spread of farm tenancy in dairy regions together tend to emphasize the need for exact knowledge concerning the relation between landlord and tenant on share-rented dairy farms. The work described in this bulletin was undertaken in two representative dairy regions with a view to ascertaining the nature of this relationship and determining the profits made thereunder by landlord and tenant..."

"The material for this study was obtained from 84 farm management survey records taken in the Wisconsin region in cooperation with the State Agricultural College and Experiment Station, and from 59 records taken in the Illinois region, all for the crop year 1915. Reference is made also herein to some of the facts obtained from 147 survey records taken by the Illinois Agricultural College and Experiment Station for the crop year 1912 in the same region of this state."

A description of the regions studied, the variation in duty of landlord and tenant, and the relation of farm practices to profits are among the topics considered.

628. Bowers, E. E. One big landlord and his tenants; they get along famously together, if the tenants live up to the rules. Farm Life 39(1): 10,59. January 1920. 6 F2238

"Description of the Sibley estate in Ford Co., Illinois, a 13,680 acre farm tract divided into 69 farms which are operated by tenants on shares under the manager, C. G. Rohrer. Corn is the principle crop." -Agr. Econ. Bibliog. no. 30, item 113.

629. Brosemer, L. J. 4,000 acres without a farm hand. Dairy Farmer 17(18): 878,899-900. Sept. 15, 1919. 44.8 K56

"An account of Governor Lowden's dairy farms, Sinnissippi Farms in Ogle County, Ill., and of Woodlawn Farms at Sterling, Ill., owned by J. T. Williams who has worked out the system of tenant partnerships on both of these farms." -Agr. Econ. Bibliog. no. 30, item 114.

630. Dowell, J. M. Tenant-landlord farm lease. The "Do-well system" as worked out in Central Illinois is outlined. Breeder's Gaz. 89(2): 34,36. Jan. 14, 1926. 43 B74

"The Do-Well System ensures that the land be handled carefully and conscientiously, as directed by the owner, and in the best interest not only of maximum crops now but also for the future as well. Several thousand acres of Illinois corn-belt land have been and are now under this system."

The text of The Farming Agreement is included.

631. Farm tenancy in Illinois. Banker-Farmer 8(3): 2,3. February 1921. 284.28 B22

"This is the report of the Illinois Commission on Farm tenancy, which held public hearings in February, 1920, in grain farming and livestock farming sections and sections where dairy farming and tenancy prevail. Its recommendations include (1) a transfer tax of 1 per cent of the selling price on all transfers made in less than one year after ownership is acquired in order to discourage speculation in land; (2) the reimbursement of the tenant on the termination of his lease for improvements put on the land, as well as protection for the landlord against unnecessary destruction of property by a careless tenant; (3) the enactment of necessary legislation to protect and promote second mortgage loans on farm land; and (4) an appropriation for the purpose of making a farm tenancy survey through the farm management department of the University of Illinois." -Expt.Sta.Rec.45: 88. 1921.

632. From hired man to owner. Hoard's Dairyman 58: 1005. 1919. 44.8 H65  
"The writer tells of his experiences as farm hand, manager, tenant and owner in Illinois. He advises farm hands to 'stick to your job. The harder the better - and give your employer the best that is in you, and you are sure to win.'" -Agr. Econ. Bibliog. no. 64, item 170.
633. Gardner, Carl. Improved systems of tenancy, and suggestions for a good rent contract. Tex. Univ. Bull. 39, pp.46-55. Austin. 1915. 282 T312  
Examples of successful tenancy in Maryland, Illinois, and North Dakota are cited, with attention to the system used and the successful factors in it. The considerations essential to a good lease contract are said to be: The ability and character of owner and tenant, the nature of farming, the use of a written agreement, compensation for improvements, a fair rent, fixity of tenure, maintenance of fertility of soil, the up-keep of the place, and supervision of the tenant during the last years of the lease.
634. Handschin, W. F. A new Illinois livestock lease. Orange Judd Farmer 67: 469,496,497. Oct. 4, 1919. 6 Orl  
An explanation of a stock-share lease prepared by the University of Illinois from many practical experiences. Terms of the lease are given. It provides the clause "referring to payment for unexhausted fertility and the removal or sale of improvements."
635. Harger, C. M. The biggest farm landlord; not one of the 211,000 acres of "Scully lands" is for sale. Country Gent. 84(25): 3-4,26,28. June 21, 1919. 6 C833  
A description of "America's greatest exhibition of systematic farm landlordism." The property is located in Illinois, Kansas, Nebraska, and Missouri.  
There is a waiting list of renters for these fertile farms and many tenants live there for long periods of time, although leases are for one year only.
636. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7  
Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."  
Illustrated by maps.  
Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.

637. Illinois. Agricultural experiment station. A year's progress in solving farm problems of Illinois. Annual report... Forty-fifth report for year ended June 30, 1932. 268pp. Urbana. 1932.

A report of a study of farm leases being made by R. R. Hudelson and H. C. M. Case is given on p.163. The report is entitled, "Tenants Might Better Pay in Produce Than in Cash."

Another progress report of this study is given in the annual report for 1930/31, pp.174-176.

638. Illinois. Agricultural experiment station. A year's progress in solving farm problems of Illinois. Annual report... Forty-third report for year ended June 30, 1930. 296pp. Urbana. 1930.

A progress report of a study of agricultural land tenure and transfer being made by C. L. Stewart is given on pp.189-194.

639. Illinois farm commission. Report... to the Governor. December 15, 1920. 28pp. [Springfield, Ill., Schnepf & Barnes, printers. 1920] 282 I16

Members of the commission were: Charles Adkins, chairman, C. V. Gregory, H. L. Wood, Howard Leonard, and J. E. Harris.

The commission was appointed to investigate conditions regarding the operation and leasing of Illinois farm lands, the growth of farm tenancy in the state, the maintenance of the fertility of the land, and other matters. It recommended a "transfer tax" law to discourage speculation in land, a "tenant's rights" law, a Federal Farm Loan Bank, and an appropriation to the Farm Management Department of the University of Illinois for the purpose of making a farm tenancy survey.

640. Illinois Legislative reference bureau. Farm tenancy and rural credits. pp.1083-1123. Springfield [1919] (Constitutional Convention Bull. 13) 284.2 I16

References, pp.1121-1122.

"A compilation of information relating to farm tenancy and absentee landlordism in Illinois and elsewhere, also to first-mortgage systems, Federal farm loans, numerous State rural-credit systems, second mortgages, and short-time credits is offered for the consideration of the Illinois Constitutional Convention in drawing up constitutional changes with respect to farm tenancy, loans and land taxation."

-Expt. Sta. Rec. 43: 593. 1920.

641. Keepers, Floyd. Supervised tenancy - new idea in farming. Prairie Farmer 101(3): 75,102. Jan. 19, 1929. 6 P833

Relates how the supervised tenancy plan is working in Champaign County, Illinois.

642. Kuhlman, G. W. A study of tenancy in central Illinois. Jour. Land & Pub. Utility Econ. 3(3): 252-269. August 1927. 282.8 J82

This analysis is based upon a detailed study of 120 farms in Hensley township, Champaign County, Illinois. Agriculture and crops, size of farms, farm laborers, the agricultural ladder, relationship of owners, tenants, and farm owners, movement and migration of farmers, and non-agricultural occupations of the new farmers are considered.

643. Lowden, F. O. Tenant-and-landlord partnerships. Breeder's Gaz. 76: 1362. Dec. 25, 1919. 49 B74  
Advocates the principle of partnership between landlord and tenant. Describes the system used on the Sinnissippi Farms.
644. Reuss, G. H. Farm tenancy in Illinois. Ill. Agr. 32(6): 167,180. March 1928. 6 I16
645. Rist, B. Legumes pay in tenant-landlord farming. Breeder's Gaz. 90: 169. Aug. 26, 1926. 49 B74  
Discusses the methods of farm management and operation conducted on the estates of the late Lord Scully, who bought thousands of acres and let them out to tenant farmers. The lease, cash rent paid, and legumes clause in the lease are described.  
Another landlord-tenant relation between a younger and older generation with the tenant the son or son-in-law of some relative to whom the land will eventually fall, is commented upon.
646. Rozman, David. Land credit in Walnut Grove Township, Knox County, Illinois. Jour. Land & Pub. Utility Econ. 4(3): 305-312, charts. August 1928. 282.3 J82  
"This is a study of farm credit from 1850 to 1925, inclusive, in a community where the percentage of land area mortgaged has decreased from 33.7 in 1880 to 21.9 in 1925, and the percentage of tenancy has increased from 28.8 to 46.4 in the same period." -Expt. Sta. Rec. 60: 384. 1929. The study is another unit of the land tenure studies of the Institute for Research in Land Economics and Public Utilities.
647. The Scully estate-- lords of 211,000 acres; the story of William Scully and his empire of farms-- absentee landlordism which is depriving thousands of a chance to win homes. Prairie Farmer 91: 516,602-603. Mar. 22, 1919. 6 P883A  
Description of the empire of the Scully family - leased only under the system used in England and Ireland - a one-year lease, and the tenants must make all improvements.
648. Steen, Herman. Supervised tenant farming in Illinois, an interesting development that has increased profits on many farms. Mont. Farmer 17(4): 2,17. Oct. 15, 1929. 6 M764  
This article "tells in an interesting way how managerial ability is being capitalized on the farm of Illinois through what may be termed supervised tenant farming."
649. Stewart, C. L. Land tenure in the United States with special reference to Illinois. Ill. Univ. Studies in the Social Sci., v.5, no.3, 135pp. September 1916. Urbana. 1916. 282 St4  
Bibliography, pp.127-133.  
Chapter titles are as follows: A Sketch of Land Tenure in the United States; Tendencies in the Agricultural Economy of Illinois; Changes in Land Tenure in Illinois; A Description of Farm Operators in Illinois; The Relation of Tenure to Rural Economic and Social Conditions in Illinois.

650. Ten Haken, William. Land tenure in Walnut Grove Township, Knox County, Illinois. Jour. Land & Pub. Utility Econ. 4(1-2): 13-24, 189-198. February, May 1928. 282.8 J82

"This study is based chiefly upon schedules obtained by personal interviews with present operators of farms in 34 sections of the township and with former and present owners now retired. Knox County is typical of a corn-raising area in which much of the corn is fed to hogs and beef cattle. In 1925, 46.4 per cent of the farms were operated by tenants, chiefly relatives of the owners. The first article analyzes the percentage of tenancy, nativity of the farmers, size of the farms, and the stages through which different tenure groups have passed. The second analyzes in more detail the stages in achieving ownership and the time spent by each tenure group on each rung of the 'agricultural ladder.'" -Expt. Sta. Rec. 59: 682. 1928.

651. Thomson, E. H., and Dixon, H. M. A farm-management survey of three representative areas in Indiana, Illinois, and Iowa. U. S. Dept. Agr. Bull. 41, 42pp., illus. 1914. 1 Ag84B

Information is given on both owner and tenant farmers. Contains section on incomes received by farm tenants (pp.11-12); distribution of the tenant's capital, relation of the tenant's capital to his income, relation of both the tenant's and landlord's capital to their income, one reason why tenants change farms (pp.20-23); systems of farm tenure (pp.34-35); comparison of crop yields on farms operated by owners with those operated by tenants (pp.35-36); etc.

652. Whitson, Jay. The farm manager gets his chance. Trained supervision of rented farms makes good where corporation farming fails. Wallaces' Farmer 54(32): 1039, 1104-1105. Aug. 9, 1929. 6 W15

This article is based on a visit to Illinois farms operated under the supervision of farm managers.

653. Wilkins, T. E. The success of small farms in Illinois. 108pp., typewritten Urbana, Ill. [1932]

Thesis (M.S.)- University of Illinois.

Bibliography, pp.107-108.

Not seen. Copy in University of Illinois Library.

#### Indiana

654. Ball, J. S. Waste land and wasted land on farms. U. S. Dept. Agr. Farmers' Bull. 745, 18pp. 1916. 1 Ag84F

Influence of land tenure on utilization of farm land, pp.15-16. A statistical table on p.15 shows the variation in land utilization under different systems of tenure on 649 farms in Indiana, Illinois and Iowa.

655. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and owner-

ship and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his *The Pulse of Progress*, pp. 11-32. New York, London, C. Scribner's Sons. 1926.

656. Jackson, A. W. A renter that prospered. An experience with a long-time partnership lease [in Delaware County, Ind.] *Successful Farming* 23(2): 15, 41. February 1924. 6 Sul2
657. Lloyd, O. G. How to improve farm tenancy conditions [in Indiana]. The landlord and renter should have confidence in one another. *Purdue Agr.* 20(1): 8. Oct. 1925. 6 P97
658. Mathews, I. J. The farm in a landlord-tenant system. How a seven-year tenant farms [on a Pulaski County, Ind. farm]. *Successful Farming* 24[i.e. 25](2): 15, 54, 55. February 1926. 6 Sul2
659. Mathews, I. J. Farm tenantry at its best. Where mutual help prevails. *Successful Farming* 25[i.e. 26](11): 5, 40, 41. November 1927. 6 Sul2  
Tenant farming on the A. E. Stocking farms in Pulaski County, Ind.
660. O'Brien, H. R. Seven miles of Indiana. *Country Gent.* 86(28): 4-5, 34. July 30, 1921. 6 C833  
Tells of successful tenant farming along seven miles of an Indiana road. Pure-bred livestock, a good lease, and a love of the land are the reasons why these farms did not look like tenant farms.
661. O'Brien, H. R. Something new in farm leases. *Country Gent.* 84(11): 10, 33-34. Mar. 15, 1919. 6 C833  
Discusses farm leases which provide for permanent maintenance of the fertility of the soil. A model "Farm Lease Contract" drafted in 1918 by L. S. Robertson, state farm-management leader of the agricultural extension department of Purdue University, is given.
662. O'Brien, H. R. Tenancy at its worst. *Country Gent.* 84(1): 3-4, 23. Jan. 4, 1919. 6 C833  
Discussion of the ill effects of farm tenancy, especially the one-year lease, on the land and the tenant, with a description of counties in Kansas, Oklahoma, Indiana, Ohio and Iowa.
663. Robertson, Lynn. Giving the tenant a chance. *Purdue Agr. Ext. Bull.* 134, 12pp. LaFayette, Ind. June 1925.  
The study is based upon observation of sixteen rented farms in Indiana.  
A spirit of service on the part of landlord and tenant, a written lease and a one-year lease which is automatically renewed as long as

675. Hunt, W. J. Share farming on a business basis. A plan based on simple records. *Successful Farming* 25*i.e.* 26, (2): 15, 43. February 1927. 5 Sul2

Account of a farm in Bremer County, Iowa, operated by two World War veterans.

676. Huntington, Ellsworth. The handicap of poor land. *Econ. Geogr.* 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from *Who's Who*, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his *The Pulse of Progress*, pp. 11-32. New York, London, C. Scribner's Sons. 1926.

677. Iowa. Agricultural experiment station. Report on agricultural research for the year ending June 30, 1934. 191pp. Ames. 1934.

A progress report of a study of stock-share leasing, Millard Peck, leader, is given on pp. 11-12. Other progress reports of this study are given in the reports for 1930/31, pp. 7-8; 1931/32, pp. 8-9; 1932/33, p. 10; 1934/35, pp. 11-12.

678. Iowa State planning board. The second report... April 1935. 226pp., illus. [Des Moines] 1935. 280.7 Io9

Part I - Land... III. Proposed plans for advancing the recommended physical adjustment, pp. 21-30. See pp. 21-25 for sections entitled, Adjustments Arising from Tenancy, Increasing the Number of Owner Operators, and Improvement of Tenant-Landlord Relationships. A map on p. 22 shows the per cent of farms operated by tenants 1900-1930.

679. Lloyd, O. G. Farm leases in Iowa. *Iowa Agr. Expt. Sta. Bull.* 159, pp. 157-206, illus. Ames. 1915.

A 30 page abridged edition with the same title was also issued as Bulletin 159.

The facts given in this bulletin were obtained from a study of 114 different farms in representative sections of the state. "... the farms studied have been classified in various ways, so that the reasons why some farms pay better than others might be disclosed. To learn what is a fair division of the farm returns a careful study of land prices, rental rates and the rate of interest on time deposits and farm mortgages has been included. The bulletin also presents the methods of renting in use in Iowa and copies of leases are presented which call for a fair division of the farm returns as shown by the study."

680. Moss, H. E. Farm tenantry in Iowa. Evils of the present tenantry conditions in the state of Iowa. Dairy Farmer 17: 892,908. Sept. 15, 1919. 44.8 K56
681. Murphy, Louis. Make tenant into owner. Wallaces' Farmer 60(9): 258. Apr. 27, 1935. 6 W15  
A discussion of farm tenancy, with special emphasis on farm tenancy in Iowa, and of the Bankhead Bill now pending in Congress, which aims to help worthy tenants to become owners.
682. Murray, W. G., and Bentley, R. C. Corporate-owned land in Iowa. Iowa Agr. Expt. Sta. Bull. 307, pp.97-112. Ames. 1933.  
The following is quoted in part from the summary on p.98:  
"1. Corporations now own more than 7 percent of Iowa farm land.  
2. These corporation holdings vary from area to area and from county to county and also within counties... 3. Large land holdings by corporations is a new feature in Iowa history... 4. A comparison of land value and percentage of corporate land ownership shows with but few exceptions the highest percentage of the corporate-owned land in the low-land-value counties... 5. Insurance companies are by far the most extensive holders of corporate land in the state... 6. This study of corporate land ownership serves at least three purposes: (1) It indicates existence of areas in which farm loan appraisals have been out of line; (2) it shows the amount and location of land to be sold in the near future, and (3) it reveals the magnitude of the farm management problems faced by corporations holding farm land."
683. Newlin, J. J. Long-time lease. Wallaces' Farmer 44: 547. Feb. 28, 1919. 6 W15  
Describes the provisions of a long-time partnership lease between a father and son in Iowa.
684. O'Brien, H. R. Paying the rent at Sundown. Country Gent. 84(42): 5,26. Oct. 18, 1919. 6 C833  
Contains provisions of the lease of R. E. Stirling, tenant in Blackhawk County, Iowa, and Henry Watters, landlord. This is an ideal farm lease. There is also a description of the work and progress of the farm under the lease.
685. O'Brien, H. R. Some modern farm leases. Country Gent. 84(20): 8,38. May 17, 1919. 6 C833  
Contains the joint stock share lease of O. G. Lloyd, of the Iowa Agricultural Experiment Station, and the "Walnut Ridge Stock Farm Land Lease."
686. O'Brien, H. R. Something new in farm leases; it is from Iowa and is based on joint ownership of livestock. Country Gent. 85(11): 5,38, 40,42. Mar. 13, 1920. 6 C833  
Discusses and gives the text of the stock-share agreement and lease issued by Prof. O. G. Lloyd.

687. Peck, Millard. Adjusting cash rents to the prices of farm products. Iowa State Col. Agr. Econ. Facts Report no. 1, p.14. January 1932.

The method of basing the cash rent paid in a lease upon the prices of the farm products is discussed, and an example given to show how the method works out on a given farm.

688. Peck, Millard. A plan for adjusting cash rent to changes in the prices of farm products. Iowa Agr. Expt. Sta. Bull. 295, pp.189-218. Ames. 1932.

"The sliding-scale plan as described in this bulletin is intended to secure for landlords, in a period of depression, the benefits of any rise in the prices of farm products that may occur, and, at the same time assure tenants that the rents they may be required to pay will not be far out of line with the market value of their year's efforts." -p.218.

A mimeographed publication with the same title, by Mr. Peck, was issued in 1932 by the Extension Department of the Iowa State College of Agriculture and Mechanic Arts.

689. Peck, Millard. A sliding scale for renting farm land. Northwest. Banker 37(545): 12-14. December 1932. L.C.

690. Reid, M. G. Status of farm housing in Iowa. Iowa Agr. Expt. Sta. Research Bull. 174, pp.288-396, illus. Ames. 1934.

"Information has been obtained concerning 8,298 owner and 10,491 non-owner houses in 154 townships in 10 representative Iowa counties. These counties are Benton, Davis, Fayette, Madison, Mitchell, Scott, Shelby, Sioux, Story and Webster. The data obtained picture the housing of approximately 221,000 rural farm families including about one million people." -p.288.

"Income and proportion of tenancy are two of the principle factors influencing housing and housing facilities. The multiple correlation of proportion of tenancy and average value of farm land and buildings other than dwelling with average value of dwelling in the 99 counties is .7149... Of all the counties surveyed the influence of tenancy on the value of dwelling appears to be the most marked in Sioux." -pp.231-292.

691. Schickele, Rainer, Himmel, J. P., and Hurd, R. M. Economic phases of erosion control in southern Iowa and northern Missouri. Iowa Agr. Expt. Sta. Bull. 333, pp.188-232. Ames. 1935.

Land tenure (attitude of owner-operator and tenant toward the soil, land tenure influencing crop system, and type of farming, landlord-tenant relationship), pp.212-223.

Summary and conclusions regarding tenancy and soil fertility are given on pp.230-231.

692. Schickele, Rainer, and Norman, C. A. Farm tenure in Iowa. I. Tenancy problems and their relation to agricultural conservation. Iowa Agr. Expt. Sta. Bull. 354, pp.164-184. Ames. 1937.

This bulletin is a summary of discussions held with 28 county agricultural conservation committees. It is issued in cooperation with the Bureau of Agricultural Economics and Agricultural Adjustment Administration, U. S. Dept. of Agriculture, and the Land Utilization Division, Resettlement Administration.

Topics discussed are mobility of tenants, instability of ownership and insecurity of tenants, types of leases, length of leases and security of stay on farm, compensation for unexhausted improvements, minor repairs, tenant's option on the farm, rent adjustments, limitation of landlord's lien, lease provisions concerning the use of land, types of landlords, and improvements in leasing practices and general tenure conditions.

Illustrated by charts.

8. Schickele, Rainer. Farm tenure in Iowa. II. Facts on the farm tenure situation. Iowa Agr. Expt. Sta. Bull. 356, pp. 242-296, illus. Ames. 1937.

References on farm tenure in Iowa, pp. 295-296.

This bulletin which is issued in cooperation with the Land Utilization Division, Resettlement Administration, is the second in a special series published by the Iowa Agricultural Experiment Station on farm tenure in Iowa. Its chief purpose is "to make available a graphic and statistical summary of the more important facts pertaining to farm tenure in Iowa."

Topics for which information is given are extent of tenancy, types of leases, types of landlords, instability of tenure, tenure in relation to farming systems, tenure in relation to housing conditions, mortgage indebtedness, and land values.

9. Schickele, Rainer. Land, landlord and tenant. Is tenancy a menace to Iowa agriculture? Iowa Agr. Col. Ext. Serv. Iowa Farm Econ. 2(4): 12-15, illus. October 1936.

Discusses types of tenancy and leases, lease types and the land, length of lease, and tenant rights.

"Some modest steps which would lead to a more balanced and stable tenure system are: (1) Increase the tenant's assurance of staying on the farm... (2) Compensate the tenant for the unused part of improvements he has made, in case he leaves... (3) Require the landlord to provide decent housing conditions and adequate farm buildings... (4) Long-term credit at low interest rates should be made available to owner-operators only, for refinancing of old excessive loans as well as for purchasing farms they want to operate themselves."

9. Schickele, Rainer, and Himmel, J. P. Problems of land tenure in relation to land-use adjustments. U. S. Resettlement Admin., Land Utilization Div., Land-use Planning Sec. Land-use Planning Pub. 9, 47pp. December 1936. 1 95 L23

"This paper represents a technical discussion of the land tenure phase of the social and economic survey in the Tarkio Creek Erosion Control Demonstration Area in southern Iowa, in which the Iowa Agricultural Experiment Station, the University of Missouri, and the Soil Conservation Service cooperated. A complete report on the whole

687. Peck, Millard. Adjusting cash rents to the prices of farm products. Iowa State Col. Agr. Econ. Facts Report no. 1, p.14. January 1932.

The method of basing the cash rent paid in a lease upon the prices of the farm products is discussed, and an example given to show how the method works out on a given farm.

688. Peck, Millard. A plan for adjusting cash rent to changes in the prices of farm products. Iowa Agr. Expt. Sta. Bull. 295, pp.189-219. Ames. 1932.

"The sliding-scale plan as described in this bulletin is intended to secure for landlords, in a period of depression, the benefits of any rise in the prices of farm products that may occur, and, at the same time assure tenants that the rents they may be required to pay will not be far out of line with the market value of their year's efforts." -p.218.

A mimeographed publication with the same title, by Mr. Peck, was issued in 1932 by the Extension Department of the Iowa State College of Agriculture and Mechanic Arts.

689. Peck, Millard. A sliding scale for renting farm land. Northwest. Banker 37(545): 12-14. December 1932. L.C.

690. Reid, M. G. Status of farm housing in Iowa. Iowa Agr. Expt. Sta. Research Bull. 174, pp.288-396, illus. Ames. 1934.

"Information has been obtained concerning 8,298 owner and 10,491 non-owner houses in 154 townships in 10 representative Iowa counties. These counties are Benton, Davis, Fayette, Madison, Mitchell, Scott, Shelby, Sioux, Story and Webster. The data obtained picture the housing of approximately 221,000 rural farm families including about one million people." -p.288.

"Income and proportion of tenancy are two of the principle factors influencing housing and housing facilities. The multiple correlation of proportion of tenancy and average value of farm land and buildings other than dwelling with average value of dwelling in the 99 counties is .7149... Of all the counties surveyed the influence of tenancy on the value of dwelling appears to be the most marked in Sioux." -pp.231-292.

691. Schickele, Rainer, Himmel, J. P., and Hurd, R. M. Economic phases of erosion control in southern Iowa and northern Missouri. Iowa Agr. Expt. Sta. Bull. 333, pp.188-232. Ames. 1935.

Land tenure (attitude of owner-operator and tenant toward the soil, land tenure influencing crop system, and type of farming, landlord-tenant relationship), pp.212-223.

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693. Schickele, Rainer. Farm tenure in Iowa. II. Facts on the farm tenure situation. Iowa Agr. Expt. Sta. Bull. 356, pp. [242]-296, illus. Ames. 1937.

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694. Schickele, Rainer. Land, landlord and tenant. Is tenancy a menace to Iowa agriculture? Iowa Agr. Col. Ext. Serv. Iowa Farm Econ. 2(4): 12-15, illus. October 1936.

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695. Schickele, Rainer, and Himmel, J. P. Problems of land tenure in relation to land-use adjustments. U. S. Resettlement Admin., Land Utilization Div., Land-use Planning Sec. Land-use Planning Pub. 9, 47pp. December 1936. 1 95 L23

"This paper represents a technical discussion of the land tenure phase of the social and economic survey in the Tarkio Creek Erosion Control Demonstration Area in southern Iowa, in which the Iowa Agricultural Experiment Station, the University of Missouri, and the Soil Conservation Service cooperated. A complete report on the whole

study comprising phases other than the land tenure problem, and including an abstract of the present report will be published as an Iowa Experiment Station bulletin in the spring of next year." -p.3.

Contents: I. Introduction; II. Influence of Various Types of Tenure on Land Use and Erosion (topography, owner-operatorship and tenancy, types of leases in relation to land use and erosion, and effect of crop and livestock system on corn yields under various types of tenure); III. Tenure Patterns and Landlord-tenant Relationships.

696. Schultz, T. W. Economic conditions in Iowa. Iowa. Dept. Agr. Bull. 79, 39pp., illus. Des Moines. 1936. 2 Io9B

"Prepared with the assistance of H. Wayne Bitting."

Tenure of Iowa farmers, pp.29-39. Accompanied by charts which show tenure of farm operators, census years 1890-1930; per cent of all farms operated by tenants, 1900, 1910, 1920, 1930, and 1935; proportion of farm land owned and rented by operators, 1925 and 1934.

Reprinted in Iowa Yearbook of Agriculture (1935)36: 275-285. The Yearbook also contains a section, p.352, "Farm Tenancy Shows Decrease; and a table, pp.362-365, which gives statistics of acres owned by and operated by operators.

697. Shoemaker, H. J. Cash tenancy a losing game. Wallces' Farmer 45: 1104, 1105. Apr. 9, 1920. 6 W15

The writer gives figures from his Iowa farm to show that "high cash rentals on super-valued land, along with competitive high-priced labor and expensive equipment, are sure to play havoc with American cash tenancy."

698. Sliding scale farm lease. Allows for changes in price level. Wallaces' Farmer 58(19): 421. Sept. 16, 1933. 6 W15

Describes the sliding scale rent plan proposed by Millard Peck.

699. Stiles, N. L. The best farm lease. Country Gent. 88(9): 15,38. Mar. 3, 1923. 6 C833

Tells how the stock-share lease developed by the Cherokee County, Iowa, Farm Bureau works in actual practice.

700. Thaden, J. F. Standard of living on Iowa farms. Iowa Agr. Expt. Sta. Bull. 238, rev., pp.85-136. Ames. 1928.

Bibliography, pp.135-136.

This is a study of the standard of living of 451 Iowa farm families living in Boone, Story, and Sac Counties. Of these families 212 were farm owners, and the rest were farm tenants. Data are for the year ended July 1923.

701. Thomson, E. H., and Dixon, H. M. A farm-management survey of three representative areas in Indiana, Illinois, and Iowa. U. S. Dept. Agr. Bull. 41, 42pp., illus. 1914. 1 Ag84B

Information is given on both owner and tenant farmers. Contains sections on incomes received by farm tenants (pp.11-12); distribution

of the tenant's capital, relation of the tenant's capital to his income, relation of both the tenant's and landlord's capital to their income, one reason why tenants change farms (pp.20-23); systems of farm tenure (pp.34-35); comparison of crop yields on farms operated by owners with those operated by tenants (pp.35-36); etc.

702. Von Tungeln, G. H., Thaden, J. F., and Kirkpatrick, E. L. Cost of living on Iowa farms. Iowa Agr. Expt. Sta. Bull. 237, rev., 62pp., illus. Ames. 1928.

Bibliography, pp.60-62.

"This study is a record of the cost of living of 472 farm families; 212 owner, 239 tenant and 21 married hired-men families. All families in the four areas studied are included. The areas studied are located in Boone, Story and Sac Counties." -p.[4].

703. Von Tungeln, G. H., Kirkpatrick, E. L., Hoffer, C. R., and Thaden, J. F. The social aspects of rural life and farm tenantry in Cedar county, Iowa. Iowa Agr. Expt. Sta. Bull. 217, pp.437-494, illus. Ames. 1923.

The following type of information is discussed for tenants and owners in Cedar County: country of birth, age, economic and social conditions, sources of wealth, amount of cash equity in farms, assets and debts at first tenancy and first ownership. The length of contract, the form of tenancy, the proximity of landlord to the rented property and the number of visits made by the landlord are also brought out, and personal remarks of owners and tenants on economic and social, educational, and religious conditions are given.

704. Whitson, Jay. Pulling back to prosperity. A tenant [Iowa] on a stock-share lease who has found a way to profits. Wallaces' Farmer 50(41): 1311,1319. Oct. 9, 1925. 6 W15

705. Wilster, G. Soil fertility and soil tenancy. Wallaces' Farmer 45: 858. Mar. 12, 1920. 6 W15

The fertilizer problem will be considered in every landlord-tenant contract in Iowa in the future. The long-time lease is more desirable than the short-time lease and the stock-share method of renting is considered the most desirable.

#### Kansas

706. Allen, H. J. Smoking out the land hogs. Kansas plans to give the poor man a chance to buy a farm. Country Gent. 84(49): 3-4,40,42. Dec. 6, 1919. 6 C833

Calls attention to the increase in farm tenancy in Kansas and the growth in absentee landlordism. To remedy the situation three amendments to the constitution were drawn up for voting on in the 1920 election. Amendments were the Farm Homes Amendment, a good roads amendment, and an amendment making changes in the tax system so that the burden of farm taxes would be more equitably distributed. The governor of Kansas describes the plan in this article.

707. Boeger, E. A. Rent contracts in typical counties of the wheat belt. U.S. Dept. Agr. Bull. 850. 13pp. 1920. 1 Ag84B  
Material is presented which was collected in the spring of 1917 on farms in Barton County, Kans., Clay County, Nebr., Spink County, S. Dak., Barnes County, N. Dak., and Renville County, Minn.
708. Grimes, W. E. Farm leases in Kansas. Kans. Agr. Expt. Sta. Bull. 221, 52pp., illus. Manhattan. 1919.  
It is the purpose of this bulletin to point out the advantages and disadvantages of the various farm leasing methods in Kansas and suggest ways of improving them.
709. Grimes, W. E. Here it is as you want it. A stock share leasing system that has been worked out. Dairy Farmer 17: 1059, 1090. Nov. 15, 1919. 44.8 K56
710. Grimes, W. E. The stock-share lease. Kans. Agr. Expt. Sta. Circ. 155, 16pp. Manhattan. 1930.  
Contents: Stock-share leasing a method of correcting the evils of tenancy; advantages of stock-share leasing; conditions favorable to stock-share leasing; Kansas conditions and stock-share leasing; limitations of stock-share leases; drawing up the stock-share lease; provisions of the lease; adaptations of the stock-share leases; a stock-share lease.
711. Guard, S. R. Jacob, Henry, William - and Frank; a study in farm tenancy in which the golden rule and honest men displace notaries and make the problem an essentially human one. Brecker's Gaz. 77: 455, 456. Feb. 19, 1920. 49 B74  
Prather Farm in Lyon County, Kansas.
712. Harger, C. M. The biggest farm landlord; not one of the 211,000 acres of "Scully lands" is for sale. Country Gent. 84(25): 3-4, 26, 28. 1919. 6 C833  
A description of "America's greatest exhibition of systematic farm landlordism." The property is located in Illinois, Kansas, Nebraska, and Missouri.  
There is a waiting list of renters for these fertile farms and many tenants live there for long periods of time, although leases are for one year only.
713. Harger, C. M. Kansas tackles a big problem. Banker-Farmer 7(3): 3-4. February 1920. 284.28 B22  
Tells of Kansas' plan to reduce farm tenancy. It consists of three constitutional amendments - the Farm Homes constitutional amendment, an amendment permitting state tax commissions to classify property for taxation, and a good roads measure.
714. Jardine, W. M. A sound agricultural policy for Kansas. 36pp., type-written. Manhattan, Kansas. 1922. 281 J28  
The writer was assisted by Eric Englund and other members of the staff of the Kansas Agricultural Experiment Station.

See pp.9-10 for remarks on the evils of tenancy, absentee landlordism and large landholdings. "We need more facts, more sound thinking, more public enlightenment, before we definitely separate the good from the bad, and before we can legislate in these matters and be sure that we are doing what is right, what will promote greater prosperity and happiness."

715. Joel, A. H. Soil conservation reconnaissance survey of the southern great plains wind-erosion area. U. S. Dept. Agr. Tech. Bull. 556, 68pp., illus. 1937. 1 Ag84Te

This survey was made by the Soil Conservation Service at the request of the Resettlement Administration.

Farm size and land tenure as related to erosion, pp.20-21. Table 24, p.66, gives statistics of land tenure, value and size of farms for the Colorado, Kansas, Oklahoma, and Texas counties surveyed, 1935 census, and for the total surveyed area, 1930 census.

716. Kline and Shilling: the story of two progressive minded Indiana men [owner and tenant] who bank on each other's integrity in building a better farm and breeding a better herd of cattle. Hoard's Dairyman 76: 173,208. Mar. 10, 1931. 44.8 H65

717. Macdonald, A. B. City training and farm ownership. How a Kansas renter got his start. Country Gent. 85(11): 16,60-61. Mar. 13, 1920. 6 C833

The story of L. M. Jorgenson of Jewell County, Kansas.

718. O'Brien, H. R. Tenancy at its worst. Country Gent. 84(1): 3-4,23. Jan. 4, 1919. 6 C833

Discussion of the ill effects of farm tenancy, especially the one-year lease, on the land and the tenant, with a description of counties in Kansas, Oklahoma, Indiana, Ohio and Iowa.

719. The reflections of a tenant concerning penurious landlords and prodigal renters. Country Gent. 81(22): 1103-1104. May 27, 1916. 6 C833

A Kansas renter feels that the renters' problems would not be so acute and that they would take more interest in their farms if the landlords would give them long-term leases on a reasonable cash-rental basis and would not be so penurious about repairs and adequate schools for their children.

720. Rist, B. Legumes pay in tenant-landlord farming. Breeder's Gaz. 90: 169. Aug. 26, 1926. 49 B74

Discusses the methods of farm management and operation conducted on the estates of the late Lord Scully, who bought thousands of acres and let them out to tenant farmers. The lease, cash rent paid, and legumes clause in the lease are described.

Another landlord-tenant relation between a younger and older generation with the tenant the son or son-in-law of some relative to whom the land will eventually fall, is commented upon.

721. The Scully estate-- lords of 211,000 acres; the story of William Scully and his empire of farms -- absentee landlordism which is depriving thousands of a chance to win homes. *Prairie Farmer* 91: 516,602-603. Mar. 22, 1919. 6 P863A

Description of the empire of the Scully family - leased only under the system used in England and Ireland - a one-year lease, and the tenants must make all improvements.

Kentucky

722. Arnold, J. H., and Montgomery, Frank. Farming in the bluegrass region; a study of the organization and management of 178 farms in central Kentucky. U. S. Dept. Agr. Bull. 482, 29pp. 1917. 1 Ag84B  
Land tenure and cropper labor, pp.14-15. Accompanied by a table which shows the relation of tenure to capital and to rents (average of 177 bluegrass farms).
723. Burroughs, W. B. The geography of the Kentucky Knobs; a study of the influence of geology and physiography upon the industry, commerce and life of the people. *Ky. Geol. Survey. Bull. ser. 6, v.19*, 284pp., illus. Frankfort. 1926. 406 K41B  
Ownership of the land, pp.182-184,228.
724. Davis, D. H. The geography of the blue grass region of Kentucky; a reconnaissance study of the distribution and activities of man in the area of ordovician outcrop embraced by the commonwealth. *Ky. Geol. Survey Bull. ser. 6, v.23*, 215pp., illus. Frankfort. 1927. 406 K41B  
Tenancy, pp.65-68.
725. Davis, D. H. The geography of the Jackson purchase; a study of the distribution and activities of man in the gulf embayment area of western Kentucky. *Ky. Geol. Survey. Bull. ser.6, v.9*, 185pp., illus. Frankfort. 1923. 406 K41B.  
Ownership of the land, pp.125-126.
726. Davis, D. H. The geography of the mountains of eastern Kentucky; a reconnaissance study of the distribution and activities of man in that part of the Cumberland plateau embraced by the commonwealth. *Ky. Geol. Survey. Bull. ser.6, v.18*, 180pp., illus. Frankfort. 1924. 406 K41B.  
Ownership of the land, pp.100-101.
727. Forster, G. W. Land prices and land speculation in the bluegrass region of Kentucky. *Ky. Agr. Expt. Sta. Bull. 240*, pp.39-74. Lexington. 1922.  
Table VIII, p.52, gives a classification of 721 purchasers and 512 sellers according to whether they became owners through tenancy or became owners directly. Table IX, p.54, shows the number of owners, tenants, per cent of tenancy, and number of tenants per 100 owners from 1880 to 1920.

728. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

729. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.

730. Kirkpatrick, E. L., and Sanders, J. T. The cost of living among colored farm families of selected localities of Kentucky, Tennessee and Texas. A preliminary report. 13pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1925. 1.9 Ec763Co  
Data are given for cropper, owner and tenant families.

731. Kirkpatrick, E. L., and Sanders, J. T. Cost of living in farm homes in certain areas of Kentucky, Tennessee and Texas. A preliminary report. 14pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1924. 1.9 Ec763Cl  
Data are given for owners, tenants and croppers.

732. Kirkpatrick, E. L., and Sanders, J. T. The relation between the ability to pay and the standard of living among farmers. A socio-economic study of white farm families of Kentucky, Tennessee, and Texas. U. S. Dept. Agr. Bull. 1382, 32pp. 1926. 1 Ag84B  
Data are given for owner, tenant, cropper, and all families.

733. Nicholls, W. D. Farm tenancy in central Kentucky. Ky. Agr. Expt. Sta. Bull. 303, pp.127-185. Lexington. 1930.

"The chief objects of the study were to make available facts concerning the present status and trend of tenancy in this important agricultural area, the condition of tenants with respect to property ownership, standards of living, personal and community relations of tenants and their families, the earnings of landlords from tenant-operated land, the important factors determining satisfactory earnings of tenants and landlords, and other significant facts bearing on the tenancy problem."

The territory covered by the report "includes most of the Kentucky Burley Tobacco region, which embraces about one-fifth of the total area of the State, and about one-third of the total value of all farm land."

Of the farmers in this area, 37 per cent were tenants and of these "nearly 23,000 tenants, only about 6 per cent were cash tenants. About a third of the remainder were classified as croppers who are share tenants to whom landlords furnish all the work animals."

734. Nicholls, W. D. Share leasing contracts. Ky. Agr. Expt. Sta. Bull. 307, pp.417-443. Lexington. 1930.

"The types of contracts, privileges allowed tenants, and the usual share-leasing terms for different crops and dairying are summarized, and the forms of share contracts used on farms in various sections of the State are included." -Expt. Sta. Rec. 64: 573. 1931.

736. Oyler, Merton. Social and economic effects of land speculation on farm families in central Kentucky. Ky. Agr. Expt. Sta. Bull. 300, pp.35-64. Lexington. 1930.

Shifts in occupations and tenantry, pp.46-48.

737. Stuart, Jesse. Snake Blue. New Repub. 83: 304-305. July 24, 1935. L.C. A picture of Snake Blue, a Kentucky sharecropper, and his family.

#### Louisiana

738. Briggs, F. A. Land tenure is southwestern problem. Farm and Ranch 51(18): 3,14. 1932. 6 T31

"According to the writer, owner-operated farms will disappear with<sup>in</sup> a few years if the number of foreclosures continues at the present rate. A table showing the per cent of tenancy in 1930 in Texas, Oklahoma, Arkansas, Louisiana and New Mexico is given. The weak spots in our system of renting agricultural lands are pointed out.

739. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

740. Smith, T. L., Byrd, Mary, and Shafer, Karl. Mobility of population in Assumption and Jefferson Davis parishes, Louisiana. Southwest. Social Sci. Quart. 17(1): 31-37. June 1936. 280.8 So82

The following is the authors' summary of their findings, p.37:

"This study analyzed the mobility of the heads of 676 households living in the cane and rice fields of Louisiana. Our data show that the population of the rice area is characterized by higher mobility, both territorial and occupational, than the population of the cane area. The evidence seems to show that Negroes shift about within a limited area more than whites, but that long moves involving inter-state and international migrations are more prevalent among the white population. Our data seem to show no pronounced differences between the races in occupational shifting, although the mobility among whites may be slightly above that among the Negroes. Of all the occupational groups, territorial mobility is greatest among the laborers and the business and professional men. It is least among farm owners and farm tenants. The rankings in occupational mobility are similar to the rankings in territorial mobility. It is very significant that the relief population has shifted both residence and occupation more frequently than the non-relief population."

#### Maryland

741. Froley, J. W., and Smith, C. B. A system of tenant farming and its results. U. S. Dept. Agr. Farmers' Bull. 437, 20pp. 1911. 1 Ag84F

Contents: Why tenant farms deteriorate; advantages and disadvantages of tenant farming; fundamental principles of tenant farming; an example of tenant farming [a large estate in Maryland]; systems of tenant farms.

742. Gardner, Carl. Improved systems of tenancy, and suggestions for a good rent contract. Tex. Univ. Bull. 39, pp.46-55. Austin. July 10, 1915. :282 T312

Examples of successful tenancy in Maryland, Illinois, and North Dakota are cited, with attention to the system used and the successful

factors in it. The considerations essential to a good lease contract are said to be: The ability and character of owner and tenant, the nature of farming, the use of a written agreement, compensation for improvements, a fair rent, fixity of tenure, maintenance of fertility of soil, the up-keep of the place, and supervision of the tenant during the last years of the lease.

743. Hamill, W. S. The agricultural industry of Maryland. 332pp., illus. Baltimore, Baltimore assoc. com., Md. devlpmt. bur. [1934] 281.037 B21

Tenure and Color of Maryland Farm Operators, ch. X, pp. 75-92, classifies farm operators into full owners, part owners, managers, and tenants, and discusses the general character of the different classes of farm tenure, the relative importance of the classes in Maryland, the farm land area operated by these various classes, and the tenure of the classes by color of operator.

Tables show the tenure of the farm operators by counties, 1930, 1925, 1920, 1910, and 1900; the percentage distribution, by tenure of farmer and by counties for the same years; total farm land area operated by owners, managers and tenants, by counties, 1930, 1925, 1920 and 1910; value of farm land and buildings by counties, by tenure of farmers, 1930; color of farm operators, by counties, for the census years; tenure of white farm operators, by counties, for the same years; percentage distribution of white farm operators by tenure of farmers and by counties; tenure of the colored farm operators; percentage distribution of colored farm operators; farm acreage and value of farm land and buildings, by counties, by color and tenure of farm operator, 1930. All statistics are for the state of Maryland.

744. Maryland Committee on an agricultural program. Report of the Committee on an agricultural program. Appointed by Governor Albert C. Ritchie, May 15th, 1923. 62pp. [Baltimore] Nov. 20, 1923. Pam. Coll.

Farm tenancy, pp. 34-43. The following is quoted from the summary and recommendations on tenancy, p. 55:

"The worst feature of farm tenancy as it exists in Maryland is to be found in the leasing contract which fixes the income of the landlord in his share of the farm crops alone while that of the tenant is chiefly in the returns from live stock. Your committee recommends the adoption, wherever possible, of an equitable leasing contract which would pave the way for cooperation between landlord and tenant for their mutual betterment and the preservation of the soil fertility of the farm. We recommend the 'Stock Share Lease' used in Iowa or the 'Half-Share Dairy Lease' used in Illinois or Wisconsin."

745. Walker, W. P., and De Vault, S. H. Farm tenancy and leasing systems in Maryland. Md. Agr. Expt. Sta. Bull. 352, pp. 29-78. College Park. 1933.

This study covers a period of about three years, from 1928/29 to 1930/31, inclusive. Topics covered are distribution and types of tenancy in the United States; historical aspects and distribution of tenancy since 1880 in Maryland; types of leasing contracts in Maryland; comparison of farm returns to landlord and tenant; relation

between tenancy practices, crop rotation and soil maintenance; general problems concerning farm tenancy; suggested modification of present leasing agreement; and an appendix which contains a table showing expenses of landlords and tenants by areas and samples of practical farm leases used in Maryland.

Massachusetts

746. Jefferson, J. P. A study of farm ownership in Massachusetts. Jour. Farm Econ. 5(4): 214-231. October 1923. 280.8 J822

"The study reported upon in these pages was undertaken at the Massachusetts Agricultural College for the purpose of determining what had been the experience and training of the average Massachusetts farm owner. Schedules were obtained from 651 farmers, and the data presented here show the methods of acquisition of farms, the sources of purchase money and of loans, the income from farms, experience of the operators, farms previously owned by them, and the ages of farm owners. Certain explanations are given of the fact of the increasing age at which men become farm owners." -Expt. Sta. Rec. 50: 690. 1924.

Michigan

747. Dixon, H. M., and Drake, J. A. A study of farm management problems in Lenawee County, Mich. U. S. Dept. Agr. Bull. 694, 36pp. 1918. 1 Ag84B  
The basic data presented in this bulletin were obtained in a survey of 300 owner farms and 153 tenant farms.  
Owner and tenant farms compared, pp.31-36.

748. Riddell, F. T. Farm lease systems in Michigan. Mich. Agr. Expt. Sta. Circ. Bull. 102, 18pp. East Lansing. 1927.

"A popular circular setting forth the types of farm leases used in the State, and matters to be considered by tenants and landlords in drafting leases. A suggestive outline for a 50-50 livestock lease contract is included." -Expt. Sta. Rec. 57: 684. 1927.

749. Williams, F. H. Leasing livestock on shares. Mich. Farmer 152: 283,316. Feb. 22, 1919. 6 M58

Frank H. Williams, farmer-banker of Allegan, Michigan, gives in full his form for contracts with breeders who lease his live stock on shares..

Minnesota

750. Benton, A. H. Farm tenancy and leases. Minn. Agr. Expt. Sta. Bull. 178, 33pp. University Farm, St. Paul. 1918.

The purpose of this study is "to consider the rental systems and leases now in use in Minnesota and to make suggestions as to how they may be made satisfactory to both landlord and tenant and more conducive to better farming. No effort is made to go into the details of the evils to tenancy, to discuss its causes, or to suggest a remedy."

Kinds of leases considered are: The one-third crop share lease; the one-half crop share lease; the crop and stock share lease; the one-third crop and stock share lease; and the cash lease.

751. Black, J. D., and Zimmerman, C. C. Family living on successful Minnesota farms. Minn. Agr. Expt. Sta. Bull. 240, 25pp. University Farm, St. Paul. 1927.

"This is a study of 50 owner and 15 tenant farm families selected as the most successful out of a study of 477 owner and 217 tenant families in 13 communities in Minnesota.

"Tables with explanatory text are included showing the sources of receipts and distribution of expenditures of the owner and tenant families, and making comparisons with those of the other families in the study, of families included in other studies, and the incomes of Minneapolis teachers, the staff of teachers of the College of Science, Literature, and Arts of the University of Minnesota, and other city families." -Expt. Sta. Rec. 58: 788. 1928.

752. Boeger, E. A. Rent contracts in typical counties of the wheat belt. U. S. Dept. Agr. Bull. 850, 13pp. 1920. 1 Ag84B

Material is presented which was collected in the spring of 1917 on farms in Barton County, Kans., Clay County, Nebr., Spink County, S. Dak., Barnes County, N. Dak., and Renville County, Minn.

753. Cavert, W. L. Adjusting farm rentals to fluctuating values. Farm and Dairy 53(6): 95. June 1934. 7 F23

Contains several suggestions for the arrangement of a contract that "automatically adjusts itself to either up-turns or down-turns of prices."

754. Cavert, W. L. Adjusting farm rentals to fluctuating values. Minn. Univ. Agr. Ext. Circ. 42, 4pp. University Farm, St. Paul. 1933.

As a guide to a contract arranged so that it automatically adjusts itself to either up-turns or down-turns of prices the following suggestions are given and discussed: "1. Pay rents in terms of the leading products. 2. In those cases where the custom has been to give a share of the grain and cash for hay and pasture, give a larger share of the grain and pay no cash rent."

755. Cavert, W. L. Farm lease contracts. Minn. Univ. Agr. Ext. Div. Spec. Bull. 51, 8pp. University Farm, St. Paul. 1921. 275.29 Minn.

It is suggested that a fair share lease "is one in which each party contributes to the expenses in the same proportion that he shares in the proceeds." An illustration is given for a half-and-half livestock lease. Information is also given as to the type of lease to select, the length of the lease, the necessity for making all points clear when drawing up a contract, the form of contract, the selection of a farm, the selection of a tenant by the landlord, the means for keeping up the productivity of the farm, compensation to tenants for improvements, and the methods of obtaining assistance in rental problems.

756. Cavert, W. L. Farm leases in Minnesota. Minn. Univ. Agr. Ext. Div., Minn. Farm Business Notes, no. 33, pp.1-4. Aug. 20, 1930. 275.29 M663  
Gives information on length of leases, term leases, compensation for unexhausted improvements, and kinds of leases.
757. Cavert, W. L. Points on farm leases. Successful Farming 22(3): 14, 90. March 1923. 6 Sul2  
The kind of lease, length of lease, the kind of tenant, and the social significance of tenancy are discussed.
758. Cavert, W. L. Suggestions on farm leases. Minn. Univ., Agr. Ext. Div., Spec. Bull. 153, 16pp. University Farm, St. Paul. 1932.  
Suggestions on getting a good tenant, getting a good farm, the kind of lease, livestock leases, length of lease, keeping up productivity of the soil, giving the tenant an incentive to a good farming program, stimulating the tenant's interest in local government, making all points in the lease clear to the tenant and to the landlord, agreement regarding weed control plan, and climbing the agricultural ladder. An appendix gives suggested provisions for the lease regarding alfalfa, clover and weeds.
759. Cavert, W. L. Timely adjustments in farm leases. Minn. Univ., Agr. Ext. Div., Minn. Farm Business Notes, no. 116, pp.1-3. July 20, 1932. 275.29 M663  
Among the topics discussed are adjusting leases to changing prices, the drawing up of leases that will give the tenant an incentive to good farming, the weed problem, encouraging suitable seed, and the avoidance by the tenant of unrestricted sale clauses in his contract.
760. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7  
Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."  
Illustrated by maps.  
Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.
761. Minnesota State Department of agriculture, dairy and food. Minnesota state farm census, 1934. Minn. Dept. Agr. Dairy and Food Bull. 18, 9pp. St. Paul, Feb. 1, 1935. 2 M662

Included in the data given are statistics for the number of farms, classified by owners and renters for each of the counties of the state. Other numbers of the Bulletin should be consulted for statistics for earlier years.

Mississippi

762. Biggest cotton plantation... in the U. S. is the sixty square miles of Delta & Pine Land Co. of Scott, Mississippi. Its ownership is English, its labor 1,000 negro sharecropper families, and its 1936 net \$153,600. A fortunate freak in cotton. Fortune 15(3): 125-132, 156, 158, 160. March 1937. 110 F772
763. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U. S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L  
Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.
764. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D.C., U. S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La  
Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.
765. Croppers' co-op: Sherwood Eddy helps poor tenant farmers to help themselves. Lit. Digest 123(6): 7-8. Feb. 6, 1937. 110L
766. Dickson, H. Cotton blossoms out. Country Home 56(12): 10-11, 31-32, 33-34. December 1932. 6 F22  
Describes the life of more than 700 tenants, mostly negroes, on the Panther Burn Plantation [Mississippi?]. "where nine thousand open acres are being cultivated with the promptitude and accuracy of a banking corporation."
767. Federal council of the churches of Christ in America, Dept. of research and education. The Delta cooperative farm. Fed. Council of Churches of Christ in Amer., Dept. Research and Ed. Inform. Serv. 15(24): [2]. June 13, 1936. 280.9 F31  
This is an account of the Delta Cooperative Farm at Hillhouse, Bolivar County, Miss., which is being settled by both white and negro tenant farmers evicted from their homes in Arkansas. Sherwood Eddy and others are aiding them. "The Rust Brothers, inventors of the mechanical cotton picker... have formed the Rust Foundation which will utilize nine-tenths of the profits from the machine to found a series of cooperative farms, cooperative stores, and educational projects for white and colored agricultural workers."  
"The [cooperative] organization has a vital relation to the Southern Tenant Farmers' Union. It will seek to encourage the development of a strong union and to train intelligent leaders. It will stress the need for protection of civil liberties."

768. Franklin, S. H., Jr. The Delta cooperative farm. Rural Amer. 15(1): 5-6. January 1937. 281.28 C83

An account of the Delta Cooperative Farm at Hillhouse, Mississippi, its origin, size, trustees, principles, etc. The four principles given are: Efficiency in production and economy in finance through the cooperative principle; participation in the building of a socialized economy of abundance; social justice; realistic religion as a social dynamic.

769. Franklin, S. H., Jr. The Delta cooperative farm, Hillhouse, Mississippi. 8page folder. [New York. 1936?] Pam. Coll.

Gives the history and principles of this cooperative farm established for needy tenants and sharecroppers.

770. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

771. Goodman, W. M. Glenwild plantation; the South's greatest stock farm. Farming 20(8): 249-254. September 1922. 6 F2298

"This plantation is near Grenada, Mississippi, and is owned by Mr. John Boden. The farm is operated by twenty-seven negro tenants and one white tenant, all as share croppers under central management." -Agr. Econ. Bibliog. no. 30, item 144.

772. Hubert, B. F. The role of the small southern farm in the future land utilization program. Opportunity 11(9): 264-268. 1933. L.C.

Alabama, Georgia, Mississippi, and South Carolina are the states studied in this article in which the situation today is examined, the trends discussed, and suggestions made for a program for the future.

Moderate-sized farms, rather than large-scale corporate farms, seem to be indicated for this area. A program for the Southeast should include a reclassification of lands, more efficient operators, a more liberal land tenure system, more land ownership, cooperation, and well-trained energetic, practical leadership.

Recommendations which apply specifically to negro farmers are also given.

773. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his *The Pulse of Progress*, pp.11-32. New York, London, C. Scribner's Sons. 1926.

774. Mississippi State planning commission. Farm tenancy in Mississippi. 28pp., illus., mimeogr. Jackson. 1937.

"Release no. 7, March 1, 1937."

"This report is aimed primarily at posing the question of farm tenancy in the light of social and economic conditions as they exist in Mississippi and in other sections of the country at this time, and is not an attempt to offer a panacea." -p.6. It contains information on the extent and trend of farm tenancy, farm tenancy as to color, ownership and length of tenure, and the relation between farm tenancy and size of farms, income, value of farms and farm buildings, home ownership, home conveniences, vital statistics, illiteracy, homicide rate, and education cost.

Illustrated by maps, charts and statistical tables.

775. Niebuhr, Reinhold. Meditations from Mississippi. *Christian Century* 54(6): 183-184. Feb. 10, 1937. L.C.

A reply by H. B. Lewis, a native of Mississippi, to this article which is critical of Southern, particularly Mississippi, treatment of white and negro tenants and laborers, is given in the Feb. 24 issue of the *Christian Century*. Mr. Niebuhr considers the Delta Cooperative Farm "the most significant experiment in social Christianity now being conducted in America."

776. Roland, John. Cotton hands that stay. How some Mississippi plantation owners hold their renters and croppers. *Country Gent.* 82(51): 4-5. Dec. 22, 1917; (52): 21,24. Dec. 29, 1917. 6 C833

"Good housing, space for a garden, considerate and honest treatment are some of the ways in which progressive Mississippi plantation owners hold their tenants." -Agr. Econ. Bibliog. no. 64, item 886.

777. Self-help for share-croppers. *Lit. Digest* 121(15): 16. Apr. 11, 1936. 110L

Describes the Sherwood Eddy cooperative farm, which is a 2,100-acre cotton cooperative experiment farm for evicted share-croppers near Hillhouse, Mississippi. The farm which is known as the Sherwood

Cooperative Farm No. 1, will use the mechanical cotton picker invented by John D. and Mack D. Rust.

"Twenty families will take part in the cooperative venture this year. They include nine who were already on the tract. Each family will have its individual home, tho owned in common with all other families. Personal effects will be owned individually. Each householder will have his own half-acre garden for raising vegetables."

778. Stone, A. H. A plantation experiment. Quart. Jour. Econ. 19(2): 270-287. February 1905. 280.8 Q2

Describes the results after six years of the experiment on Dunleith Plantation in Washington County, Mississippi. In order to build up an "assured tenantry" the following features were made use of: "uniformity of tenant system, all land being rented at a fixed cash rental; the sale of stock, implements, and wagons to tenants upon exceptionally favorable terms; the exercise of proper supervision over the crop; the use of a contract defining in detail the undertakings of each party; the handling and disposition of the gathered crop by the plantation management... The plan was to select a number of negro families, offer them the best terms and most advantageous tenant relation; and so handle them and their affairs as to make them reach a condition approaching as nearly as possible that of independence. The hope was that, having accomplished this purpose, we would thereby also have in large measure solved the labor problem, having attached to the plantation by ties of self-interest a sufficient number of these independent renters to make us in turn measurably independent of the general labor situation."

Also catalogued as a separate publication with call number 281 St7.

779. Waldron, J. C. King cotton and his slaves. Nation 138(3598): 703-705. June 20, 1934. 110N

Describes conditions among share croppers in Arkansas, Tennessee, and Mississippi.

#### Missouri

780. Harger, C. M. The biggest farm landlord; not one of the 211,000 acres of "Scully lands" is for sale. Country Gent. 84(25): 3-4, 26, 28. 1919. 6 C833

A description of "America's greatest exhibition of systematic farm landlordism." The property is located in Illinois, Kansas, Nebraska, and Missouri.

There is a waiting list of renters for these fertile farms and many tenants live there for long periods of time, although leases are for one year only.

781. Johnson, O. R. Acquiring farm ownership by payments in kind. A plan to permit tenants to buy farms through annual product payments. Missouri Agr. Expt. Sta. Bull. 378, 12pp., illus. Columbia. 1937.

782. Johnson, O. R. The farm tenant and his renting problems. Missouri Agr. Expt. Sta. Bull. 315, 31pp. Columbia. 1932.

This report "is in part an extract from Missouri Station Bulletin 167 (now out of print) and in part a presentation of more recently developed facts, figures and principles that will serve as useful guides in leasing of land."

783. Johnson, O. R., and Foard, W. E. Land tenure. Missouri Agr. Expt. Sta. Bull. 131, pp.59-110. Columbia. 1914.

The investigation reported in this bulletin is the result of a farm management survey of four townships in west Johnson County, Missouri, from the standpoint of land tenure.

784. Johnson, O. R. Landlord and tenant gain with a good farm lease. Missouri Ruralist 77(26): 3,12. Dec. 26, 1936. 6 R8391

A discussion of leases and how they should be drawn so as to give the land owner a fair return on his investment and to the tenant a contract that affords him a fair degree of safety.

785. Johnson, O. R., and Green, R. M. Renting land in Missouri. Share, share-cash, and cash systems, with model forms of lease. Missouri Agr. Expt. Sta. Bull. 167, 52pp., illus. Columbia. 1920.

786. Missouri Agricultural experiment station. Work of the Agricultural experiment station... the report of the director for the year ending June 30, 1934. Missouri Agr. Expt. Sta. Bull. 358, 122pp. Columbia. 1934.

The following is a report on a land tenure project, O. R. Johnson and B. H. Frame, leaders, pp.29-30:

"In 1933 in the Atchison-Nodaway areas 46 farmers who operated only the land they owned made an average labor income of \$609. Those who rented some land in addition to what they owned made a labor income of \$940, and the tenants that farmed only rented land made \$1170 labor income for the crop share tenant and \$1442 for the livestock share tenant. The average labor income for 133 owner-operated farms studied in the entire area was \$339; that of the farmer who rented some additional land \$780; that of the live stock share tenant \$1114; and the crop share tenant \$972. The average labor income for all farms studied was \$629."

787. Rist, E. Legumes pay in tenant-landlord farming. Breeder's Gaz. 90: 169. Aug. 26, 1926. 49 B74

Discusses the methods of farm management and operation conducted on the estates of the late Lord Scully, who bought thousands of acres and let them out to tenant farmers. The lease, cash rent paid, and legumes clause in the lease are described.

Another landlord-tenant relation between a younger and older generation with the tenant the son or son-in-law of some relative to whom the land will eventually fall, is commented upon.

788. The Scully estate-- lords of 211,000 acres; the story of William Scully and his empire of farms -- absentee landlordism which is depriving

thousands of a chance to win homes. Prairie Farmer 91: 516,602-603. Mar. 22, 1919. '6 P883A

Description of the empire of the Scully family - leased only under the system used in England and Ireland - a one-year lease, and the tenants must make all improvements.

789. Spillman, W. J. Factors of successful farming near Monett, Mo. U. S. Dept. Agr. Bull. 633, 28pp. 1918. 1 Ag84B  
Tenure, pp.24-26. Accompanied by two tables which show relation of tenure to profits, 132 farms, and relation of a given amount of capital to farm income of owners and tenants, 220 farms.

#### Montana

790. Cutting, M. C. Farm relief by factory methods; Fairway farms corporation, Montana. Nation's Business 18: 47-48. February 1930. 286.8 N212

791. Renne, R. R. Montana land ownership; an analysis of the ownership pattern and its significance in land use planning. Mont. Agr. Expt. Sta. Bull. 322, 58pp.; illus. Bozeman. 1936.

"A brief summary of the more important findings of this study were published in Montana Experiment Station Bulletin 310, 'Readjusting Montana's Agriculture: IV. Land Ownership and Tenure.' This larger bulletin gives the details of the method and the data upon which these findings are based, together with a more complete discussion of their social and economic implications." -p. [6].

Contents: Summary and conclusions; I. The present ownership pattern (Lands owned by public agencies, corporate-owned lands, private individual holdings); II. Trends in ownership (recent changes in ownership, immediate causes of recent changes, fundamental causes of recent changes); III. Future use and control of land (the correction of present maladjustments, recent progress in land use planning and control -consolidation of farms, cooperative grazing districts, Taylor grazing districts, Federal purchase of private lands).

Maps show lands owned by the federal government, the state, county governments, railroads, investment and mortgage companies, commercial banks, insurance companies, federal and joint stock land banks, the four principal lending agencies, miscellaneous corporations, residents, and individuals residing outside the state, by legal townships in 1934; ownership pattern of Petroleum County; active federal land purchase projects in Montana as of April 20, 1936; and ownership pattern of Petroleum County which will be established if and when the federal government completes purchases on all lands optioned up to January 1, 1936..

792. Renne, R. R. Readjusting Montana's agriculture. IV. Land ownership and tenure. Mont. Agr. Expt. Sta. Bull. 310, 24pp., illus. Bozeman. 1936.

The purpose of this publication is to show: "(1)-The present Montana land ownership and tenure pattern, (2) the recent changes and trends in ownership and tenure and their causes, (3) the land

use problems arising from such patterns and trends, and (4) how these problems are being or may be met satisfactorily."

Maps given show county owned lands, railroad lands, lands owned by the four principal lending agencies, resident and non-resident owned lands, in Montana, by legal townships, 1934; ownership pattern of Petroleum County, by legal townships, 1935; percentage of farms operated by tenants, and by full owners in Montana counties, 1935; and ownership pattern of Petroleum County which will be established if federal government completes purchase on all lands optioned up to January 1, 1936.

The correction of present maladjustments in the use of both range and farm lands is said (p.22) to depend largely upon the grouping or blocking out of the "small, uneconomical parcels into units of proper size, and placing them under such management, public or private, as is necessary to maintain and improve productivity." This blocking out "may be accomplished in four principal ways: (1) Consolidation of farms by the more successful farmers taking over adjoining lands abandoned by their less successful neighbors, (2) voluntary grouping of ranchers to form cooperative grazing districts and thereby acquire effective control of a given area, (3) establishment of Taylor Grazing districts administered by the United States Department of the Interior, and (4) outright purchase of most of the numerous small, privately owned tracts by the federal government."

793. Renne, R. R. Significance of the ownership pattern to land use planning. Jour. Farm Econ. 17(3): 423-432. August 1935. 280.8 J822

"... the pattern of ownership is a particularly important factor in determining both the character and success of the land use planning program. Maladjustments in the use of land, while not confined to any given areas or region of the United States, seem to be particularly acute in the western Great Plains area. The problem of working out an effective land use program in this region is particularly complicated because a large proportion of the land is broken up into a myriad of separate absentee-owned properties scattered in shotgun fashion. This condition is largely the result of our earlier policy of planless settlement."

The subject is discussed under four main subheads: Development of present ownership patterns; relationship between present ownership patterns and existing maladjustments; the correction of present maladjustments; recent progress in land use planning and control.

A map shows the ownership pattern of Musselshell County, Montana, in 1934. A table shows land ownership by type of agency in the same county.

794. Renne, R. R. Western land policies and recent ownership trends. Jour. Land & Pub. Utility Econ. 12(1): 33-43. February 1936. 282.8 J82

The historical background of policies of planless settlement in the West is presented first, followed by a detailed analysis of the ownership of Montana lands by public agencies, corporations, and private individuals. Recent changes in ownership, causes of these changes, and the future control of the land are then discussed.

Corrections of the maladjustments noted [i.e., overspeculation in land, overdevelopment of local government, and improper utilization of land] are said to depend "to a large extent upon a grouping or blocking out of these small tracts into units of economical size controlled for maximum productivity." This blocking out is being accomplished by "the consolidation of farms by the more successful farmers taking over lands abandoned by their less successful neighbors"; by "the voluntary grouping together of ranches to form cooperative grazing districts and thus acquire effective control of a given area"; by "the establishment of Taylor grazing districts and their administration by the Department of the Interior"; and by "the outright purchase by the Federal Government of most of the numerous small privately owned tracts in selected areas." Three projects have been set up under the submarginal land purchase program.

Illustrated by maps.

795. Selby, H. E. Farm rental terms. Mont. Agr. Expt. Sta. Circ. 119, 16pp. Bozeman. 1923.

"The author describes some common renting systems and terms, particularly those found in Montana. The most common system there is share renting, in which the tenant pays the landlord a fixed share of the crops, as one-third or one-half. The more elaborate system of partnership share renting is employed chiefly for the carrying on of livestock farming. He discusses in some detail the items of farm receipts and expenses as a basis for estimating the farm income and its division between landlord and tenant. Estimates obtained in a farm management survey on an actual Montana dry-land farm, which typify a rather simple renting arrangement, are used as illustration in this connection. A similar statement for a partnership share renting arrangement on an actual Gallatin Valley irrigated farm is given, illustrating the division of farm income under more complicated renting terms. A sample farm lease form is included." -Expt. Sta. Rec. 51: 293-294. 1924.

796. Slagsvold, P. L. An analysis of agriculture on the Valier irrigation project. Mont. Agr. Expt. Sta. Bull. 330, 47pp., illus. Bozeman. 1936.

Farm ownership and tenancy, pp. 25-26. Accompanied by a table which shows the distribution of owners and tenants on the project, 1926, 1932, 1933, 1934, 1935, and 1936.

797. Slagsvold, P. L. An analysis of the present status of agriculture on the Sun River irrigation project. Mont. Agr. Expt. Sta. Bull. 321, 60pp., illus. Bozeman. 1936.

"The present study was undertaken for three purposes: First, to obtain an inventory of physical and economic resources and conditions on the project; second, to develop bases for suggested improvements in farm organization and practices; third, to help determine the economic size of unit for the project." -p.5.

Land tenure, pp.54-55. Table 14, p.54 gives statistics of the number of owners and number and percent of tenants in the Greenfields and Fort Shaw divisions, annually 1920-1933.

798. Tootell, R. B. Land settlement mistakes and new land laws. Mont. Agr. Col. Ext. Bull. 136, pp.6-9. Bozeman. 1933.

The writer discusses the problems traceable to the mistakes of the homestead period of Montana "which seem to have some possibilities of solution through the use of land legislation enacted by the last Montana session." Range control by operator ownership and through cooperative leases is discussed. Two measures passed by the legislature - an act permitting land trading and the grazing district law - seem to offer many possibilities. However, land reorganization is handicapped in many counties because it is not possible to make exchanges of land in which public domain is involved. The grazing district law facilitates cooperative leasing.

799. Wilson, M. L. The Fairway Farms project. Jour. Land & Pub. Utility Econ. 2(2): 156-171. April 1926. 282.8 J82

"The Fairway Farms Corporation of Montana, a nonstock, nonprofit corporation, was organized in 1924 to carry out the first of a series of experiments to find and demonstrate better practices in adjusting the relations of farmers to the land. Eight farm units have been created, five of which, ranging from 130 to 3,040 acres in size, were in operation in 1925. The organization and financing of the corporation, the farms selected, terms under which farms were acquired, methods of securing tenant-purchasers, the organization and practice adopted for each farm, the equipment furnished the tenant-purchasers, and some of the results of the first year are described." -Expt. Sta. Rec. 55: 784. 1926.

#### Nebraska

800. Boeger, E. A. Rent contracts in typical counties of the wheat belt.

U. S. Dept. Agr. Bull. 850, 13pp. 1920. 1 Ag84B

Material is presented which was collected in the spring of 1917 on farms in Barton County, Kansas., Clay County, Nebr., Spink County, S. Dak., Barnes County, N. Dak., and Renville County, Minn.

801. Filley, H. C., and Taylor, E. L. Share-cash farm lease. Nebr. Agr. Col. Ext. Circ. 803, folder, rev. Lincoln. January 1931.

Suggestions and a sample lease.

802. Filley, H. C., and Taylor, E. L. Stock-share farm lease. Nebr. Agr. Col. Ext. Circ. 804, folder, rev. Lincoln. January 1931.

Suggestions and a sample lease.

803. Harger, C. M. The biggest farm landlord; not one of the 211,000 acres of "Scully lands" is for sale. Country Gent. 84(25): 3-4,26,28. 1919. 6 C833

A description of "America's greatest exhibition of systematic farm landlordism." The property is located in Illinois, Kansas, Nebraska, and Missouri.

There is a waiting list of renters for these fertile farms and many tenants live there for long periods of time, although leases are for one year only.

804. Kano, Hisanori. Farm tenantry in Nebraska compared with farm ownership. 42pp., multigr. Lincoln, Nebr. 1918. 281 K13

Thesis (M.A.)- University of Nebraska.

"This study is based upon two preceding pieces of work, first the field work done by the Farm Management Demonstrations, University of Nebraska in securing the records, and second their office work in summarizing the individual farm records. This thesis work begins with the classification of the individual records as to tenure of the farms, that is, owned farms, part owned, share-cash rented, and cash rented."

The author discusses farm tenantry in Thurston, Gage and Seward counties under the following headings: Tenure of the land, use of the land, disposal of crops, live stock in relation to crops, man labor and horse labor, capital, expenses and receipts, returns for labor and capital, and average age and experience of the operators.

805. Kifer, R. S. Farm relief and rehabilitation problems in the loess hills of central Nebraska (as typified by Sherman County, Nebraska). U. S. Works Progress Admin., Social Research Div. Research Bull. K-1, 36pp., illus., mimeogr. March 1936. 173.2 W89Rek

This is one of a series of research bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. The study was undertaken by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of farm land, p.15; Tenure of farmers, pp.15-16. Table 18, p.32 shows proportion of land held by types of owners, Sherman County, 1935; Table no. 19, p.32, shows the proportion of farm land held by resident or non-resident owners and proportion farmed by owner or tenant, Sherman County, 1935.

806. Pevehouse, H. M. Conditions in the southwestern wheat area which affect the rehabilitation program (as typified by Perkins County, Nebraska). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-3, 39pp., illus., mimeogr. May 1936. 173.2 W89Rek

This is one of a series of research bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership and tenancy, p.12.

Table 16, p.33, shows value of property, amount of liabilities, and net worth of 36 farmers on loam soil and 37 farmers on sandy loam soil, by size of farms and tenure of operator, in the county, 1935.

Table 17, p.34, shows the tenure of operator and residence of owner of farm land.

Table 24, p.39, shows average financial condition of 5 owners and 29 renters, who received drought relief loans in 1934, by size of farms.

807. Rankin, J. O. Cost of feeding the Nebraska farm family. A comparison of costs and standards of food consumption of owners, part-owners, and tenants. Nebr. Agr. Expt. Sta. Bull. 219, 36pp. Lincoln. 1927.

808. Rankin, J. O. Landlords of Nebraska farms. Nebr. Agr. Expt. Sta. Bull. 202, 38pp., illus. Lincoln. 1924.

This bulletin is based largely on a survey conducted in cooperation with C. J. Galpin and L. C. Gray of the Bureau of Agricultural Economics, U. S. Dept. of Agriculture.

"Information was secured with reference to 654 landlords, 495 of whom owned full tenant farms, while 159 owned only the rented portions of the part-owner farms. Nearly half of these landlords owned two or more farms apiece. A comparison is made between returns from the 1900 census with those from this survey. A marked contrast is noted between the number of one-farm owners in 1920 in the region surveyed and in the United States as a whole in 1900 as revealed by the census. In the latter case 80 per cent owned only one farm apiece.

"Practically one-half of this discussion deals with the business relations of landlords and their tenants, setting forth terms of leases, what each contributes; the percentage of the personal property furnished by landlords and tenants; the compensation, supervision of farms, and work done by landlords; and the landlord's share, giving particularly his share of the corn, wheat, oats, and barley, and alfalfa and other hay crops." -Expt. Sta. Rec. 52: 589. 1925.

809. Rankin, J. O. The Nebraska farm family. Some land tenure phases. Nebr. Agr. Expt. Sta. Bull. 185, 31pp., illus. Lincoln. 1923.

"This study is based mainly upon the results of a cooperative survey conducted [with L. C. Gray and C. J. Galpin of the U. S. Dept. of Agriculture] in 1920-21 of about 1,145 farm homes in ten selected areas in eastern and southern sections of Nebraska. Some data are included from a survey made in cooperation with the Inter-church World Movement in 1920.

"Of the tenants studied 44.6 per cent were related to their landlords. Most related tenants have practically as much interest in the community as do owners. Such relationship affects rental terms, and is affected in many ways by tenure variation tending to reduce the number of farms on which tenure problems become serious.

"Other phases of the tenure situation analyzed from this survey are the marital condition of operators, the number and marital condition of hired men, the ages of operators and their wives, the birth-place of parents and children, education, and serious illness." -Expt. Sta. Rec. 49: 189. 1923.

810. Rankin, J. O. Nebraska farm homes; a comparison of some living conditions of owners, part-owners, and tenants. Nebr. Agr. Expt. Sta. Bull. 191, 48pp., illus. Lincoln. 1923.

Bibliography, pp.46-48.

Issued in cooperation with the Bureau of Agricultural Economics, U. S. Dept. of Agriculture.

"Additional data gathered from a survey of about 1,140 farms in Nebraska... are the basis of this discussion, comparing the farms of owners, part owners, and tenants in the matters of housing; drainage, windbreaks, sites, and views; gardens and fruits; farm buildings and water supply; power and lighting; and modern water, heating, and lighting systems." -Expt. Sta. Rec. 49: 595. 1923.

811. Rankin, J. O. Nebraska farm tenancy. Some community phases. Nebr. Agr. Expt. Sta. Bull. 196, 50pp., illus. Lincoln. 1923.

Bibliography, pp.43-50.

Based mainly on the results of a survey conducted in cooperation with L. C. Gray and C. J. Galpin of the Bureau of Agricultural Economics, U. S. Dept. of Agriculture. Data in this survey are analyzed "from the point of view of community phases of land tenure, setting forth the growth of tenancy in Nebraska from 1880 to 1920; the distance to community activities; tenure changes from 1911 to 1920; shifts to and from the farms surveyed, 1911 to 1920; communication by means of the automobile, telephone, mail delivery, and country roads; churches, lodges; and farm organizations; and amusements." -Expt. Sta. Rec. 50: 290. 1924.

812. Rankin, J. O. Steps to Nebraska farm ownership. Nebr. Agr. Expt. Sta. Bull. 210, 32pp., illus. Lincoln. 1926.

This is a study of the methods by which a thousand Nebraska farmers obtained the farms they were operating. It is based upon the results of a survey conducted in 1920 in cooperation with C. J. Galpin and L. C. Gray of the Bureau of Agricultural Economics, U. S. Dept. of Agriculture.

813. Rankin, J. O. Tenure and farm investment in Nebraska. Nebr. Agr. Expt. Sta. Bull. 205, 36pp., illus. Lincoln. 1925.

The new materials presented in this bulletin were secured through the cooperation of L. C. Gray and C. J. Galpin of the Bureau of Agricultural Economics, U. S. Dept. of Agriculture.

"The investment in about 1,000 farm business<sup>es</sup> in southeastern and central Nebraska... is analyzed to indicate the amount and kind of investment per farm or per 100 acres by farmers in certain tenure groups.

"About 87 per cent of the investment of 1,034 farms was in real estate; 6 per cent in livestock, 3 per cent in implements, and 1 per cent each in funds on hand, unsold crops, growing crops, and feed, seed, and other items. Owners had one and one-half times as great livestock investment per farm as tenants and slightly greater than part owners. The equipment per 100 acres averaged \$2,960 among owners and about \$2,200 among part owners and tenants, but varied greatly with the type of farming." -Expt. Sta. Rec. 53: 189. 1925.

A Summary Report based on this bulletin, having the same title, was published in mimeographed form, by U. S. Dept. Agr. Bur. Agr. Econ. 1925.

814. Rankin, J. O. A thousand Nebraska farm families and their homes in ten survey areas. 18pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1924. 1.9 Ec763T

In cooperation with the University of Nebraska.

"A paper summarized before the Sixth Annual Conference of the American Country Life Association held in St. Louis, Missouri, November 9-11, 1923."

The author discusses his material under the following headings: "(1) the farm family, (2) its housing conditions, including the house itself, its surroundings, and its equipment, as a place in which to live a satisfactory life, and (3) the relation of the family to the community and the rest of humankind."

"In 1920, a socio-economic study of about 1140 Nebraska farm homes was made, mainly under the auspices suggested in the opening paragraph of this paper. For a number of years prior to that time, tenancy had been discussed in that state even more vigorously than in most other states. The data were therefore grouped and tabulated in such a way as to furnish a means of comparing owners, part-owners, and tenants point by point throughout the whole range of economic and other welfare." -p.3.

The address was also published in Jour. Rural Ed. 3(4-5): 155-162, 217-225. December 1923-January 1924.

815. Rist, B. Legumes pay in tenant-landlord farming. Breeder's Gaz. 90: 169. Aug. 26, 1926. 49 B74

Discusses the methods of farm management and operation conducted on the estates of the late Lord Scully, who bought thousands of acres and let them out to tenant farmers. The lease, cash rent paid, and legumes clause in the lease are described.

Another landlord-tenant relation between a younger and older generation with the tenant the son or son-in-law of some relative to whom the land will eventually fall, is commented upon.

816. The Scully estate-- lords of 211,000 acres; the story of William Scully and his empire of farms -- absentee landlordism which is depriving thousands of a chance to win homes. Prairie Farmer 91: 516,602-603. Mar. 22, 1919. 6 P883A

Description of the empire of the Scully family - leased only under the system used in England and Ireland - a one-year lease, and the tenants must make all improvements.

817. Stewart, P. H. Live stock, leases and soils in eastern Nebraska. Breeder's Gaz. 83: 70-71. Jan. 18, 1923. 49 B74

New Hampshire

818. Woodworth, H. C. Farm leases. N. H. Univ., Ext. Serv. Circ. 168, 6pp. Durham. 1935.

Written particularly for the young man who is starting to farm. Advocates share leases and discusses what should go into the contract.

New Jersey

819. Billings, G. A., and Beavers, J. C. Systems of farming in central New Jersey. U. S. Dept. Agr. Farmers' Bull. 472, 40pp. 1911 1 Ag84B  
A successful tenant farm under the four-crop system, pp.30-38.

820. Turner, H. A. Systems of renting truck farms in southwestern New Jersey. U. S. Dept. Agr. Bull. 411, 20pp. 1916. 1 Ag84B

"The facts on which this discussion is based were collected in the summer of 1914 in a truck-farming area in southwestern New Jersey. The purpose of the study was to make a comparative analysis of the methods of renting in vogue in such an area, to find the sources and amounts of the expenses and income, how they were divided between landlord and tenant, and what kind and how much capital was furnished by each party to the contract. Tenants to the number of 246 were visited on their farms and inquiries made of them concerning methods of renting, capital employed, crops grown, and the receipts and expenses for the crop year 1913. The records secured are representative of the section, and include a number of farms under each system of renting for each of two types of truck farming, early and late. On many of these farms dairying is combined with trucking."

New Mexico

821. Briggs, F. A. Land tenure is southwestern problem. Farm and Ranch 51(18): 3,14. 1932. 6 T31

According to the writer, owner-operated farms will disappear within a few years if the number of foreclosures continues at the present rate. A table showing the per cent of tenancy in 1930 in Texas, Oklahoma, Arkansas, Louisiana and New Mexico is given. The weak spots in our system of renting agricultural lands are pointed out.

822. Pevehouse, H. M. Natural and economic factors affecting rehabilitation in the upper South plains of the Texas panhandle and the high plains of eastern New Mexico. (as typified by Curry County, New Mexico). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-10, 49pp., illus., mimeogr. December 1936. 173.2 W89Rek

This is one of a series of bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership and tenancy, p.15; tenure of farmers on relief rolls, p.18.

Statistics of the assets, liabilities, and net worth of owners and renters of 60 farms in the row crop section, and on 47 farms in the grain crop section, by size of farm, 1935 are given in tables 18 and 19, pp.37-38.

Table 22, p.41, shows the proportion of land held by resident and non-resident individuals and corporations, 1935.

Tables 23 and 24, pp.42-43, show the use of owned and rented land, by size of farm, on farms in the row crop and the grain section, 1934.

Table 25, p.44, shows the tenure of 491 farmers who signed corn-hog contracts in 1934, by size of farm.

Tenure of farmers on relief rolls, May 1935, is shown in table 31, p.47.

Table 32, p.47, shows average number of livestock on 44 owned and 154 rented farms of farmers on relief rolls, May 1935.

Table 33, p.48, shows average mortgage indebtedness, delinquent interest and taxes, and other bills of 44 owners and 154 renters on relief rolls, by size of farm, May 1935.

#### New York

823. Kirkpatrick, E. L., Atwater, H. W., and Bailey, I. M. Family living in farm homes: an economic study of 402 farm families in Livingston County, N. Y. U. S. Dept. Agr. Bull. 1214, 36pp. 1924. 1 Ag84B  
Of the 402 farmers represented in the study, 107 were tenants.  
Data are given for tenant families, owner families and all families.
824. Kirkpatrick, E. L. The standard of life in a typical section of diversified farming. N. Y. Cornell Agr. Expt. Sta. Bull. 423, 133pp., illus. Ithaca. 1923.  
Bibliography and references cited, pp.128-133.  
Data are given for both owner and tenant families.
825. LaMont, T. E. An economic study of land utilization in Chemung County, New York. N. Y. Cornell Agr. Expt. Sta. Bull. 640, 84pp., illus. Ithaca. 1936.  
Accompanied by a separate, folded, land classification map.  
Farm tenancy in the different land classes, p.62. Contains a table, no. 59, which shows the percentage of farms operated by tenants, by part owners, and by owners in the different land classes, Chemung County, 1911 to 1915.
826. Lewis, A. B. An economic study of land utilization in Tompkins County, New York. N. Y. Cornell Agr. Expt. Sta. Bull. 590, 58pp., illus. Ithaca. 1934.  
Farm tenancy in different land classes, p.30. Contains a table, no. 32, which shows the percentage of farms operated by owners, by part owners, and by tenants in five land classes, Tompkins County, 1927.
827. Rife, C. W. Land tenure in New Netherland. In Essays in colonial history presented to Charles McLean Andrews by his students, pp. [41]-73. New Haven, Yale University press. 1931. L.C.  
Not examined.

North Carolina

828. Anderson, W. A. Factors influencing living conditions of white owner and tenant farmers in Wake county. N. C. Agr. Expt. Sta. Tech. Bull. 37, 58pp. Raleigh. March 1930.

"This is the third study in the series being conducted by the Sociology Division of the North Carolina Experiment Station with reference to the Standard of Living of Farm Families in Wake County."

"The purpose of this study was to investigate the changes in family living conditions in the two groups as changes occur in some of the factors effecting these conditions."

In partial summary, it is stated:

"Measures of the variability of the major elements studied show considerable differences between owners and tenant families with respect to gross income, size of farm enterprise, years of farming experience, the amount of food and fuel produced for family use, and proportion of the total expenditures used for the farm and investments, for food and fuel, for clothing, for the automobile and for personal items. Differences in the proportion of the expenditures used for home and household and for advancement by owners and tenants were not significant.

"In order to analyze the influence of various factors upon the family living of Wake county owners and tenants and to study the changes which occur in family living as indicated by changes in family expenditures, gross, partial, and multiple correlation with the accompanying percent determinations and the percent change, was employed. A group of factors influencing the expenditures was selected and studied.

829. Anderson, W. A. Farm family living among white owner and tenant operators in Wake county. N. C. Agr. Expt. Sta. Bull. 269, 101pp. Raleigh. September 1929.

"This is the second in the series of studies being conducted by the Sociology Division of the North Carolina Experiment Station with reference to the standard of living of farm families in Wake County...

"This bulletin is a statistical comparison of living conditions among the white owner and tenant families of the same area."

Included in the study are Tenure Changes Among the Owners (p.21), Shifting of Tenants From Farm to Farm (p.22) and Rental Agreements of Tenant Families (pp.23-24).

830. Anderson, W. A. Social mobility among farm owner operators. Social Forces 8(3): 378-380. 1930. 280.8 J823

"A study of over 200 families in North Carolina in 1928 showed that 91 per cent of the owners were born within the State, 81 per cent within the county, and 66 per cent within the township where they now live; 97 per cent were born in the open country; 51.5 per cent had farmed all their working days; and 26 per cent had had but one occupation other than farming. Of the fathers of the owners and their wives 92 and 84 per cent respectively, were farmers, and of the grandfathers 79 and 80 per cent, respectively. The total group of owners had worked an average of 24.4 years and had spent 23.6 years consecutively in farming. Seventy per cent began farming

as owners, 16 per cent as renters, and 14 per cent as laborers. Ownership, either through purchase or inheritance, was the chief reason given for farming. Only 18 per cent stated that the suggestion of their fathers had led them into farming." -Expt. Sta. Rec. 63: 284-285. 1930.

831. Blackwell, G. W. The displaced tenant farm family in North Carolina. Social Forces 13(1): 65-73. October 1934. 280.8 J823

"This paper is based on data obtained from surveys of displaced tenant farm families on relief rolls in Greene, Nash, and Wilson counties, North Carolina, carried on during the first four months of 1934 by a research group under the Tennessee Valley Authority in coöperation with the Institute for Research in Social Science and the North Carolina Emergency Relief Administration. It was the purpose of the study, designed as a preliminary step to agricultural planning, to ascertain the extent of the displaced tenant problem and furthermore to obtain full information concerning the family composition, farming experience, and present economic situation of relief cases suitable for rural rehabilitation."

The writer concludes the article with the following statement: "With a like situation in several other southern states, the successful solution of the displaced tenant problem appears as one of the most important units in a program designed to eliminate social waste in the South."

832. Blackwell, G. W. Rural relief in the South: FERA's problem in eastern North Carolina. Law and Contemporary Problems 1(3): 390-397. June 1934. 274.008 L41

"Reveals, through a depiction of the conditions in a single southern farming county, the plight of the casuals of agricultural depression in the South and sketches briefly the projected program for their rehabilitation." -p.258. Small farm owners, rural home owners, and tenants, displaced tenants and day laborers are treated separately in this article. Out of every ten cases in a group of 135 relief families owning no real property four or five are share croppers.

833. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U. S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La

Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

834. Bost, Mrs. W. T. Human aspects of the agricultural shift. South. Workman 61(4): 172-175. April 1932. 275.8 So82

Deplores the increase in farm tenancy in North Carolina and the resulting social consequences and human problems.

835. Dickey, J. A., and Branson, E. C. How farm tenants live. A social-economic survey in Chatham County, N. C. N. C. Univ., Ext. Bull. v.2, no. 6, 47pp. Chapel Hill, Univ. North Carolina press, Nov. 16, 1922. 281 D55

"Field studies in farm tenancy were made in the summer months of 1922 in compact areas of Edgecombe, Chatham, and Madison Counties, N. C. A preliminary report covering 329 farm homes in Baldwin and Williams townships of Chatham County is made in these pages. Of this number, 153 homes belonged to tenants, 51 of whom were white and 102 black. The property owned per family by 38 white renters amounted to \$526, that by 13 white croppers \$426, by 66 black renters \$409, and by 36 black croppers \$123. The average income of 135 white farm owners in this area was \$626, while that of the tenants ranged from \$153 for the white croppers to \$289 for the black renters. The average gross cash income for the 329 farmers was \$424 in 1921. Of the 51 white tenants, 25 were renters living on and cultivating family lands, 13 were, with one exception, the sons of landless tenant farmers, and 13 were transient croppers.

"Practically no indication of over crowding was found, but facilities for sanitation and medical care and school advantages were decidedly inadequate. The reading matter found in these homes, and the church and social affiliations are described." -Expt. Sta. Rec. 50: 493. 1924.

836. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

837. Hamilton, C. H., and Williams, R. M. Factors related to farm tenancy in North Carolina, Jour. Farm Econ. 16(4): 714-716. October 1934. 280.8 J822

The authors have measured, by the use of multiple correlation, the extent to which the principle "that the type of farming carried on in any region has an important influence upon the type of farm tenure" holds true in North Carolina.

838. Hamilton, C. H. The relation of the agricultural adjustment program to rural relief needs. 5pp., mimeogr. n.p. 1935; Pam. Coll.

This is a preliminary summary report of a survey of 1703 rural families which was made by the Division of Rural Sociology, North Carolina Agricultural Experiment Station, with the assistance of the North Carolina Emergency Relief Administration. The mimeographed copy of the report was distributed by Mr. Hamilton at the eighth annual conference of the Southern Economic Conference, November 7-9, 1935.

Some of the results of the survey were that condition of croppers and renters in North Carolina have been substantially improved under the New Deal; that there has been a significant shift of such groups up the agricultural ladder, especially when compared with corresponding data for 1931 and 1932; that few of these farmers began their careers during the past five years; that the cash income of croppers and renters, as well as owners has been greatly increased; that the percentage of renters and croppers owning poultry and live-stock has increased substantially between 1932 and 1935; that in spite of these improvements the tenant problem in North Carolina remains unsolved; that there were large numbers of renters, croppers, and laborers on relief in 1934; and that the percentage of negro families on relief was much greater than that of white families.

839. Hamilton, C. H. The relation of the agricultural adjustment program to rural relief needs in North Carolina... A cooperative research project. Cooperating agencies, the North Carolina Emergency Relief Administration, the Federal Emergency Relief Administration, the North Carolina Agricultural Experiment Station. 9pp., mimeogr. Raleigh, N. C. Nov. 22, 1935. 282 N813

This is a preliminary report containing "only a brief and partial summary of the data collected and analyzed in this study of the relation of the agricultural adjustment program to rural relief needs."

Among the results of the survey are the following:

"The conditions of croppers and renters in North Carolina have been substantially improved under the New Deal... One of the most significant evidences of the improvement of renters and croppers is the fact that there has been a marked and significant shift of such groups up the 'agricultural ladder'. Renters have been enabled to buy homes; croppers have been enabled to buy workstock and become renters; and many farm laboring families have become croppers and renters. On the other hand, the number of farmers who have lost their tenure status, i.e., those who have dropped down the 'agricultural ladder', has been relatively small during 1934 and 1935. This trend for the better may be attributed not only to the AAA program but also to the relief and rehabilitation programs which aided many farm families to maintain and improve their status."

Accompanied by a chart showing recent trends in farm tenantry and a table showing percentage of family heads in specified tenure and occupational groups 1914 to 1935.

840. Hamilton, C. H. Social security for farm tenants. 3pp., mimeogr. Pam. Coll. "Radio talk, Nov. 20, 1935, WPTF, Raleigh, N. C."  
"The social security of farm tenants and other landless classes in the country is largely dependent upon farm ownership."

841. Hobbs, S. H. North Carolina economic and social. 403pp. Chapel Hill. Univ. N. C. press. 1930. 252.63 H65  
"References" at end of chapters.  
Farm Tenancy; ch. VII, pp. 119-131, takes up the situation with regard to tenancy in North Carolina, and gives the causes of tenancy, the advantages and disadvantages of tenancy, its social effects, its connection with crime, and remedies for farm tenancy.
842. Johnson, O. M., and Turner, H. A. The old plantation piedmont cotton belt. A preliminary report. 32pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ., Div., land econ. May 1930.  
1.9 Ec7601  
"This preliminary report is an attempt to picture the conditions and changes in the old plantation Piedmont as a whole, affecting at least 150,000 land owners and tenants, thus preparing the way for more intensive reports that may be forthcoming later from the various agencies that are interested in the problems of the section. The old plantation Piedmont is a belt just above the fall line, three or four counties in width, across South Carolina and Georgia with a few counties in North Carolina and a few in Alabama." -pp. 1-2.  
Contents: Conditions affecting local agriculture; the 59 counties chosen for study; ownership of land and management of land and labor; changed position of the landowning class; position of farm tenants and changes since 1920; experiences of renters; adjustments in farming since 1920.
843. Joyner, Andrew, Jr. Farm ownership in North Carolina. N. C. Univ., Ext. Bull. 3(12): 50-55. Apr. 1, 1924. 252.63 Un3  
The writer thinks that the key to extension of farm ownership in North Carolina is education.
844. North Carolina Emergency relief administration. Emergency relief in North Carolina; a record of the development and the activities... 1932-1935... Edited by J. S. Kirk, Walter A. Cutter, Thomas W. Morse. 544pp., illus. [Raleigh, N. C. 1936] 283 N81  
A plan for the rehabilitation of tenant farmers in eastern North Carolina, submitted in the fall of 1933 by Roy M. Brown, pp. 281-283.  
Rural Rehabilitation Division, pp. 285-315. (The Rural Rehabilitation Corporation, pp. 294-315). Includes information on three farm colonies in process of development - the Beale Johnson Farm in Wake County, the Tillery Farm in Halifax County, and the Magnolia Farm in Tyrrell County.
845. North Carolina University, University extension division. Home and farm ownership. North Carolina club yearbook, 1921-22. N. C. Univ. Ext. Bull. v. 2, no. 9, 207pp. Chapel Hill. Jan. 1, 1923. 252.63 Un3  
Partial contents: Farm tenancy in the United States, by S. H. Hobbs, Jr., pp. 7-19; maps, charts; The landless farmer in North Carolina, by A. M. Moser, pp. 20-23; Causes of tenancy - town and

country, by C. R. Edney, pp.42-49; The status of the farm tenant: in Europe and the United States; Living standards in North Carolina, by Eugenia Bryant, pp.50-55; How farm tenants live in Baldwin and Williams Townships, Chatham County, N. C., a field survey by J. A. Dickey, interpretation by E. C. Branson, pp. 56-98, charts; The effects of farm and home ownership, by F. A. Grissette, pp.99-108; Farm tenantry in North Carolina, pp.109-112; The church and landless men, by L. G. Wilson and E. C. Branson, pp.141-153; Federal aid for Landless Men (the Federal farm loan bank and the tenant farmer, Kelly's proposed revision of the postal savings system) by P. A. Reavis, Jr., pp.154-159; State-aid to farm ownership (state-aid in Denmark, New Zealand, and the United States) by S. H. Hobbs, Jr., pp.160-168; Promoting homes and farm ownership in the British Isles, by Katherine Woodrow, pp.169-175; State-aid to farm ownership in Australia, by W. E. White, pp.176-185; Helping men to own farms in America, in Canada, in various states of the union, in the McRae colonies, in North Carolina, by A. O. Cato, pp.186-191; The California way of state aid in home ownership, by J. A. Dickey, pp.192-207.

846. Raper, Arthur. North Carolina's landless farmers. N. C. Univ. Ext. Bull. 9(5): 46-57. Chapel Hill. November 1929. 252.63 Un3

A selected bibliography, p.57.

This issue of the Bulletin is the North Carolina Club Yearbook 1928-1929.

"The distribution and number of white croppers in North Carolina, the prevalence of tenant farming in the State and the evils of the system are shown." -Agr. Econ. Bibliogr. no. 64, item 1139.

847. Scanlan, J. J., and Tinley, J. M. Business analysis of the Tobacco growers' cooperative association. U. S. Dept. Agr. Circ. 100, 152pp. 1929. 1 Ag840

Tenancy in the tri-state [Virginia, North and South Carolina] area, pp.25-27. Accompanied by two maps which show the percentages of tenancy by counties in the area, 1925, and percentage of colored farmers in the area, 1924; and by statistical tables which show race and tenure status of the farmers of the area, Jan. 1, 1925, value of farm property per farm and of land and of buildings per acre, 1925, and receipts, credit used, and ratio of credit to receipts of North Carolina and South Carolina owners and tenants.

848. Scarborough, D. E. State aid to home ownership. N. C. Univ. Ext. Bull. 3(12): 30-42. Apr. 1, 1934. 252.63 Un3

Points out the need of home ownership for the landless citizens of North Carolina, particularly the tenant farmer; relates what has been done in Denmark, Ireland, Scotland, Australia, California, and Canada to aid tenant farmers and laborers secure small farms; and tells what North Carolina can do to likewise aid her tenant farmers.

849. Taylor, C. C., and Zimmerman, C. C. Economic and social conditions of North Carolina farmers. Based on a survey of 1000 North Carolina farmers in three typical counties of the state. 87pp. [Raleigh,

N. C. Dept. Agr., Tenancy Comn. 1923, 281.2 N813

Prepared under the direction of a committee appointed by the State Board of Agriculture consisting of representatives from the North Carolina College for Women, the North Carolina State College of Agriculture and Engineering, the University of North Carolina and the State Department of Agriculture in co-operation with the U. S. Bureau of Agricultural Economics.

This is chiefly a study of the causes and effects of tenancy among North Carolina farmers-operator landlords, owner operators, tenants and croppers, both white and black.

850. Wilson, L. G. The church and landless men. N. C. Univ. Ext. Bull. 1(11): [3]-13. Chapel Hill. Mar. 1, 1922. 252.63 Un3

Sources of information, p.13.

"We have seen how the church in farm areas and in city centers suffers from the landless, propertyless estate of tenants and renters, the restless, roving, irresponsible spirit it produces, and the effect of it upon church support, church membership ratios, church attendance and church conditions in general. My particular subject, however, concerns the relation of the church to these landless men; the duties, opportunities, and privileges of the church as it confronts the paradox of 100,000 vacant unused town lots, 22 million idle wilderness acres of farm land, and 1,380,000 landless, homeless souls in North Carolina. What can the fifty organized religious bodies of North Carolina do about it? How can they help tenants and renters to rise into home and farm ownership? Is the landless, homeless condition of 1,380,000 people in North Carolina any concern of the church? Has religion anything to do with this problem, and if so, what? ...I am merely outlining in a rough way the field I am expected to cover in this discussion."

851. Wooten, H. H. Credit problems of North Carolina cropper farmers. N. C. Agr. Expt. Sta. Bull. 271, 42pp. Raleigh. 1930.

Recent bulletins dealing with farm credit in the South; p.42.

"It is the purpose of this bulletin to present a summary financial statement of owners and croppers on 100 farms in the Coastal Plain Region of North Carolina, and on the basis of the information assembled to point out ways of improving the financial organization and management of such farms. It is posposed not only to present the important facts relating to the financial statements of typical cropper operated farms, but also, to inquire particularly into the source and cost of seasonal credit to the cropper farmer. A complete picture cannot be expected from a study which covers for the most part only the operations for one year, 1928, but the facts collected should give a clearer understanding of the difficulties of the problem, and possibly suggest means of improving both the income of the farm owner and cropper." -p.4.

#### North Dakota

852. Baumgartel, W. H. Centralized management of a large corporate estate operated by tenants in the wheat belt. U. S. Dept. Agr. Dept. Circ. 351, 35pp., illus. 1925. 1 Ag84D

This bulletin describes the development and management of the Amenia and Sharon Land Company, located in eastern North Dakota.

A preliminary report, entitled "Farm Tenants and Owners on a Corporate Estate; a Statistical Analysis of the Social and Economic Experience of Tenants and Owners on Farms of the Amenia and Sharon Land Company, Cass County, North Dakota, 1893-1922," was issued in June 1924.

853. Benton, A. H. Cash and share renting of farms. N. Dak. Agr. Expt. Sta. Bull. 171, 511pp., illus. Agricultural College. 1924.

"The purpose of this study was to consider methods of renting land and equitable leases where the landlords and tenants were bearing varying proportions of the cost of the farm business. Data for maps and charts were secured from U. S. Census figures. The discussion of rental systems and leases is based on correspondence with farmers concerning rental problems and personal interviews with landlords and tenants in various parts of North Dakota. The cost of production analyses are based upon data compiled by the farm management department for farm crops in North Dakota taken from four areas - the Red River Valley, central North Dakota, and the northwestern and southwestern sections of the State. The distribution of the expense of producing wheat under the most customary half and fourth share arrangements are tabulated. The division of expenses between landlord and tenant producing corn silage and potatoes on grain farms and on mixed grain and livestock farms is specifically outlined. Cases where father and son are operating the home farm on shares and the reimbursement of outgoing tenants for work done on the land in preparation for the next season's crop are dealt with. The system of share tenancy devised by a farming corporation in Cass County, N. Dak., between 1875 and 1922 is set forth in detail to show particularly how the landlord and tenant fared under the tenancy plan used up to 1922 when the land was divided among the owners. The text is given of the farm contract used by this company, as well as of the farming specifications set up for the farmers on its lands.

"Several typical lease forms for North Dakota are suggested, and a mixed livestock and crop share lease agreement formulated by C. L. Wendt is reproduced." -Expt. Sta. Rec. 51: 595-596. 1924.

854. Benton, A. H. Further particulars on share renting. Renter and owner should anticipate possible difficulties and arrange these before the lease is signed, otherwise, trouble may result. Northwest Farmer 44(6): 6,19,20. Mar. 20, 1925. 7 N83

Accompanied by two tables which show financial progress of 28 tenants of the Amenia & Sharon Land Company; and tenant's length of tenure, 1921.

855. Benton, A. H. Large landholdings in North Dakota. Jour. Land & Pub. Utility Econ. 1: 404-413. October 1925. 282.8 J82

"The large land holdings of the bonanza type which existed at one time in eastern North Dakota have ceased to be a factor of any importance. The interest in them is of an historic rather than an economic nature. Another generation will find them almost for-

gotten and in their place will be farms of a size suitable to diversified farming which is now making rapid progress. In western North Dakota, where much of the land can best be used for grazing, the representative economic farm unit will always be larger than in the east, and in many cases reduction in size of existing farms would be detrimental rather than beneficial."

856. Boeger, E. A. Rent contracts in typical counties of the wheat belt. U. S. Dept. Agr. Bull. 850, 13pp. 1920. 1 Ag84B

Material is presented which was collected in the spring of 1917 on farms in Barton County, Kans., Clay County, Nebr., Spink County, S. Dak., Barnes County, N. Dak., and Renville County, Minn.

857. Gardner, Carl. Improved systems of tenancy, and suggestions for a good rent contract. Tex. Univ. Bull. 39, pp.46-55. Austin. 1915. 282 T312

Examples of successful tenancy in Maryland, Illinois, and North Dakota are cited, with attention to the system used and the successful factors in it. The considerations essential to a good lease contract are said to be: The ability and character of owner and tenant, the nature of farming, the use of a written agreement, compensation for improvements, a fair rent, fixity of tenure, maintenance of fertility of soil, the up-keep of the place, and supervision of the tenant during the last years of the lease.

858. Greater North Dakota Association. Status of farm tenancy in North Dakota and land prices, by Rex E. Willard... Social status of farm tenants, by E. A. Willson... Synopsis of remarks with illustrative material before the second annual Land owners' conference at Fargo, North Dakota, November 7 and 8, 1929, under the auspices of the Greater North Dakota Association, James S. Milloy, secretary. 19pp., mimeogr. [Fargo? N.D. 1929] 282 W66

"The first of these two papers takes up in turn the status of farm tenure in North Dakota with a map showing the percentage of tenancy in each county of the state, the amount of land rented both by tenants and by owners who lease additional land, with a similar map showing the percentage by counties, the relative prices of farm products in relation to land values, comparative land values for North Dakota, South Dakota, Iowa and Minnesota from 1912-1928, including a chart: average selling prices of improved and unimproved land in North Dakota by counties in the year 1929.

"The second paper on the social phases of farm tenancy based on a recent survey makes it apparent that 'the owner farms are superior to the tenant farms, both from the standpoint of economic organization measured in terms of size of farm ... and from the standpoint of living conditions measured in terms of home conveniences and conditions of the farmsteads, if the tenant operated farms are to be as efficiently operated as the owner farms these data would seem to indicate that the tenant farms should be increased in size, the number of productive livestock per farm should be increased and the farm buildings and surroundings improved.'" -Agr. Econ. Lit. 4: 12. 1930.

859. North Dakota state planning board, Socio-economic committee. Report... on certain economic conditions and trends in the state, 1935. Committee members: E. A. Willson, T. T. Cape, J. M. Gillette, chairman. 39pp., mimeogr. [n.p. 1936?] 230.7 N815  
Farm tenancy, pp.22-23. On the significance, the increase, the distribution of, and the outlook for, farm tenancy in North Dakota. Contains a chart which shows the per cent of farm and acreage tenancy, in North Dakota, by decades, 1900 to 1935.
860. North Dakota tax survey commission. Report... to the Governor and Legislature on the economic background of taxation in North Dakota. N. Dak. Tax Survey Comn. Rept. 1, 37pp., mimeogr. [n.d.]1936.  
Farm tenancy in North Dakota, pp.14-16.
861. Stewart, C. L. Some economic aspects of farm ownership. Trends and variations in some financial burdens and benefits of farm ownership in the spring-wheat belt during 25 years. Illustrated from the history of selected farms in Cass County, N. Dak., 1896-1920. U. S. Dept. Agr. Bull. 1322, 24pp., illus. 1925. 1 Ag84B
862. Stewart, H. L. Natural and economic factors affecting rural rehabilitation in central North Dakota (as typified by Sheridan County, North Dakota). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-8, 38pp., illus., mimeogr. August 1936. 173.2 W89Rek  
This is one of a series of bulletins which present the results of a survey of present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.  
Ownership of farm land and tenure of farm operators, p.14.  
Table 8, p.24, shows use of owned and rented land on 57 farms in 1934, by size of farm.  
Table 17, p.33, shows the value of property, amount of liabilities and net worth of owners and renters on 57 farms, by size of farm.  
Ownership and residence of owners of farm land, 1935, are given in table 18, p.34.  
Statistics of <sup>the</sup> indebtedness by size of farm operated and tenure of farmers on the relief May 1935, are given in table 22, p.37.
863. Stewart, H. L. Natural and economic factors affecting rural rehabilitation problems in northwestern North Dakota and northeastern Montana (as typified by Divide County, North Dakota). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-7, 42pp., illus., mimeogr. August 1936. 173.2 W89Rek  
This is one of a series of bulletins which present the results of a survey of the present economic conditions and future prospects of the farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.  
Ownership of farm land and tenure of farm operators, p.13;  
tenure of farmers on relief rolls, p.16.

Table 14, p.34, shows the average value of property, amount of liabilities and net worth of owners and renters on 66 farms, by size of farms, 1935.

Tables on pp.36-38 show proportion of land held by types of owners, 1935; farms having 1934 wheat contracts, by size of farm and tenure of operator; proportion of owned and rented land in crops, grass and former crop land on 44 farms in the North Dakota black prairies section and on 22 farms in the Scobey-Plenty-wood section, by size of farm, 1934.

Table 22, p.41, shows the average indebtedness and sources of indebtedness reported by owner operators and tenant operators receiving relief in May 1935 as reported in a 12 percent sample of relief applications.

864. Stewart, H. L. Natural and economic factors affecting rural rehabilitation problems in southwestern North Dakota (as typified by Hettinger County.) U. S. Works Progress Admin., Div. Social Research, Research Bull. K-4, 39pp., illus., mimeogr. May 1936. 173.2 W89Rek

This is one of a series of research bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of farm land and tenure of operators, p.12. For a statement of the tenure of farmers on relief rolls, see p.15.

Table 15, p.30, shows the value of property, amount of liabilities and net worth of owners and renters on 63 farms in Hettinger County, 1935.

Tables 17 and 18, p.32, show proportion of land held, by types of owners, 1935, and farms having 1934 wheat contracts by tenure of operator and size of farm, respectively.

Table 19, p.33, shows proportion of owned and rented land in crops, grass, and former crop land on 63 farms, 1934.

Table 22, p.35, shows number of livestock owned when relief applications were signed and tenure of farm operators on the relief rolls, by size of farms, Apr. 1, 1935.

Table 23; p.36, shows total indebtedness and sources of indebtedness reported by owner operators and tenant operators receiving relief, by size of farms, 1934.

865. Stewart, H. L. Natural and economic factors affecting the possibility of closer settlement in the Red River Valley of eastern North Dakota (as typified by Traill County, North Dakota). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-9, 30pp., illus., mimeogr. September 1936. 173.2 W89Rek

This is one of a series of bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of farm land and tenure of operators, p.12.

Table 15, p.27, shows the average value of property, amount of liabilities and net worth of 27 farm owners and 25 farm renters, in Traill County, 1935.

Tables 17 and 18, p.29, show proportion of farm land owned by types of owners, 1935, and farms having 1934 wheat contracts by size of farm and tenure of operator, respectively.

866. Willson, E. A., Hoffsommer, H. C., and Benton, A. H. Rural changes in western North Dakota; social and economic factors involved in the changes in number of farms and movement of settlers from farms. N. Dak. Agr. Expt. Sta. Bull. 214, 11Opp. Fargo. January 1928.

Part I. Changes in Number of Farms, considers the economic and social factors influencing the changes in number and size of farms, of which the economic factors were found to be the more important. Contains a section, Changes in Tenure in the Surveyed Areas, which discusses the extent and causes of shifts in tenure.

Part II. Movement of Settlers from Farms, contains the following sections: motives of settlement on farms, reasons for leaving farms in surveyed areas, the previous occupations of former operators, the present occupations of former operators, the previous occupations of present farm operators, marital condition of former and present operators, nationalities of present and former operators, nativity of present and former operators, education of present and former operators, relationship as a factor in stability of tenure, church connections of former operators, social factors affecting the present stability of population in western North Dakota.

### Ohio

867. Cunningham, J. F. Advancing from tenant to landlord. Ohio Farmer 142: 345. Oct. 12, 1918. 6 Oh3

The story of E. O. Rodehaver and his brother, one-time tenants, who have become farm owners in Coshocton County, Ohio.

868. Falconer, J. I. Adjusting cash rent to changes in the prices of farm products. Ohio Agr. Expt. Sta. Bimonthly Bull. 17(159): 219. Wooster. November - December 1932.

A type of lease for cash rental as worked out for a southwestern Ohio farm is explained. A new base rental was to be decided upon each year, and then to be adjusted in accordance with the method outlined.

869. Falconer, J. I. Maintaining productivity on rented farms. Ohio Agr. Col. Timely Soil Topics 79, 4pp. 1924. 275.29 Oh32T

870. Falconer, J. I. Methods of renting land in Ohio. Ohio Agr. Expt. Sta. Bull. 348, pp.101-130, illus. Wooster. 1921.

"In this bulletin is set forth the nature of farm rental contracts as they now exist in Ohio, on the basis of information from about 1000 farm management survey records, from the examination of more than 200 leasing contracts, and from discussions with

tenants and landlords. Census figures are presented to indicate that practically two-thirds, or 69.1 per cent of the tenanted farms in the State were operated on the share-rent basis in 1920, landowners and tenants preferring this system for economic reasons of their own. Methods of letting land on shares are described in detail. Provisions most frequently found in Ohio farm leases are briefly enumerated and discussed.

"Experiments are said to indicate that approximately 50 per cent of the benefits derived from fertilizers and manure in an ordinary Ohio rotation is recovered in the crops to which they are applied, while 50 per cent is recovered in subsequent crops. The author believes that the tenant should be compensated for his expense for fertilizers in case he does not receive his share of their benefits."  
-Expt. Sta. Rec. 45: 693. 1921.

A shorter article by Mr. Falconer, entitled "Methods of Renting Land," is in Ohio Agr. Expt. Sta. Monthly Bull. 6: 131-134. 1921.

871. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2(3): 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.

872. Kirkpatrick, E. L., and Melvin, B. L. Living conditions and the cost of living in farm homes of Delaware County, Ohio. A preliminary report. 18pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1924. 1.9 Ec763Lo

Data are given for owner, tenant, and hired man families.

873. Miller, H. P. Farm tenancy contract. Ohio Farmer 149: 59. Jan. 21, 1922. 6 Oh3

"The best lease is a just contract."

874. Miller, H. P. Farm tenancy not an unmixed evil. Ohio Farmer 142: 161. Aug. 24, 1918. 6 Oh3

The increase of tenancy is inevitable with the disappearance of the public domain. This article is a discussion of the advantages in tenancy for the man with small capital.

875. Miller, H. P. Just tenancy contract. Ohio Farmer 143: 783. May 17, 1919.  
6 Oh3  
Discussion of the provisions of a fair tenancy contract.
876. Miller, H. P. Terms for a tenancy contract. Ohio Farmer 142: 244.  
Sept. 14, 1918. 6 Oh3  
Discussion of terms for a contract for an Ohio farmer from  
Muskingum county.
877. Minneman, P. G. Large land holdings and their operation in twelve Ohio  
counties. 31pp., mimeogr. [Columbus, Ohio State Univ. 1929. 282 M66  
Dissertation (Ph.D.)- Ohio State University.  
Also published as Mimeograph Bulletin No. 17 of the Department  
of Rural Economics, Ohio State University and the Ohio Agricultural  
Experiment Station.
878. Morison, F. L., and Falconer, J. I. Adjusting cash rent to changes in  
prices of farm products. 8pp., mimeogr. [Columbus? O.] Ohio State  
Univ., Col. Agr. and Domestic Sci., Dept. Rural Econ. 1933. 282 Oh3
879. O'Brien, H. R. Tenancy at its worst. Country Gent. 84(1): 3-4, 23.  
Jan. 4, 1919. 6 C833  
Discussion of the ill effects of farm tenancy, especially the  
one-year lease, on the land and the tenant, with a description of  
counties in Kansas, Oklahoma, Indiana, Ohio and Iowa.
880. Ohio State university, Department of rural economics. Facts about  
farm tenancy in Ohio. Ohio State Univ., Dept. Rural Econ. Facts  
Ser. 21, 4pp. Columbus. 1936. 275.29 Oh32Fs  
On the farm tenancy situation in the state, areas where tenancy  
is most prevalent, factors influencing tenancy, and advantages and  
disadvantages of tenancy. Accompanied by four maps which show per-  
centage of tenancy in Ohio in 1935, percentage change in tenancy  
from 1920 to 1935, percentage of tenanted farms which were cash  
rented in 1930, and change in percentage of tenanted farms which  
were cash rented from 1920 to 1930.
881. Rummell, L. L. Livestock best for tenants. Ohio Farmer 147: 106. Jan.  
22, 1921. 6 Oh3  
"Livestock share-farming is the most profitable type to the  
landowner and prevents decay of the rural community."  
Supplemented by an article on pp. 254, 280, entitled "Share Lease  
for Dairy Farms," which contains a share lease which has been in  
practical operation on an Ohio farm.
882. Rummell, L. L. Methods of renting farm land. Ohio Farmer 157: 158, 248.  
Feb. 6, 20, 1926. 6 Oh3  
A series of two articles. The first considers the general  
factors in relationships between landlord and tenant. The second  
presents some types of leases most common in Ohio.

883. Tetreau, E. D. The "agricultural ladder" in the careers of 610 Ohio farmers. Jour. Land & Pub. Utility Econ. 7(3): 237-248. August 1931. 282.8 J82

"This article discusses the relation of the tenancy stage to the other stages on the 'agricultural ladder' by analysis of conditions in two Ohio counties, one a high and the other a low tenancy region. First, the role of tenancy in the careers of 340 present farm owners is considered, including the extent to which this state is used, its duration, its alternatives and their importance. A group of 270 present tenants is then studied and their tenancy experience to date is compared with that of the owner-operators. The historical effect of tenancy is evaluated by an examination of the careers of three generations of farm-operators. Finally, present tenants are considered in two groups: those who are called 'owners-in-prospect' and those who seem likely to remain in the tenant stage. The data of this study bring out clearly the importance of the tenancy stage and effect of the tenure condition of surrounding farmers upon the behavior of the individual farm operator." -Social Sci. Abs. v.4, item 681. 1932.

884. Tetreau, E. D. Tenant operators who are owners-in-prospect. Ohio Agr. Expt. Sta. Bimonthly Bull. 16(148): 28-29. Wooster. January - February 1931.

Brief analysis of data collected in a survey of 270 Madison and Union County, Ohio tenant operators, 48 of whom were "living on and operating farms which they expected to receive as their own by gift or inheritance."

#### Oklahoma

885. Blair, M. M. How to reduce farm tenancy. Farm and Ranch 55(9): 3,17. May 1, 1936. 6 T31

Before tenancy can be reduced to any extent "the American people must come to feel that a piece of farm land is a kind of sacred thing, a gift from the Creator, an irreplaceable natural resource which it is a crime to carelessly waste or destroy." Education in proper farming methods, the reduction of land speculation, a homestead exemption law exempting all owner-operated farms from State tax, a progressive tax on farm lands held in bodies in sizes beyond four or five times the model or average size of all farms in the State, the discouragement of absentee ownership of farms, etc. are suggested.

A dot map shows distribution of farm tenancy in Texas and Oklahoma in 1935. A chart shows the growth of farm tenancy in the two states, 1890-1930.

886. Blair, M. M. A picture of farm tenancy in Texas and Oklahoma. Farm and Ranch 55(7): 3,9. Apr. 1, 1936. 6 T31

This is the first of a series of three articles by Mr. Blair on the tenancy problems of Texas and Oklahoma.

The present article is concerned with the growth and the evils of tenancy. Special attention is called to the poverty of tenants, increase in soil erosion, general decay of rural communities and rural institutions, and the decline of democracy.

887. Blair, M. M. What causes farm tenancy? Farm and Ranch 55(8): 4,7,26. Apr. 15, 1936. 6 T31

The three factors which contribute most to producing a large degree of tenancy are stated to be "a simple extensive one-crop type of agriculture which produces a staple for the general market, a crop that can be stored and marketed easily"; a submerged population lacking wealth, credit, education, etc; speculation in agricultural lands by the non-agricultural classes of the population.

888. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D.C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L

Extracts from the laws of the following states are given: Arkansas, Georgia, Mississpppi, Oklahoma, South Carolina, Tennessee, and Texas.

889. Briggs, F. A. Land tenure is southwestern problem. Farm and Ranch 51(18): 3,14. 1932. 6 T31

According to the writer, owner-operated farms will disappear with<sup>n</sup>a few years if the number of foreclosures continues at the present rate. A table showing the per cent of tenancy in 1930 in Texas, Oklahoma, Arkansas, Louisiana and New Mexico is given. The weak spots in our system of renting agricultural lands are pointed out.

890. Campbell, J. R. A Catholic colony in Oklahoma. Little Flower 10(1): 6,8. Spring 1935.

A short letter describing the Washita Farms Colony founded by the Chapman family in Oklahoma. The farms are rented on the share plan.

891. Duncan, O. D. Population increase according to farm status. Sociol. and Social Research 16(3): 242-249. January - February 1932. 280.8 Sol5

"This paper, which was read before the Social Science Section of the Oklahoma Academy of Science at the Annual Meeting held in Tulsa, November 28-29, 1930, is a modification of a portion of a forthcoming study by O. D. Duncan and J. T. Sanders entitled 'A Study of Certain Economic Factors in Relation to Social Life Among Oklahoma Cotton Farmers.'"

The study referred to has been published as Bulletin 211 of the Oklahoma Agricultural Experiment Station, April, 1933.

The study attempts to test the truth of the belief that the greatest increase in farm population comes from the lower classes of farm tenants. It was found, however, that farm owners had the higher net rate of increase per one hundred families.

There are the following tables: Average number of births and deaths of children per 100 families for operators who have been married 20 years or more by tenure of operator; distribution of families by tenure and duration of marriage, showing the average number of births per 100 wives in each case; crude fertility of farm families by tenure classes.

892. Duncan, O. D. Relation of tenure and economic status of farmers to church membership. Social Forces 11: 541-547. May 1933. 280.8 J823

This study is "an attempt to determine in a general way if there is any definite relation between membership in some church organization and the positions which farmers occupy on the agricultural and economic ladder." Data used were taken from a survey made in 1926 of 855 farm families in eight cotton producing counties of Oklahoma.

895. Duncan, O. D. Some social aspects of tenancy and moving in Oklahoma. Okla. Agr. Expt. Sta. Current Farm Econ. 2(4): [7-8]. December 1929. 100 Ok4

"Various social and economic factors are inevitably bound up in the problem of farm tenancy. Since the beginning of statehood, just twenty-two years ago, farm tenancy in Oklahoma has increased both absolutely and relatively. There are no visible signs that the numerical increase of farm tenants will either be checked or reduced materially before the passing of another decade."

894. Duncan, O. D. Some social aspects of farm tenancy in Oklahoma. Evils of farm tenancy are often exaggerated. Okla. Agr. Expt. Sta. Current Farm Econ. 5(5): 75-79. October 1932. 100 Ok4

The relation of tenancy, illiteracy and church membership in farm communities, age of population and competition of urban industries as they affect farm tenancy, the relatively low use of mechanical home conveniences among farm tenants, and the social advantages and disadvantages of tenancy, are among the topics discussed.

895. Duncan, O. D., and Sanders, J. T. A study of certain economic factors in relation to social life among Oklahoma cotton farmers. Okla. Agr. Expt. Sta. Bull. 211, 36pp. Stillwater. 1933.

"The purpose of this investigation is to inquire into the question of how the economic status of various classes of cotton farmers in Oklahoma is related to their social behavior. To this end two broad and general economic classifications have been adopted for the farm families included in the study - tenure status and net wealth status... The classes of tenure used are as follows: (1) full owners, (2) part owners, (3) share and cash tenants and (4) croppers." -p.4.

896. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studies. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

897. Hoke, C. E. Profit to worker and owner. Two good systems described. Advantages to tenant and landlord. Country Gent. 78(6): 177, illus. Feb. 8, 1913. 6 C833

"Before the average tenant farm will be successful it must be put under a different system of farming from that which is now followed in a majority of cases. This system must include some kind of livestock, or several kinds for that matter, as the chief product. Before this change can be brought about, however, there must be more coöperation between landlord and tenant instead of the fault finding with each other as is now the rule." The systems used on two Oklahoma farms are described.

898. Joel, A. H. Soil conservation reconnaissance survey of the southern great plains wind-erosion area. U. S. Dept. Agr. Tech. Bull. 556, 68pp., illus. 1937. 1 Ag84Te

This survey was made by the Soil Conservation Service at the request of the Resettlement Administration.

Farm size and land tenure as related to erosion, pp.20-21. Table 24, p.66, gives statistics of land tenure, value and size of farms for the Colorado, Kansas, Oklahoma, and Texas counties surveyed, 1935 census, and for the total surveyed area, 1930 census.

899. Little, W. D. Oklahoma tenants paying for homes. Farm and Ranch 38(43): 1-2. Oct. 25, 1919. 6 T31

Account of interviews with farmers who had started farming with nothing and now are "fairly well supplied with this world's goods."

"There may be some laws needed in this state to reduce tenancy, but what is needed worse is a realization by the individual that his welfare depends upon himself and not the state and the additional realization that his welfare and his owning a tract of land are one and the same."

900. McCormick, T. C., and Barney, Ellen. Farm tenancy and social factors. A study in Oklahoma. Amer. Jour. Sociol. 37(4): 588-594. 1932. 280.8Am3

"Farm tenancy in Oklahoma is so closely associated with cotton farming that when the percentage of cotton acreage is held constant, the correlation between tenancy and most of the situations here examined, generally supposed to be adversely affected by tenancy, is greatly reduced or entirely removed. This suggests that the difficulty lies less in tenancy than in the economic conditions growing out of the traditional system of cotton production in the South." -Abstract, p.588.

901. Moore, A. N., and Sanders, J. T. Credit problem of Oklahoma cotton farmers; with special reference to Garvin, Jackson, and Pittsburg counties. Okla. Agr. Expt. Sta. Bull. 198, 61pp. Stillwater. 1930. Information "is" given for both owner and tenant farmers.
902. Mullen, C. W. Farmers are too numerous: not enough land for all. Okla. Farmer-Stockman 48(1): 7. Jan. 1, 1935. 6 Ok45  
The first of a series of three articles in which the writer reports the results of his interviews with "land owners, landlords, tenants, share croppers, hands and landless men in those good cotton counties of the southwest [Oklahoma and adjoining portions of Texas] where competition for land is the outstanding farm problem of these mid-winter months."  
The second article is in the January 15th number, pp.29,46, and is entitled "There Are Not Enough Farms! Tractor Is Displacing Tenants." The third is in the February 1st number, pp.54,55, and is entitled "Not Enough Farms: Who Is To Blame?"
903. O'Brien, H. R. Tenancy at its worst. Country Gent. 84(1): 3-4,23. Jan. 4, 1919. 6 C833  
Discussion of the ill effects of farm tenancy, especially the one-year lease, on the land and the tenant, with a description of counties in Kansas, Oklahoma, Indiana, Ohio and Iowa.
904. Oklahoma State planning board. A compendium of maps and charts pertaining to state planning in Oklahoma. April 1936. 132pp., illus., mimeogr. Oklahoma City. 1936. 280.7 Ok4C  
See pp.38-39 for maps showing the percentage of farms operated by tenants in Oklahoma, 1920 and 1930.
905. Oklahoma State planning board. Preliminary report on state planning. Facts and findings pertaining to physical, social and economic conditions which are essential to comprehensive state planning for Oklahoma. 295pp., illus., mimeogr. Oklahoma City [1936], 280.7 Ok4  
Farm tenancy, pp.39-41. Table IV, p.219, shows the percentage of farms operated by tenants in Oklahoma (state and crop reporting districts), census years 1910-1930. Table V, pp.220-221, gives statistics of the total number of farms and the per cent of farms operated by owners, tenants, and white and colored persons, for the state and the various counties of the state, 1920 and 1930.

907. Roberts, Clarence. Will managers supervise our rented farms? Already one group of Oklahoma farms is being handled in this way. Okla. Farmer-Stockman 41: 819,842-843. Nov. 15, 1928. 6 Ok45  
"In Okmulgee County, Eastern Oklahoma, W. W. Morton put a group of 50-odd farms under the supervision of F. S. Hathaway... As a part of the farm enterprise Hathaway and Morton, under a partnership, produce purebred cottonseed on these farms. Renters agree to buy and use seed only from the partnership farms... In addition purebred Duroc-Jersey hogs are raised on a farm run with hired labor, and to these hogs the rent grain is fed.' Some of the farms are run by tenants and others by croppers. The manager considers the croppers more successful as they are under supervision and have better equipment since it is supplied by the management." -Agr. Econ. Bibliogr. no. 30, item 173.
908. Sanders, J. T. Amount and function of farm tenancy in Oklahoma. Okla. Agr. Expt. Sta. Rept. 1926/1930: 190-198. Stillwater [1930?]  
The author lists the important functions of farm tenancy in the agricultural world, and discusses the extent of tenancy in Oklahoma, the means of measuring it, and its causes. He concludes that "The need is to improve the quality of not alone our tenancy but our owner-operation also."
909. Sanders, J. T. The battle against farm tenancy in Oklahoma has started. Okla. Agr. Expt. Sta. Current Farm Econ. (ser.49) 8(6): 122-125. December 1935. 100 Ok4  
An examination of the changes in tenancy in Oklahoma and the steps that are being taken to combat the evils of the system. The rapid growth of tenancy in the state has been checked during the depression years, due in part to increases in number of small subsistence farmers, and, partly to a marked reduction in the number of croppers.  
The national government is aiding the situation by attempting to set up a "sound long-time home ownership policy for farmers." The people of the state have voted for the adoption of a constitutional homestead exemption which "would be a powerful force for the creation of owners out of successful tenants."  
Accompanied by a table which shows the growth of farm tenancy in the state for the nine crop reporting districts 1910-1935.
910. Sanders, J. T. The economic and social aspects of mobility of Oklahoma farmers. Okla. Agr. Expt. Sta. Bull. 195, 71pp. Stillwater. August 1929.  
The author studies the subject under the following headings: Part I. The Extent of, and Changes in, Farm Mobility; Part II. The Nature and Significance of Farm Moving; Part III. The Relation of Moving to the Kind of Farm and the Kind of Farm Life.  
In Part III, moving is considered in relation to size of farm, financial progress, investments of landlords (in the case of tenants), amount and cost of credit, educational, social and family life of farmers, family expenditures, and membership in organizations.

The periodical reading matter of various classes of farm movers is also taken up.

911. Sanders, J. T. An effective homestead exemption will reduce farm tenancy. Okla. Agr. Expt. Sta. Current Farm Econ. (ser.49)9(1): 16-19. February 1936. 100 Ok4

"Oklahoma recently voted a homestead exemption provision which, when effectively validated by the legislature, will prevent non-agricultural land buyers from bidding up land to speculative prices, a prerequisite to a successful attack on tenancy... The homestead exemption should be validated at the earliest possible date to discourage possibility of a return to speculative land values in Oklahoma and to enable us to take full advantage of future national legislation in aid to farm ownership."

912. Sanders, J. T. Oklahoma has too much farm tenancy. Okla. Agr. Expt. Sta., Current Farm Econ. 5(5): 79-82. October 1932. 100 Ok4

Table 1 shows the growth of farm tenancy in Oklahoma in four ways for the nine crop reporting districts of the State, 1910-1930.

The author concludes: "This alarming rate of decline toward excess tenancy should challenge the citizens of Oklahoma, since we already have far more tenancy than is desirable from the standpoint of the welfare of our farmers and the State. Much of this growth of tenancy is due to the greatly depressed condition of Oklahoma agriculture during the past decade. It is to be hoped that State, national, and international conditions will change or be altered in such a way as to check the depressed condition of farmers in the State."

913. Sanders, J. T. The social significance of Oklahoma farm tenant moving. Okla. Acad. Sci. Proc. (1927)7: 209-213. 500 Ok42

Proceedings published as University of Oklahoma Bulletin (n.s.) no.409, Studies series no. 29, June 16, 1928.

914. Sanders, J. T. Tenants, landlords, think over that proposed move - it may not pay. Okla. Agr. Expt. Sta. Current Farm Econ. 2(4): [6-7] December 1929. 100 Ok4

The author feels that moves that are made for the purpose of obtaining a larger and better farm should be made unhesitatingly, but he points out that there is evidence that excessive moving and poverty are "close friends."

915. Stephens, P. H. Tenancy from the farm management point of view. Okla. Agr. Expt. Sta. Current Farm Econ. 5(5): 83-84. October 1932. 100 Ok4

"To meet these new conditions, [under a permanent system of agriculture] the rental contract should partake more of the nature of a partnership agreement, including an accurate evaluation of the contribution toward the farm income of each party and, therefore, the just compensation of each. Such an agreement requires a personal and active understanding of mutual problems by both landlord and tenant."

916. Trent, D. P. Must have more farmer-owned farms. Farm and Ranch 54(2): 14,15. Jan. 15, 1935. 6 T31

917. Trent, D. P. Ownership of farms by farmers. Farm and Ranch 55(20): 7. Oct. 15, 1936. 6 T31

The constant moving of tenant families "is sapping the lifeblood of the people." Absentee ownership is bad. The soil should not be subjected to speculation and exploitation. The state of Oklahoma, in addition to providing long-term easy credit for farmers in an effort to promote home ownership, has taken steps to "reduce the ad valorem tax rate on land and to replace this with the income tax and the sales tax." A homestead tax exemption law was passed in 1935, was declared inoperative, but was never tested in any court and was never repealed.

918. Trent, D. P. The tenant problem in Oklahoma. 5pp., typewritten. [Still-water. 1935?] Pam. Coll.

While the high percentage of tenant farmers in Oklahoma shows that there is something seriously wrong in the economic condition of agriculture, the most serious problem is said to be the constant moving of tenant farmers from one farm to another. This is probably due to a dissatisfied state of mind with the tenant system. It is thought that "the use of a full, complete, simple, detailed tenant lease contract is the first step toward the solution of this problem."

### Oregon

919. Swift, L. L. Land tenure in Oregon; including the topography, disposition of public lands, landlordism, mortgages, farm output, and practical workings of tenant farming of the state, together with tables and copies of land leases. Oreg. Hist. Soc. Quart. 10(2): [31]-135. June 1909. L.C.

Bibliography, p.31.

920. Washburn, R. S., and Scudder, H. D. Cost of producing winter wheat and incomes from wheat farming in Sherman County, Oreg. U.S. Dept. Agr. Bull. 1446, 40pp. 1927. 1 Ag84B

This study is based on farm records for 1920, 1921, and 1922. "Owner and share-rent systems are the only tenure systems used on the farms studied. Of the total number of farms represented, for all years, the number of farmers who owned the entire acreage farmed was about 27 per cent; the number who owned a part and rented additional land was about 31 per cent. In all tabulations those farms of which a part of the acreage was owned and additional land rented have been combined with the owner group. The two-thirds system is the common method rental." -p.3

Average costs by tenure, pp.21-24.

Pennsylvania

921. Glover, J. N. Methods of renting farms; some of the various plans in use between landlord and tenant. Pa. Farmer 46: 306. Oct. 4, 1919. 6 P383

Advantages and disadvantages of methods for leasing farms which are used in Pennsylvania.

922. McCord, J. E. Farm tenancy and lease forms in Pennsylvania; types of contracts in use between landlords and tenants in Pennsylvania with suggestions for adapting these to present-day farming. Pa. State Col., Ext. Circ. 151, 47pp. State College. 1934.

An earlier edition was issued as Pa. Agr. Expt. Sta. Bull. 232 in 1929.

This circular is in three parts. Part one "consists of a general presentation of the development and present day problems of tenancy. The second part is composed of the statistical analysis of data secured in a survey of tenancy in Pennsylvania and a discussion of the factors and conditions which have necessitated changes in relations between landlords and tenants. The third part consists of lease forms and suggestions for preparing contracts."

923. Spillman, W. J., Dixon, H. M., and Billings, G. A. Farm management practice of Chester County, Pa. U.S. Dept. Agr. Bull. 341, 99pp. 1916. 1 Ag84B

Tenant farms, pp.68-73. Subtopics: relation of tenure to size of farms; types of farming on tenant farms; labor incomes on owner and tenant farms; relation of tenants' labor income to size of farm and to type of tenancy; relation of tenure to yield of crops.

Philippine Islands

924. Bongato, Diosdado. Farm ownership and tenancy in eight selected municipalities of Bohol. Abstract by S. T. Pagcaliwagan in Philippine Agr. 24(2): 168-169. July 1935. 25 P542

925. Cabrera, D. R. A study of farm ownership in five typical farming towns in Pangasinan. Philippine Agr. 19(3): 179-191. August 1930. 25 P542

"This study is based upon data obtained from 389 farmers with farms ranging from 1 to 100 hectares in area. The acquisition of the farms involved 742 separate transactions during the period 1870-1928. Inheritance represented 45.1 per cent of the transactions, gifts 1.2, marriage 13.5, and purchase 40.1 per cent. Of those acquiring their land in whole or in part by purchase, 94.5 per cent earned the purchase money by farming alone. Of the 389 farmers, 71.7 per cent derived their entire income from farming, 56 per cent reported a surplus over expenditures, 89.7 per cent had no farming experience prior to acquiring land other than that with their fathers, 1.6 per cent had been farm laborers for an average of 7.3 years, 3.3 per cent had been tenants for an average of 12.5 years, and 3.6 per cent had been in other occupations for an average of

almost 8 years. The average age at which farms were acquired increased from 20.3 years for the decade 1870-1879 to 24 years for the period 1920-1928." -Expt. Sta. Rec. 63: 884-885. 1930.

926. Chamberlin, W. H. Philippines: causes of unrest. Christian Sci. Monitor, Feb. 23, 1937.

"This is the fifth of six articles by the chief far-eastern correspondent of The Christian Science Monitor, who has conducted a first-hand study of conditions in the Philippines."

One of the most serious problems is the discontent on the land, the causes of which vary on different islands and in different parts of the same island. Large landlordism, a monopolistic tobacco company, large church estates, increases in rent and eviction of tenants, and the sharp contrast of wealth and poverty between planters and laborers are among the contributing causes. One thing which the Government has done in an attempt at agrarian reform is the appropriation of 1,000,000 pesos for the purchase of the home sites for tenant farmers.

927. Hester, E. D. Some economic and social aspects of Philippine rice tenancies.

"Separate from The Philippine Agriculturist vol. XII, no. 9, pp.367-410. 1924."

"Literature cited", pp.408-410.

Contents: Historical review of Philippine tenancy, growth of Philippine tenancy, the problem, review of past literature, object of present work, method of survey, area, crops, tenure, contracts for lowland rice, supervision of landlords, tenant's farm labor time, animal labor, tenant's farm investment, tenants' annual farm income, justification of the typical contract, secondary occupation of tenants, household industries, land ownership among tenants, tenants' indebtedness, population of tenancies, age of tenants, sex and marital condition of tenants, intermarriage among tenants, number and age of tenants' children, literacy of tenant families, class stability, character of dwellings, recreation, political status, tenant aggression, summary, conclusions, recommendations.

928. Hester, E. D., and Miñano, G. M. Tenancy on coconut holdings in the municipality of Looc, province of Romblon. Philippine Agr. 10(4): 145-168. November 1921. 25 P542

Thesis presented by Gerónimo M. Minano for graduation from the College of agriculture, no. 125; Experiment station contribution no. 56.

Bibliography, p.168.

"The immediate object of the present work was to survey the tenancy conditions obtainin; on coconut plantations in the municipality of Looc, Romblon, bringing out the following points: 1. The average area of a tenant holding. 2. The average uncultivated area of a holding. 3. The food crops, intercrops, or side crops grown by the tenants. 4. The average length of tenancy. 5. Whether there is sufficient blood and marriage relation between the present

tenants and the former tenants to indicate inheritance of holdings and the existence of a definite tenant class. 6. Whether there is sufficient relationship both by blood and marriage between tenants and landlords to indicate that tenancy is a step towards land-ownership, and to argue against the existence of a purely tenant class. 7. Whether tenants as a rule own land, and if so, whether their ownership is sufficient to indicate tenancy as a step towards ownership. 8. The terms of the agreements between landlord and tenant, and the typical contract of the locality. The survey was made in the municipality of Looc, Romblon, during the period from April 15 to June 2, 1920."

929. Miller, H. H. Economic conditions in the Philippines. Rev. ed. 476pp., illus. Boston, New York, etc., Ginn and co. [1920] 273 M61

References, p.ix. Land Tenure, ch.XII, pp.220-274. It is said that the "problems concerning tenure of Philippine agricultural lands fall under two considerations: (1) the size of parcels; and (2) the system of cultivation with respect to laborer, owner, and country." Referring to the systems of cultivation, it is said that "the large parcels in the Philippines are cultivated by proprietary, share, or rent system. The small parcels may be cultivated by the peasant proprietors or by hired labor, or may be leased for a definite amount of money or of product, or on a share of the crop." Each of these problems and systems is discussed, and there follow brief sections on public lands and homesteads, agricultural colonies, land titles, interest rates, and caciquism (the falling of power into the hands of large landowners and persons of intelligence).

The government, according to the author, "recognizes the desirability of an independent agricultural middle class, that is, a class between the hired laborer and the landlord, for independent citizenship is always the basis of democracy. The homestead laws, the activity looking toward the settling of land titles, and the agitation for lower rates of interest, all have in view the extension and protection of the peasant proprietary class."

930. Philippine Islands, Census office. Census of the Philippine Islands taken under the direction of the Philippine Legislature in the year 1918. In four volumes. Volume III, Agriculture, medicinal plants, forests, lands and proper diet. 938pp. Manila, Bur. Print. 1921. 273 C33

Partial contents: Table 3, Number of farms, classified according to tenure and nationality of occupants, by provinces and subprovinces, pp.72-83; Table 4, Area and average size of farms, classified according to tenure, by provinces and subprovinces, pp.84-94; Table 5, Number of farms, classified according to size and tenure, by provinces and subprovinces, pp.95-112; Table 9, Number of farms classified according to area of cultivated land tenure, and nationality of occupant, by provinces and subprovinces, pp.151-176.

Puerto Rico

931. Puerto Rico. Reconstruction administration, Planning division. "The agricultural problems of Puerto Rico," by Rafael Pico... May 18, 1936. 35pp., 13pp. of tables, illus., mimeogr. [San Juan] 1936. 173.2 P962A  
Land tenure and ownership, pp.19-26.  
Tables nos. 8 and 9 show number of farms and land in farms classified by tenure, for 1910, 1920, and 1930.

South Carolina

932. Bock, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L  
Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.
933. Bock, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared ... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La  
Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.
934. Derrick, S. M. Farm tenure in South Carolina. S. C. Univ. Bull. 89, 32pp. Columbia. August 1920. L.C.  
The following summary is made:  
"1. Farm tenancy has been steadily on the increase in South Carolina during the past four decades. 2. In 1910 63% of all farms were operated by tenants... 3. The percentage of all farms operated by tenants is 13.8% greater in the Piedmont than in the coastal section. 4. Share tenancy is more prevalent than cash tenancy in the section where there is a greater percentage of white population. 5. The owners operate a greater percentage of all farm lands than do the tenants, but the tenants operate a greater percentage of all improved land than do the owners. 6. The farms of the tenants contain approximately twice as great a percentage of improved land as do the farms operated by the owners. 7. The size of farms operated by owners is nearly three times as large as the size of the farms operated by tenants. 8. The average size of the farms is smaller in the upper part of the state... 9. Over twice as many of the tenant farms of the state are operated by negroes as are operated by whites. 10. There is a smaller percentage of farms operated by white tenants than is operated by white owners... 11. There is a higher degree of white tenancy in the lower section of the state in comparison to white population than in the upper section. 12. Negro owners operate a little over one-tenth of all the farms in the state, and slightly less than one-third of all farms operated by

owners. 13. Negroes have acquired farms nearly twice as fast in the lower part of the state as in the upper. 14. Farm mortgages have been steadily on the increase in South Carolina... 15. Of all the money borrowed from the Federal Land Bank only 4% has been used for the purpose of purchasing land. 16. Of the total land area in South Carolina 68.7% is lying idle."

935. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. *Rural Sociol.* 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

936. Hubert, B. F. The role of the small southern farm in the future land utilization program. *Opportunity* 11(9): 264-268. 1933. L.C.

Alabama, Georgia, Mississippi, and South Carolina are the states studied in this article in which the situation today is examined, the trends discussed, and suggestions made for a program for the future.

Moderate-sized farms, rather than large-scale corporate farms, seem to be indicated for this area. A program for the Southeast should include a reclassification of lands, more efficient operators, a more liberal land tenure system, more land ownership, cooperation, and well-trained energetic, practical leadership.

Recommendations which apply specifically to Negro farmers are also given.

937. Jensen, W. C., and Russell, B. A. Studies of farm land prices and ownership. *S. C. Agr. Expt. Sta. Bull.* 247, 50pp., illus. Clemson College. 1928.

The object of this study is "to bring out some of the economic factors connected with the larger problems of land in the Upper Piedmont region of South Carolina as evidenced by work in Anderson county, which is located in the northwestern part of South Carolina." Among the topics considered are movements of land prices, the basis for the value of land, how to profit rather than lose by land price changes, economic land utilization, and economic land holding. Under economic land holding are discussed importance of different kinds of tenure, methods of renting land, steps to land ownership, and economic and social considerations.

938. Johnson, C. M., and Turner, H. A. The old plantation piedmont cotton belt. A preliminary report. 32pp., mimeogr. Washington, D. C., U. S. Dept. Agr., Bur. agr. econ., Div. land econ. May 1930.  
1.9 Ec7601

"This preliminary report is an attempt to picture the conditions and changes in the old plantation Piedmont as a whole, affecting at least 150,000 land owners and tenants, thus preparing the way for more intensive reports that may be forthcoming later from the various agencies that are interested in the problems of the section. The old plantation Piedmont is a belt just above the fall line, three or four counties in width, across South Carolina and Georgia with a few counties in North Carolina and a few in Alabama." -pp.1-2.

Contents: Conditions affecting local agriculture; the 59 counties chosen for study; ownership of land and management of land and labor; changed position of the landowning class; position of farm tenants and changes since 1920; experiences of renters; adjustments in farming since 1920.

939. Miller, Kelly. A model negro farm in South Carolina. Washington, D. C., Star, Aug. 31, 1935. Pam. Coll.

A letter to the editor of the Star describing a model farm colony of negroes living on a farm owned by Bishop M. H. Davis of the African M. E. Church. "The plantation is operated on the basis of benevolent overlordship... The operations are on the cash basis, the tenants being furnished their homes with a plot of ground for raising all they need and receive cash payments for work performed... The enterprise, so far, has paid its own expenses and has resulted in building up the soil and equipping and stocking the place."

940. Scanlan, J. J., and Tinley, J. M. Business analysis of the Tobacco growers' cooperative association. U. S. Dept. Agr. Circ. 100, 152pp. 1929. 1 Ag84C

Tenancy in the tri-state [Virginia, North and South Carolina] area, pp.25-27. Accompanied by two maps which show the percentages of tenancy by counties in the area, 1925, and percentage of colored farmers in the area, 1924; and by statistical tables which show race and tenure status of the farmers of the area, Jan. 1, 1925, value of farm property per farm and of land and of buildings per acre, 1925, and receipts, credit used, and ratio of credit to receipts of North Carolina and South Carolina owners and tenants.

941. U. S. Works progress administration. Research bulletin J-1, J-3 - J-6, mimeogr. Washington, D. C. 1936. 173.2 W89Rej

These bulletins present the results of a study of combined farming-industrial employment in Alabama, Georgia, and South Carolina. They are not for general distribution. However, the material contained in them is to be published by the WPA in a bulletin, "Part-time Farming in the Eastern Cotton Belt."

They are by W. W. Troxell, L. S. Cottrell, Jr., A. D. Edwards, and K. H. Allen and are entitled "Combined Farming-Industrial Employment... Preliminary Report." J-1 is on combined farming-industrial employment in the cotton textile subregion of Alabama,

Georgia and South Carolina; J-3, in Charleston County, S. C.; J-4, in the coal and iron subregion of Alabama; J-5 in the Naval stores subregion of Georgia and Alabama; and J-6, in the lumber subregion of Alabama, Georgia, and South Carolina.

Each has a short section on the value and tenure of part-time farms.

942. Wickens, D. L., and Jensen, W. C. Agricultural finance in South Carolina. S. C. Agr. Expt. Sta. Bull. 282, 67pp. Clemson College. 1931.

"This study describes and interprets the actual credit conditions found on 213 South Carolina farms. Three local areas, located in the Piedmont, the Sandhills, and the Coastal Plains were selected as representative of conditions found in the respective regions." Information is given for both owner and tenant farmers.

#### South Dakota

943. Boeger, E. A. Rent contracts in typical counties of the wheat belt.

U. S. Dept. Agr. Bull. 850, 13pp. 1920. 1 Ag84B

Material is presented which was collected in the spring of 1917 on farms in Barton County, Kans., Clay County, Nebr., Spink County, S. Dak., Barnes County, N. Dak., and Renville County, Minn.

944. "50-50". The "50-50" farm lease allows livestock on the rented farm and gives owner and renter an equal responsibility. *Nor'-West Farmer* 49(4): 48-49. Feb. 20, 1930. 7 M83

The Wendt "50-50" plan is mentioned as "the simplest and easiest to understand although not the most complete."

945. Hampson, C. M., and Christophersen, Poul. An economic study of farms in the spring wheat area of South Dakota. S. Dak. Agr. Expt. Sta. Circ. 19, 19pp. Brookings. May 1934.

"Circular 19 is of historic nature, in that it gives results that have been attained. It presents a summary of four years of study of farms, and attempts to explain why some farms are more profitable than others." -Foreword.

Contains a section (p.17) on the ownership of farms, which gives the percentages of ownership and tenancy, and the manner of tenure; and one on farm returns to different ownership classes.

Table 7, in which farms are classed roughly according to tenure and size of business, gives the average income of farms, Spring Wheat Area of South Dakota, 1932.

946. Johnson, S. E., and Steele, H. A. Some aspects of the farm mortgage situation in South Dakota and their relation to a future land use policy. S. Dak. Agr. Expt. Sta. Circ. 9, 58pp. Brookings. April 1933.

Part I, The Present Situation and its Development, gives the Percentage of tenancy (pp.7-8) for the period 1900-1930, decennially.

Part II, Mortgage Experience of Different Lending Agencies, (pp.26-41) brings out the amount of farm foreclosures and the real estate owned, from the reports of the Federal Land Bank, the Joint

Stock Land Banks, the South Dakota Rural Credit Board, the Department of School and Public Lands, and the life insurance companies.

Part III, Concentration of Land Ownership and its Probable Relation to a Future Land Use Policy, (pp.42-56) records the amount of land held by private and public agencies, the extent and significance of land concentration in Brookings County, the concentration of land ownership in some of the western counties, and discusses the problems which arise from concentration of ownership.

947. Landis, P. H. Rural relief in South Dakota, with special attention to rural relief families under the New Deal relief program. S. Dak. Agr. Expt. Sta. Bull. 289, 63pp. Brookings. 1934.

"Farm tenants made up the greatest proportion of relief families studied, and farm owners the greater proportion of non-relief families. Business men made up the second largest group of non-relief cases."

948. Macdonald, A. B. The fifty-fifty farm: a tenant-owner partnership has doubled its value. Country Gent. 85(21): 10,40,42. May 22, 1920. 6 C833

The C. L. Wendt plan in operation on a South Dakota farm.

949. South Dakota Department of agriculture. South Dakota agricultural statistics 1934. [7]pp. Pierre. 1934. 252.79 T192

The Library of the U. S. Department of Agriculture has South Dakota Agricultural Statistics for 1919-1921, 1925-1935.

Tables on pp. [6-7] include statistics of the number of owners and renters for 1920, 1929, 1930, 1931, 1932, 1933, and 1934.

County figures are given in the tables preceding these.

Statistics for 1935 are given in the 1935 South Dakota Agricultural Statistics.

950. South Dakota State planning board. Agricultural resources. A preliminary report... January 1, 1936. 166[14]pp., illus., mimeogr. [Brookings] 1936. 280.7 So82

Land tenure and ownership, pp.88-112. Contains information on tenancy and land ownership -distribution of land held by various classes of owners; land ownership pattern in five South Dakota counties.

Illustrated by charts and maps, two of which on p.91 show per cent of all South Dakota farms operated by tenants in each census year 1900-1930 and per cent of farms operated by tenants, 1930.

951. South Dakota State planning board. Committee reports and recommendations... 1936. 116pp., illus. Brookings. 1936.

Copy in Library, Natl. Resources Com.

Report and recommendations of the Agricultural Resources Committee ... adopted at Mitchell, S. Dak., September 15, 1936, pp.1-27. Includes a brief section on tenancy, pp.6-8.

952. South Dakota State planning board. First biennial report... submitted December 1936. 145pp., mimeogr. Brookings. 1936. 280.7 So82B Tenancy, pp.27-28. Facts and recommendations regarding tenancy are given. Two figures show per cent of all South Dakota farms operated by tenants in each census year 1900-1930 and per cent of farms operated by tenants, 1930. Recommendations given are as follows.

"If Congress passes legislation extending credit to assist tenants and others in purchasing farms, the interest rate should be fixed for the period of the contract as the lowest figure possible. Such transactions should be surrounded with adequate safeguards, such as, reducing the debt to a reasonable one, extending assistance only to farmers with good records and on farms with approved farm practices and land use with the possibility of paying out under average conditions. Such approved farm practices and land use should be required of the purchaser."

953. Stewart, H. L. The agricultural situation in the intensive livestock production area of southeastern South Dakota (as typified by Moody County, South Dakota). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-11, 37pp., illus., mimeogr. December 1936. 173.2 W89Rek

This is one of a series of bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of farm land and tenure of operators, p.15.

Table 8, p.25, shows the proportion of owned and rented land on 87 farms, by size of farms, 1934.

Table 17, p.31, shows value of assets, amount of liabilities, and net worth of owners and renters on 87 farms, by size of farm, June 1935.

Tables 19 and 30, p.33, show distribution of farm land by type of owner, and ownership and operation of 1,137 farms having corn-hog contracts, 1934, respectively.

Tables 23 and 24, pp.35-36, shows crop acres, number of livestock, and tenure of operator, and indebtedness and tenure of operator, by size of farm, of farmers on relief rolls June 6, 1935 and of farmers applying for rehabilitation prior to June 21, 1935.

954. Stewart, H. L. Natural and economic factors affecting rural rehabilitation problems in central South Dakota (as typified by Hyde County, South Dakota). U. S. Works Progress Admin., Social Research Div. Research Bull. K-2, 41pp., illus., mimeogr. March 1936. 173.2 W89Rek

This is one of a series of research bulletins which present the results of a survey of the present economic conditions and future prospects of farmers in the drought area of 1934. The study was undertaken by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

See p.14 for ownership of farm land and owner and tenant operation.

The following statement is made on p.17: "A high rate of tenancy appears to be another contributing factor to the Hyde County relief load. Less than 27 per cent of the operators on the relief rolls were owners or part owners. Tenancy amounted to more than 63 per cent, as compared with 51 percent for all farms having corn-hog contracts."

Tables 19 and 20, p.35, give the distribution of farm land in the county, by types of owners, 1935, and proportion of farm land under corn-hog contracts in 1934 held by resident and non-resident owners and proportion operated by owner or tenant, in the county, respectively.

Table 27, p.39, shows indebtedness on 199 owned and rented Hyde County farms of different sizes as reported on relief applications of farmers receiving relief in April 1935.

955. Wendt, C. L. Fake Wendt farm agreements. True and so-called Wendt 50-50 agreements compared. Dakota Farmer 46(18): 822. Sept. 15, 1926. 6 D14
956. Wendt, C. L. The 50-50 farm; or, The Wendt farming agreement: an outline of the history of farm tenures in America. 105pp. Canton, S. D., The author. 1923. L.C.
957. Wendt, C. L. Helping yourself and the other fellow. Wendt's 50-50 farming agreement equitable to contracting parties. Dakota Farmer 45(16): 708,722-723. Aug. 15, 1925. 6 D14
958. Wendt, C. L. How to select a farm partner. Dakota Farmer 39: 1390, 1392,1394. Sept. 15, 1919. 6 D14
959. Wendt, C. L. Land bank favors Wendt plan. Will loan money on diversified rental plan. Dakota Farmer 47(14): 642. July 15, 1927. 6 D14  
Refers to the Federal Land Bank of Omaha.
960. Wendt, C. L. Landlord-tenant cooperation. A discussion of the principles of a leasing agreement that in common practice in the northwest, is equitable and satisfactory to both parties. Breeder's Gaz. 82: 801,802. Dec. 7, 1922. 49 B74
961. Wendt, C. L. A partnership not a tenancy. Dakota Farmer 38: 852-853, 864. July 1, 1918. 6 D14  
"In one of the richest agricultural sections of South Dakota, the corner to the southeast, Doctor Wendt owns land and he here tells of his success working with men who are not his tenants but his partners in the operation of his farms." -The Editor.
962. Wendt, C. L. Rental income from farm land. Landowner's share never very spectacular. Dakota Farmer 46(10): 532,533,540. May 15, 1926. 6 D14  
Compares owner income from rented farms using the two-fifths plan and the Wendt 50-50 plan.

963. Wendt, C. L. Staging a cornfield debate. Land owner and tenant discuss partnership farming. Dakota Farmer 42: 586-587. 1922. 6 D14
964. Wendt, C. L. A study of farm leases and partnerships. Dakota Farmer 40: 1270-1721. July 1, 1920. 6 D14  
Contrasts the old farm leases with the Wendt Farming Agreement.
965. Wendt, C. L. Tenant farm vs. partnership farm. What these two methods mean to general prosperity. Dakota Farmer 46: 194,195,196. Feb. 15, 1926. 6 D14  
Presents the advantages of the partnership farm in contrast to the tenant farm using as examples five farms that have, for a number of years, been worked on the Wendt 50-50 plan.
966. Wendt, C. L. Year on a partnership livestock farm. Dakota Farmer 39: 1098,1100,1102. July 15, 1919. 6 D14  
The history of one year's business on one of Dr. C. L. Wendt's farms - The Southwest Farm near Lincoln, South Dakota. It is "the inspiring story of sound success and good profits on a rented farm."
967. Wenz, A. Rental question. Dakota Farmer 39: 295. Feb. 15, 1919.  
A South Dakota farmer presents to the Dakota Farmer, his problem of the kind of lease to offer to his tenant - and the problem is answered by Alfred Wenz, who suggests a system of livestock partnership.

Tennessee

968. Allfred, C. E., and Raskopf, B. D. Education of farm owners and tenants in Tennessee. [U. S. Works Progress Admin., Coop. Plan of Rural Research] Monog. 25, 40pp., illus., mimeogr. Knoxville, Tenn. Jan. 15, 1937. 173.2 W89Co  
"Agricultural Economics and Rural Sociology Department, Agricultural Experiment Station, University of Tennessee."  
Bibliography, p.38.  
Illustrated by charts.
969. Allred, C. E., Hendrix, W. E., and Raskopf, B. D. Farm tenancy in Tennessee. [U.S. Works Prog. Admin., Coop. Plan Rural Research. Rept. 17] 31pp., mimeogr. Knoxville, Tenn. July 15, 1936. 173.2 W89Co  
Issued by the Agricultural Economics and Rural Sociology Department, Agricultural Experiment Station, University of Tennessee, Knoxville.  
"This is one of a series of preliminary reports dealing with various aspects of the rural relief problem in Tennessee. It is the purpose of this study to show the characteristics of the tenant population, some of which contribute to high relief rates, the areas of the State where tenancy constitutes a problem and the growth and change of tenancy in Tennessee." -Introduction.

Chapter I. Characteristics of Tenant Population Which Contribute to the Relief Population (relative relief burden of farm tenants, resources, size of family, standards of living, housing conditions, education, mobility of tenants, age of tenants); Chapter II. Distribution of Growth of Tenancy in Tennessee.

970. Allred, C. E. What should be in the rental contract. Tenn. Agr. Col. Ext. Circ. 20, 2pp. Knoxville. 1929; also in Prog. Farmer (Miss. Valley ed.) 43: 181. Feb. 18, 1928.
971. Allred, C. E. Farm tenancy in Tennessee. Banker-Farmer 6(10): 4-5. September 1919. 284.28 B22  
What the agricultural committee of the Tennessee Bankers Association planned to do in their investigation of the tenancy situation in the State. Resolutions passed and the questionnaire which was to be used are given.
972. Allred, C. E., and Luebke, B. H. Rural relief and rehabilitation possibilities in Wayne county, Tennessee. U. S. Fed. Emergency Relief Admin. Coop. Plan Rural Research Rept. 2, 31pp., mimeogr. [Knoxville, Tenn.] 1935. 173.2 R27Rep  
"Cooperative plan of rural research: Federal Emergency Relief Administration, Tennessee Emergency Relief Administration, Tennessee Agricultural Experiment Station."  
The authors were assisted by M. T. Matthews, C. A. Tosch, C. M. Smith, and F. M. Fitzgerald.  
The section, Land Operated, pp.18-20, gives the results of the authors' studies on the percentage of relief families operating land. It was found that this was low, even among those usually classed as farm owners or tenants. "Sixty per cent of the land rented by closed case tenant families is in crops, whereas only 13 per cent of the open case land is thus utilized. Open cases apparently rented a considerable acreage of unproductive land."
973. Allred, C. E., Watkins, S. W., and Hatfield, G. H. Tennessee, economic and social. Part II ... the counties. Tenn. Univ., Div. Univ. Ext., Univ. Tenn. Rec. Ext. Ser. v.11, no.3, 204pp., illus. Knoxville. 1929. 252.81 A15T  
Contains the following tables on tenancy: Percentage of Farm Tenancy in 1925, 1920 and 1910, p.82; Percent of Farm Area Operated by Tenants - 1925, 1920 and 1910, p.84; Size of Farms Operated by Owners and Tenants - 1925, p.84; Home Ownership Reported - (Rural and Urban Combined) - 1920, p.85.
974. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L  
Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.

975. Book, A. B. Landlord and tenant problem in the Southern states: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U. S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La

Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

976. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

977. Holman, R. L. Dairy success on rented Tennessee farms. Jersey Bull. 45: 1620,1679. Sept. 29, 1926. 43.8 J48

Relates the success of a dairy farm near Nashville, Tenn., leased by H. J. Liggett on the fifty-fifty basis.

978. Huntington, Ellsworth. The handicap of poor land. Econ. Geogr. 2: 335-357, illus. July 1926. 278.8 Ec7

Data from the fifteen counties where the value of the farm land is highest per acre and the fifteen counties where the value is lowest, in each of ten states were used for this study of the differences in income, capital, population, causes of poverty, and ownership and tenancy on good land and on poor land. States included in the study were Ohio, Indiana, Illinois, Iowa, Minnesota, Kentucky, Tennessee, Georgia, Mississippi, and Arkansas. The latter half of the study is devoted to an inquiry, based on facts from Who's Who, of how far the difference in the economic condition of the people on good land as compared with those on poor land is due "to the economic and sociological conditions arising directly from the soil, and how far to the innate quality of the people."

Illustrated by maps.

Article with same title in his The Pulse of Progress, pp.11-32. New York, London, C. Scribner's Sons. 1926.

979. Kirkpatrick, E. L., and Sanders, J. T. The cost of living among colored farm families of selected localities of Kentucky, Tennessee and Texas. A preliminary report. 13pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1925. 1.9 Ec763Co  
Data are given for cropper, owner and tenant families.
980. Kirkpatrick, E. L., and Sanders, J. T. Cost of living in farm homes in certain areas of Kentucky, Tennessee and Texas. A preliminary report. 14pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1924. 1.9 Ec763C1  
Data are given for owners, tenants and croppers.
981. Kirkpatrick, E. L., and Sanders, J. T. The relation between the ability to pay and the standard of living among farmers. A socio-economic study of white farm families of Kentucky, Tennessee, and Texas. U. S. Dept. Agr. Bull. 1382. 32pp. 1926. 1 Ag84B  
Data are given for owner, tenant, cropper, and all families.
982. Tennessee State planning commission. Preliminary population report. General population statistics and trends... Prepared under the direction of James M. Fitch, Jr. unpagged, illus. Nashville. June 14, 1935. 280.7 T25P  
Section IV-D of the report is concerned with rural farm tenure. Text, statistical tables and maps are given.
983. Waldron, J. C. King cotton and his slaves. Nation 138(3598): 703-705. June 20, 1934. 110N  
Describes conditions among share croppers in Arkansas, Tennessee, and Mississippi.

Texas

984. Ashburn, K. E. Economic and social aspects of farm tenancy in Texas. Southwest. Social Sci. Quart 15(4): 298-306. March 1935. 280.8 So82  
"This article is adapted from the author's The Development of Cotton Production in Texas, a thesis submitted in partial fulfillment of the requirements for the degree of Doctor of Philosophy in the Department of Economics of Duke University, 1932."  
"Share renters and share croppers constitute the two main types of tenants in Texas."  
Among the findings of the author is the following: "From the available evidence, it must be determined that the economic and social status of the Texas farm tenant, especially the share cropper, is decidedly low, although it is somewhat better than it was in the depth of depression."
985. Babbitt, Frank. Tenancy from year to year and related estates. Tex. Law Rev. 8(3): 325-341. April 1930.  
"An examination of the history and theory of the creation and incidents of the so-called 'tenancy from year to year;' with a comparative analysis of tendencies in the law of Texas and other jurisdictions." -Social Sci. Abs. v.2, item 12967. October 1930.  
Not examined.

986. Blair, M. M. How to reduce farm tenancy. Farm and Ranch 55(9): 3,17.  
May 1, 1936. 6 T31

Before tenancy can be reduced to any extent "the American people must come to feel that a piece of farm land is a kind of sacred thing, a gift from the Creator, an irreplaceable natural resource which it is a crime to carelessly waste or destroy." Education in proper farming methods, the reduction of land speculation, a homestead exemption law exempting all owner-operated farms from State tax, a progressive tax on farm lands held in bodies in sizes beyond four or five times the model or average size of all farms in the State, the discouragement of absentee ownership of farms, etc. are suggested.

A dot map shows distribution of farm tenancy in Texas and Oklahoma in 1935. A chart shows the growth of farm tenancy in the two states, 1890-1930.

987. Blair, M. M. A picture of farm tenancy in Texas and Oklahoma. Farm and Ranch 55(7): 3,9. Apr. 1, 1936. 6 T31

This is the first of a series of three articles by Mr. Blair on the tenancy problems of Texas and Oklahoma.

The present article is concerned with the growth and the evils of tenancy. Special attention is called to the poverty of tenants, increase in soil erosion, general decay of rural communities and rural institutions, and the decline of democracy.

988. Blair, M. M. What causes farm tenancy? Farm and Ranch 55(8): 4,7,26.  
Apr. 15, 1936. 6 T31

The three factors which contribute most to producing a large degree of tenancy are stated to be "a simple extensive one-crop type of agriculture which produces a staple for the general market, a crop that can be stored and marketed easily"; a submerged population lacking wealth, credit, education, etc; speculation in agricultural lands by the non-agricultural classes of the population.

989. Briggs, F. A. Land tenure is southwestern problem. Farm and Ranch 51(18): 3,14. Sept. 15, 1932. 6 T31

According to the writer, owner-operated farms will disappear within a few years if the number of foreclosures continues at the present rate. A table showing the per cent of tenancy in 1930 in Texas, Oklahoma, Arkansas, Louisiana and New Mexico is given. The weak spots in our system of renting agricultural lands are pointed out.

990. Book, A. B., comp. Landlord and tenant problem in the Southern states: extracts from state laws, comp... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46L

Extracts from the laws of the following states are given: Arkansas, Georgia, Mississippi, Oklahoma, South Carolina, Tennessee, and Texas.

991. Book, A. B. Landlord and tenant problem in the Southern States: memoranda on the legal status of sharecroppers and tenants, prepared... under the direction of Paul W. Bruton. v.p., typewritten. Washington, D. C., U.S. Dept. agr., Agr. adjustment admin. 1934. 1.94 Ad46La  
Contains a section for each of the following states: Alabama, Arkansas, Georgia, Mississippi, North Carolina, South Carolina, Tennessee, and Texas.

992. Buechel, F. A. The relation between rents and agricultural land values in theory and in practice. Tex. Agr. Expt. Sta. Bull. 318, 71pp. College Station, Brazos County. 1924.

Bibliography, pp.65-71.

"This bulletin is mainly concerned with a statistical study of the relation of rents to agricultural land values in Brazos, Williamson and Dallas counties, Texas. Share renting is the most common practice and a certain percentage of the share renters were croppers - in Brazos County, almost half; in Dallas County, about one-third; in Williamson County, less than one-fourth." -Agr. Econ. Bibliog. no. 64, item 1095.

993. Cauley, T. J. Agricultural land tenure in Texas. Southwest. Polit. and Social Sci. Quart. 11(2): 135-147. September 1930. 280.8 So82

"Census statistics on farm tenure for 1925 are used and compared with comparable statistics as far back as 1880 to show the changed importance of tenancy in the state as a whole, in West Texas, taken to mean the 85 counties west of the 100th meridian, and in the 8 counties of the Trans-Pecos region. Percentage of tenancy among farmers in West Texas is shown to have been 38.2 in 1910, 39.3 in 1920, 51.5 in 1925. Questions of concentration and absentee ownership are discussed with use of statistics appearing in Bulletin 89 of the Texas Department of Agriculture. Specific counties are named in brief discussions of tenure in relation to color of farmer, country of origin, and type of farming followed." -Social Sci. Abs. v.3, item 4098. March 1931.

994. Clark, F. B. Land tenure. In Rural welfare league of Texas. First rural life conference... June 24-29, 1918, pp.64-68. (Pub. as Bull. Agr. and Mech. Col. 3d ser., vol. 5, no.7, Apr. 1, 1919) 281.2 R883

The writer gives his reasons for not believing in the single tax as a remedy for the land problem, and for not believing in the land settlement plan of land reform as the complete solution of the problem. He suggests a Texas plan of land reform which would include a heavy tax on the unearned increment from land, some plan of colonization, the extension of the power of the Land Settlement Board, or some other board, so that under well-defined conditions a tenant could be given opportunity to become a farm owner, etc.

995. Currie, B. W. Rice - from prairie to market. Country Gent. 80(33): 1294-1295. Aug. 14, 1915. 6 C833

"The San Jacinto Rice Company of which Mr. W. B. Dunlap is president and Dr. George W. Collier is vice president and the Old

River Rice Company of which Dr. Collier is president and Mr. Dunlap vice president, produce rice on 30,000 acres near Houston, Texas. The farms are broken up into tracts which are operated on a share-tenant basis under the supervision of the company." -Agr. Econ. Bibliog. no. 30, item 176.

996. Elliott, E. A. Classification and economic status of the tenantry of a Texas cotton plantation. Southwest. Polit. and Social Sci. Quart. 11(4): 408-435. March 1931. 280.8 So82

According to a footnote "this paper is adapted from a more comprehensive study of the same estate by the author, entitled "An Economic Survey of a Texas Cotton Plantation as to Tenantry, Tenancy, and Management," presented as a dissertation to the graduate faculty of the University of Texas, 1930."

"A discussion largely by individuals, but partly by groups, of the 85 tenants on a 7,648 acre coastal plain plantation. These tenants operated an average of 50 acres each. Rents were a fourth of the cotton and a third of the corn, the tenants furnishing labor, work animals, feed, and implements. Cash rents were paid for such work animals as the management furnished. House and garden land were rent free and the management furnished cows to some tenants for their care and feed. The income from cotton realized by 47 tenants, on the plantation all of the seven years from 1923-1929, averaged \$1,490 in 1928 but only \$196 in 1929." -Social Sci. Abs. v.3, item 12300. August 1931.

997. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states: Virginia, North and South Carolina, Georgia, Florida, Alabama, Tennessee, Kentucky, Mississippi, Louisiana, Arkansas, Oklahoma, and Texas.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

998. Gabbard, L. P. An agricultural economic survey of Rockwall county, Texas; a typical blackland cotton farming area. Tex. Agr. Expt. Sta. Bull. 327, 161pp. College Station, Brazos County. 1925.

Land Tenure, ch. XI, pp.131-145. Describes the systems of tenure found in this survey, the historical trend of tenancy, the factors influencing land tenure, the economic aspects of tenancy, and the relation of tenancy to agricultural production, and questions what is to be done about tenancy.

"Tenancy is not an institution to become alarmed about. It is a natural product of our system of private ownership in land, and is peculiar to certain types of agriculture and economic conditions... The attitude taken here is to encourage the good features and to discourage, and in so far as possible, eliminate those which are undesirable. The aim should be to remove those obstacles which obstruct the free and full expression of the capacity of the tenant for both economic and social progress."

999. Joel, A. H. Soil conservation reconnaissance survey of the southern great plains wind-erosion area. U. S. Dept. Agr. Tech. Bull. 556, 68pp., illus. 1937. 1 Ag84Te

This survey was made by the Soil Conservation Service at the request of the Resettlement Administration.

Farm size and land tenure as related to erosion, pp.20-21. Table 24, p.66, gives statistics of land tenure, value and size of farms for the Colorado, Kansas, Oklahoma, and Texas counties surveyed, 1935 census, and for the total surveyed area, 1930 census.

1000. Kirkpatrick, E. L., and Sanders, J. T. The cost of living among colored farm families of selected localities of Kentucky, Tennessee and Texas. A preliminary report. 13pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr. econ. 1925. 1.9 Ec763Co

Data are given for cropper, owner and tenant families.

1001. Kirkpatrick, E. L., and Sanders, J. T. Cost of living in farm homes in certain areas of Kentucky, Tennessee and Texas. A preliminary report. 14pp., mimeogr. Washington, D. C., U. S. Dept. agr., Bur. agr econ. 1924. 1.9 Ec763C1

Data are given for owners, tenants and croppers.

1002. Kirkpatrick, E. L., and Sanders, J. T. The relation between the ability to pay and the standard of living among farmers. A socio-economic study of white farm families of Kentucky, Tennessee, and Texas. U. S. Dept. Agr. Bull. 1382. 32pp. 1926. 1 Ag84B

Data are given for owner, tenant, cropper, and all families.

1003. Leonard, W. E., and Naugle, E. B. The recent increase in tenancy, its causes and some suggestions as to remedies. Texas Univ. Bull. 39, pp.12-33. Austin. July 10, 1915. 282 T312

The causes of the increase in tenancy are divided into current and historical ones. Among the methods of reform suggested are State and county legislation. It is thought that the State might establish a Land Tenure Regulation Board "charged with the general duty, first of determining what the facts are respecting the economic condition of tenants, and, secondly, of recommending what might seem to be just rentals." For county measures, it is suggested that the principle of collective bargaining through a joint conference be applied to agriculture, this joint commission to be known as the County Land Tenure Board. The duties of the commission are set forth.

1004. Mullen, C. W. Farmers are too numerous; not enough land for all. Okla. Farmer-Stockman 48(1): 7. Jan. 1, 1935. 60 K45

The first of a series of three articles in which the writer reports the results of his interviews with "land owners, landlords, tenants, share croppers, hands and landless men in those good cotton counties of the Southwest, [Oklahoma and adjoining portions of Texas,] where competition for land is the outstanding farm problem of these midwinter months."

The second article is in the January 15th number, pp.29,46, and is entitled, There are Not Enough Farms! Tractor is Not Displacing Tenants. The third is in the February 1st number, pp.54,55, and is entitled Not Enough Farms. Who is to Blame?

1005. Pevehouse, H. M. Natural and economic factors affecting rural rehabilitation on the south plains of the Texas panhandle (as typified by Hale County, Texas). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-12, 38pp., illus., mimeogr. January 1937. 173.2 W89Rek

This is one of a series of bulletins which present the results of a survey of present economic conditions and future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of farm land and tenure of operator, p.14; tenure of farmers on relief, p.16.

Table 7, p.22, shows proportion of owned and rented land in crops, hay and pasture on 156 farms, by size of farms, 1934.

Table 16, p.31, shows average value of farm assets, amount of liabilities, and net worth of owners and renters on 154 farms, by size of farm.

Table 19, p.33, shows tenure of operator and residence of owner of farm land, 1935.

Tables 25 and 26, p.37, show average number of livestock per farm and number and average value of different items of farm machinery owned, by tenant farmers on rehabilitation, 1935.

1006. Pevehouse, H. M. Natural and economic factors which affect rural rehabilitation of the north plains of Texas (as typified by Dallam County, Texas). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-5, 44pp., mimeogr. July 1936. 173.2 W89Rek

This is one of a series of bulletins which present the results of a survey of the present economic conditions and the future prospects of farmers in the drought area of 1934. It was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership and tenancy, pp.15-16.

Tables 16 and 17, pp.34-35, show the value of property, amount of liabilities and net worth, by size of farm, of owners and renters on 37 farms in the grain section of the county, and on 43 farms in the row crop section, 1935.

Tables 20-23, pp.38-40, show proportion of land area held by resident and non-resident individuals and corporation, May 1935, tenure of operators of farm lands 1935, and use of owned and rented land, by size of farm, on 37 farms in the grain section and on 43 farms in the row crop section, 1935, respectively.

Tables 30-31, p.44, show the average mortgage indebtedness and delinquent interest payments of 25 owners and 54 tenants receiving work and drought relief, Dallam County, 1935; and average pasture acreage, number of livestock and value of farm machinery per farm for farmers on rural rehabilitation, Dallam and Hartley counties, May 1935, respectively.

1007. Sanders, J. T. Farm ownership and tenancy in the Black Prairie of Texas. U. S. Dept. Agr. Bull. 1068, 6Opp. 1922. 1 Ag84B

"This study is based mainly on data taken in 6 representative counties from 368 farm operators, particular pains being taken to avoid any selection of the men to be interviewed, because it was desired to get a true cross-sectional view of tenure in the area."

Contents: The development of tenure problems in the black land; economic aspects of the forms of tenure; agricultural history of farm operators; domestic, social, and educational conditions in relation to tenure.

Croppers are included in the tenants for which data are given.

1008. Taylor, H. C. Lectures on land tenure given at the Farmers' short course at the Texas agricultural college in July, 1917. Tex. Farmers' Cong. and the Farmers' Short Course. Proc. 1917: 252-264. 5 T315

Proceedings issued as Bulletin of the Agricultural and Mechanical College of Texas, 3d ser., v.3, no.23, Dec. 1, 1917.

Contents: Tenancy and landownership in the United States with special reference to the rapid increase in tenancy in Texas, pp. 252-255; methods of adjusting the relations between landlords and tenants, pp.255-259; means of acquiring land ownership, pp.260-264.

Another paper on Credit and landownership, by Dr. Taylor was read before the general session of the congress and is given on pp.60-62.

1009. Taylor, P. S. An American-Mexican frontier: Nueces county, Texas. 337pp., illus. Chapel Hill, Univ. N. C. press. 1934. 277.083 T21

"This study is part of a project carried out by the present writer, initiated by the Committee on Scientific Aspects of Human Migration of the Social Science Research Council, and continued by the Committee on Population." -Introduction, p.xiii.

The book includes references to Mexican landownership, land grants in the region, land titles, and landlord and tenant relations. With regard to ownership of land, the author says in his summary:

"The first formal assertions of private ownership of the land were the grants from Spain and Mexico to their citizens, who stocked the range and offered resistance to the Indians. By the

time of the Texan revolution these grants entirely covered the area of modern Nueces County. For the next decade the rancheros were exposed to border disorders, and were finally forced to retire to the towns for protection; most of them went to the Rio Grande, but a few went to Corpus Christi. Then came temporary uncertainties over land titles, the war of 1846-48, and the loss of Mexican political dominion. Under these circumstances, between the years 1840 and 1859 all but one of the grants lying in present Nueces County were sold to Americans or Americanized Europeans. Since 1883, when the last portion of the last grant was sold to Americans, there has been but a handful of Mexicans in Nueces County, who, sporadically, have owned acreage; in 1928 there were 29. These 29, most of whom were very small-scale farmers, represented a new type of landowner, namely, laborers who had risen through tenancy to proprietorship. Mexican owners of town lots, however, were numerous. They rose in number from 207 in 1914 to 879 in 1928. This type of ownership generally indicated a stabilization of the laboring-class Mexicans, together with the rise of a few to the middle class as clerks, merchants, etc."

1010. Texas Agricultural and mechanical college, Extension service. Landlord-tenant livestock leases. Tex. Agr. Col. Ext. Circ. C-88. [4]pp. College Station. November 1931.

Gives the text of a Renewable Crop Share Contract: Livestock Supplement.

1011..Texas Farmers' Congress. Proceedings 1918. Tex. Agr. and Mech. Col. Bull. 3d ser. v.4, no.21, 168pp. College Station. Nov. 1, 1918. 5 T315

Texas homestead law, by Tom Finty, Jr., pp.164-167; A modification of the homestead clause, by Clarence Ousley, pp.167-168.

1012. Texas University, Department of extension, Division of public welfare. Studies in farm tenancy in Texas. Tex. Univ. Bull. 1915, no.21, 151pp., illus. Austin. 1915. 282 T31

Contents: The Growth and Development of Tenancy in Texas, ch.I; The Personal Property of the Tenant, ch.II; Sources of Credit and Capital for the Tenant, ch.III; The Chattel Mortgage and the One-Crop System, ch.IV; Financing the Production of Livestock, ch.V; Rents and the Bonus System, ch.VI; The Economic Aspects of the Tenant Problem in Ellis County, by W. E. Leonard, ch.VII; Personal Experiences of Tenants and Landowners Who Have Been Tenants, ch.VIII; Farm Tenancy and the Public Schools, by E. V. White, ch. IX; Conclusions, ch.X.

1013. Ullrich, C. E. The farm operator in the Texas rural and town relief population, October, 1935 (28 sample counties). U. S. Works Progress Admin., Coop. Plan of Research, Preliminary Rept. 3, 29pp., illus., typewritten. [College Station] July 31, 1936. 283 U14

"Cooperative Plan of Research. Texas Agricultural Experiment Station, Federal Works Progress Administration, Texas Relief Commission."

"This bulletin ... is one of a series intended to present basic data concerning the distribution and trend of the farm family in the Texas rural and town relief population as of October, 1935, through an analysis of the sample cases in 28 selected counties.

"Cases that came within the scope of this survey were resident cases of the 28 sample counties residing in the open country (population of less than 50), in villages (50 to 2,499), and in towns (2,500 to 4,999). All cases received material aid from the Texas Relief Commission in October, 1935, and in each case the rural occupation of the head was that of farm owner, farm tenant, or sharecropper. Cases under the care of the Resettlement Administration were excluded from this survey." -pp.1-2.

Information is given on family characteristics, relief history of the household, and tenure status. Accompanied by maps, charts and statistical tables.

1014. Willard, R. E. A farm management study of cotton farms of Ellis County, Texas; a statistical study of the investment in land and equipment, cost of operation and of production of crops, and income from different types of tenure in 1914. U. S. Dept. Agr. Bull. 659, 54pp., illus. 1918. 1 Ag84B

Tenure, pp.14-23. Accompanied by tables which show percentage of crop area in different crops under different tenure systems, 79 farms; acreage and yield of cotton under different tenures, 114 farms; average cost of cotton per pound under different tenures and labor systems, 114 farms; relation of capital invested by farm operator to income of the operators of owner and tenant farms, 79 farms; sizes of owner and tenant farms and amount of income on 502 farms in Chester Co., Pa.; relation of size of farm to percentage of acreage farmed by wage and cropper labor, 114 farms; distribution of cropper expenses and receipts, and net income, 40 croppers, 24 farms.

#### Utah

1015. Nelson; Lowry. Early land holding practices in Utah, and problems arising from them. Jour. Farm Econ. 9: 352-355. July 19, 1927. 280.8 J822

#### Vermont

1016. Woodward, F. M. The town proprietors in Vermont: the New England town proprietorship in decline. 163pp. New York, Columbia Univ. press. 1936.

Not examined.

Virginia

1017. Ballinger, R. A. Stock share renting in Virginia. Va. Agr. Expt. Sta. Bull. 271, 54pp. Blacksburg. 1930.

Bibliography, p.54.

"Stock share renting is not practiced extensively in Virginia. At present more dairy farms are being rented on this plan than any other kind of farm, although this type of renting is being used to some extent on all classes of livestock farms. The most common arrangement of the lease terms is for the landlord and the tenant to each furnish one-half the livestock, pay one-half of most of the expenses, and receive one-half the proceeds of all sales. There are many variations in these practices on individual farms. Usually where the return to one of the parties is high, it is also high for the other, and where it is low for one, it is likewise low for the other. The landlord's share of the net returns is usually somewhat larger on the more valuable farms because of his greater contribution to the business. The provisions of stock share leases are greatly influenced by local customs. (A suggested lease is included)." -Social Sci. Abs. v.3, no.5, item 7304. May 1931.

1018. Bitting, S. T. Rural land ownership among the negroes of Virginia with special reference to Albermarle County. 110pp. [Charlottesville, Va., The Mitchie Co., Printers. 1915] (Publications of the University of Virginia. Phelps-Stokes Fellowship Papers. [no.2]) 282 B54

Bibliography, pp.107-110.

"The author discusses the factors which influence the negroes in obtaining possession of the land and their success in developing the right types of farming. The discussion relates to conditions in Virginia in general, with special emphasis upon conditions found in Albemarle County." -Expt. Sta. Rec. 36: 392. 1917.

1019. Frey, F. C., and Smith, T. L. The influence of the AAA cotton program upon the tenant, cropper and laborer. Rural Sociol. 1(4): 483-505. December 1936. 281.28 R88

Three phases of the subject are considered: 1. "the effects of the cotton program in the creation of unemployment, or in the displacement of tenants, croppers, or other laborers from their regular jobs"; 2. the effect of the program on the standards of living of the families of the tenants, croppers, and other laborers; 3. the influence of the program upon the mobility of the tenants, croppers and wage hands. The area covered is limited to 13 states including Virginia.

It is illustrated by dot maps which show the distribution of white and negro croppers and tenants in the Southern States, 1930; and the distribution of the 170 counties studied. Two tables contain statistics on changes in the numbers of tenants and croppers in the sample counties, and changes by race, 1930-1935.

1020. Scanlan, J. J., and Tinley, J. M. Business analysis of the Tobacco growers' cooperative association. U. S. Dept. Agr. Circ. 100, 152pp. 1929. 1 Ag84C  
Tenancy in the tri-state [Virginia, North and South Carolina] area, pp.25-27.
1021. Scarborough, W. S. Tenancy and ownership among negro farmers in Southampton County, Virginia. U. S. Dept. Agr. Bull. 1404, 27pp. 1926. 1 Ag84B  
"This bulletin contains the results of a survey covering part of Southampton County, Va., a section in which probably 75 per cent of the farmers are colored and are independent of the supervision of white farmers. The average age of the 112 tenants included was 42 years and their average accumulations by their own efforts \$806.51. The average age and accumulation of the 149 owners were 50.6 years and \$5,412.63, respectively.  
"From 1880 to 1920 the percentage of farms operated by tenants increased from 45 to 59.2 per cent in Southampton County as compared with a decrease from 29.5 to 25.6 for Virginia as a whole, and an increase from 25.6 to 38.1 per cent for the United States. From 1900 to 1920 the percentage of farms in Southampton County operated by negroes increased from 47.6 to 56.6 per cent, and the percentage of the negro operators who were owners, increased from 24 to 28.2 per cent.  
"The changes in the utilization of the land, in the crops grown, in tenure, and in the value of livestock and equipment from 1860 to 1920 in Southampton County are described. The size and value of farms and of property, changes in tenure status, the net worth and kinds of property owned, indebtedness and credit, accumulations, the relation of the rate of accumulation to various conditions, the standards of living, and the extent of migration and degree of stability of occupancy are considered for the 261 farms surveyed." -Expt. Sta. Rep. 55: 286. 1926.
1022. Taylor, C. C., and Vernon, J. J. Renting farms in Virginia. Va. Agr. Expt. Sta. Bull. 249, 32pp. Blacksburg. 1926.  
This is an examination of existing leasing systems in Virginia. Recommendations are given on p.29. A model lease contract for share renting farms - tenant to furnish equipment is given on pp.30-32.  
Cropper renting, pp.16-19.
1023. Virginia University. Share croppers in the South. Univ. Va. News Letter 13(5): [1], Dec. 1, 1936.  
The purpose of this article is to discuss the more direct and measurable implications of the farm tenancy problem in relation to Virginia and the Southern States.
1024. Walker, L. M., Jr. Increase in farm tenants in Virginia: 1930-1935. Va. Univ. News Letter 12(4): 1. Apr. 13, 1936.  
Accompanied by a table which shows farm tenancy in Virginia counties, 1930 and 1936.

Washington

1025. Washington State planning council. Farm tenancy in Washington. Prepared by: B. H. Pubols... A. E. Orr... A. J. Cagle... E. F. Landerholm... With suggestions and recommendations by: Edward C. Johnson... Ward K. Newcomb... R. G. McDole... Fred W. Clemens. 28pp., mimeogr. Olympia. January 1937. 280.7 W27F

"Report stenciled by WPA Project No. 265-6905."

This report to the President's Farm Tenancy Committee gives "the present status of farm tenure and trends in tenancy in Washington and in the United States, variations in tenancy within the state, prevailing types of tenancy, problems associated with tenancy, and conclusions and recommendations concerning farm tenancy."

Recommendations are made regarding the need for education of land owners and tenants in rental contracts, compensations for improvements, interest rates and length of payments, the type of education needed to help tenants become successful owner-operators, credit, etc. The public acquisition of farms consisting of tillable land for the purpose of leasing to individuals and cooperative farming by tenants are not recommended.

West Virginia

1026. Cornell, F. D., Jr. A social and economic survey of the Spencer soil-conservation area. W. Va. Agr. Expt. Sta. Bull. 269, 36pp., illus. Morgantown. 1936.

This is a report of the social and economic survey made of the area prior to the inauguration of the demonstration soil-conservation program.

Farm ownership and tenure, pp.9-10. Only 5.83 per cent of the 772 farms from which records were obtained were tenant farms.

Wisconsin

1027. Boeger, E. A. A study of share-rented farms in Green County, Wis., and Kane County, Ill. U.S. Dept. Agr. Bull. 603, 14pp. 1918. 1 Ag84B

"The great increase in American dairy farming and the spread of farm tenancy in dairy regions together tend to emphasize the need for exact knowledge concerning the relation between landlord and tenant on share-rented dairy farms. The work described in this bulletin was undertaken in two representative dairy regions with a view to ascertaining the nature of this relationship and determining the profits made thereunder by landlord and tenant..."

"The material for this study was obtained from 84 farm management survey records taken in the Wisconsin region in cooperation with the State Agricultural College and Experiment Station, and from 59 records taken in the Illinois region, all for the crop year 1915. Reference is made also herein to some of the facts obtained from 147 survey records taken by the Illinois Agricultural College and Experiment Station for the crop year 1912 in the same region of this state."

A description of the regions studied, the variation in duty of landlord and tenant, and the relation of farm practices to profits are among the topics considered.

1028. Born, C. E. Influence of soils on land ownership in Bayfield County, Wisconsin. Jour. Land & Pub. Utility Econ. 6(2): 170-179, illus. May 1930. 282.8 J22

"From analysis of conditions in Bayfield County, Wisconsin, it is clear that the soil factor is not to be neglected in explaining and helping to solve the land economic problems of a given area. The concentration of active agriculture on the clay loams and the relatively small proportion of 'land for sale' or 'speculator' land in this soil classification are instances in point. The results of the study in Bayfield County indicate that the relation between soils and land ownership, utilization, and taxation is close and deserves the further attention of land purchasers and public officials responsible for land policies." -Social Sci. Abs. v.2, item 16083. 1930.

Three tables show Bayfield County soils classified according to variations in texture and drainage, distribution of land acreage in selected townships among different groups of owners and different kinds of soil, 1928, and amount of taxes levied and delinquent and their distribution among different soil groups, 1926.

1029. Delohery, Tom. A [Wisconsin] farm that pays tenants and owners. Management, good stock, good crops tell the tale. Successful Farming. 24*i.e.*25<sub>J</sub>(10): 14,79. October 1926. 6 Sul2

1030. Freehoff, W. A. The partnership farm lease. Successful Farming 20(11): 10,57. November 1921. 6 Sul2

Tells of the farm of J. S. Donald of Dane County, Wis. which has been rented by the same tenant for sixteen years. The text of the lease used is given in full.

1031. Galpin, C. J., and Hoag, E. F. Farm tenancy, an analysis of the occupancy of 500 farms. Wis. Agr. Expt. Sta. Research Bull. 44, 18pp. Madison. 1919.

"This study was carried on in September, 1918, in accordance with plans of the national committee on standardization of research in country life appointed at the annual meeting of the American Sociological Society in 1917 for a field study of farm tenancy. It includes all farms belonging in the business community of Sun Prairie, Wis. Tabulations are made to show farms occupied by owners and tenants and by related and unrelated tenants; status of farm purchasers, present status of farm tenants; and sizes of farms rented and purchased; general status, occupancy of farms, residence, and employment of retiring farmers; and number of tenant shifts, of farms on which shifts occur, of shifting tenants, and index numbers of tenant shifting."

1032. Hanke, O. A. The tenant partner succeeds with cows. Boettcher is a satisfied renter. Successful Farming 24*i.e.*25<sub>J</sub>(2): 82,91. February 1926. 6 Sul2

Account of the Knowlton and Boettcher farm in Dodge County, Wis.

1033. Hibbard, B. H., and Howe, Harold. The farm lease in Wisconsin. Wis. Agr. Expt. Sta. Bull. 391. 26pp., illus. Madison. 1927.  
In three parts: I. Making a Lease; II. Leases in Common Use; III. The Tenancy Situation in Wisconsin.  
Contains maps.

1034. Hibbard, B. H., and Black, J. D. Farm leasing systems in Wisconsin. Wis. Agr. Expt. Sta. Research Bull. 47, 60pp. Madison. 1920.

1035. Hibbard, B. H., and Peterson, G. A. How Wisconsin farmers become farm owners. Wis. Agr. Expt. Sta. Bull. 402, 35pp., illus. Madison 1928.

Questionnaires were sent to about one-tenth of the farmers in each county of the state. Replies from 2,557 active farmers and about 350 retired farmers were used as the basis for the study. The Bulletin contains information on ladders climbed to ownership, tenancy, the age at acquiring ownership, method of acquiring first farm owned, relation of size of farms first purchased and size owned later, and time spent on the various rungs of the agricultural ladder.

1036. Sturlaugson, Jonas. The size of landholdings in Wisconsin. Jour. Land & Pub. Utility Econ. 3(3): 308-322, illus. August 1927. 282.8 J82

"This article is based on a study of the size of landholdings in Wisconsin made by the writer a year ago for the Institute for Research in Land Economics and Public Utilities."

The writer's summary is, in part, as follows:

"In so far as land in farms is concerned, there is practically no concentration in landownership in Wisconsin. The land in large farms or in other holdings of farm land is an extremely small portion of the total acreage of farm land in the state. The data show a trend toward greater diffusion in landownership instead of toward greater concentration..."

"The land problem in northern Wisconsin is not so much one of combating land speculation as it is a problem of land utilization. A large portion of the land area is going entirely to waste, representing a substantial social loss. Any solution of the problem calls for: (1) A scientific classification of the land, from an economic as well as physical standpoint; (2) Some plan of putting this classification into practice; this requires a constructive land policy having for its object the most advantageous utilization of the land from the social standpoint; (3) A modification of the system of taxation of timber lands so as to encourage rather than to discourage efficient and judicious utilization of the remaining virgin forest as well as to stimulate reforestation in so far as this can be done without granting 'special privileges' in the true sense of the word."

1037. Taylor, H. C. Methods of renting farm lands in Wisconsin. Wis. Agr. Expt. Sta. Bull. 198, 30pp., illus. Madison. 1910.

The purpose of this bulletin is to summarize the experiences of a large number of farmers. The following subtopics are considered:

Considerations common to all forms of tenancy (the tenant, the farm and the landlord, what the lease should contain); cash versus share tenancy; special features of cash leases; methods of letting land on shares (share systems on grain farms, stock farms, share systems in tobacco production).

1038. Wehrwein, C. F. The "agricultural ladder" in a high tenancy region. Jour. Land & Pub. Utility Econ. 7(1): 67-77. February 1931. 282.8 J82

The objects of this article are three fold: (1) to make an analysis for the Township of Bradford, in Rock County, Wisconsin, similar to the analysis made for Newton Township, Manitowoc County, "(2) to compare the types of 'agricultural ladder' found in each of these two townships; and (3) to discover, if possible, the conditions which give rise to these different methods of attaining farm ownership."

1039. Wehrwein, C. F. The post-ownership steps on the "agricultural ladder" in a low tenancy region. Jour. Land & Pub. Utility Econ. 6(1): 65-73, illus. February 1930. 282.8 J82

This is a companion article to the author's article on pre-ownership steps on the agricultural ladder in Newton Township, Manitowoc County, Wisconsin. Its purpose is "(1) to examine the pre-ownership stages a little further, noting especially the combination of steps which farmers of Newton made to become farm owners, and chiefly, (2) to discuss what might be called the 'postownership steps' - the stage of encumbered ownership."

Illustrated by charts.

1040. Wehrwein, C. F. The pre-ownership steps on the "agricultural ladder" in a low tenancy region. Jour. Land & Pub. Utility Econ. 4(4): 417-425. November 1928. 282.8 J82

"The study reported on was based upon data from 201 of the 267 farm occupiers in Newton Township, Manitowoc County, Wis., a dairying township with a percentage of farm tenancy of only 4.14, with 66.6 per cent of the farmers born in the township, and 68.85 per cent of present owners related to the immediately previous owners. Of the 201 occupiers, 48.3 per cent obtained their farms by inheritance and 51.7 per cent by working for wages, 27 and 16 per cent respectively, having worked at other rural occupations than farming and in other occupations." -Expt. Sta. Rec. 60: 886. 1929.

1041. Wehrwein, G. S. Land ownership, utilization, and taxation in Bayfield County, Wisconsin. Jour. Land & Pub. Utility Econ. 6(2): 157-169, illus. 1930. 282.8 J82

"The sequence of land utilizations in Bayfield County, Wisconsin, is from lumbering, to 'land held for sale,' to agriculture. All three of these uses are still represented. Lumbering now occupies only a small area; land held for sale constitutes over 60% of the county; agricultural acreage is relatively small; other phases are represented by abandoned and vacant farms and resort lands.

Of special importance are tax delinquent lands which are increasing in amount and which are being turned over to private owners at a decreasing rate. Tax delinquency differs somewhat with respect to the class of ownership of the land. Owners who are securing an income from the land are less likely to let their taxes lapse. Land held for sale, however, as well as vacant and abandoned farms and cut-over lands, contributes heavily to the increasing amount of land reverting to the county for non-payment of taxes." -Social Sci. Abs. v.2, item 16117. 1930.

Accompanied by maps and a chart.

### Wyoming

1042. Stewart, H. L. Natural and economic factors affecting rural rehabilitation in southeastern Wyoming (as typified by Goshen County). U. S. Works Progress Admin., Div. Social Research. Research Bull. K-13, 45pp., illus., mimeogr. March 1937.

This is one of a series of bulletins which present the results of a survey of present economic condition and future prospects of farmers in the drought area of 1934. The study was initiated by the Division of Farm Management and Costs, Bureau of Agricultural Economics, U. S. Dept. of Agriculture, in cooperation with the Federal Emergency Relief Administration.

Ownership of land and tenure of operator, p.20.

Tables 20 and 21, p.38, show proportion of land held by type of owner in irrigated and non-irrigated sections, 1934; and tenure of operator and residence of owner of farm land in irrigated and non-irrigated sections, 1934.

Tables 22 and 23, p.39, show utilization of owned and rented land on 29 irrigated farms and on 43 non-irrigated farms, by size of farm, 1934.

Table 28, p.43, shows average value of farm assets, amount of liabilities, and net worth of 106 farmers applying for rehabilitation, by size of farm and tenure of operator, 1935.

### ADDITIONS

1043. Brandt, Karl. Farm tenancy in the United States. Social Research 4(2): 133-156. May 1937.

The following is quoted from p.136 of this article:

"It is not too long ago that tenancy was traditionally considered in this country as the 'social ladder' in agriculture, offering to young men with little or no capital an opportunity to climb upward and to save enough to ascend to ownership. The latest reports from Washington and many press releases seem to indicate that the American public has changed its mind and tends now to hold tenancy responsible for many of the agricultural evils, such as poverty and degeneration, irresponsibility and insecurity, lack of improvements on farms, soil depletion and many others. Consequently a wholesale attack upon tenancy is under way and promises to continue for some time to come. Such

a judgment appears to be derived from the fact that the agricultural situation offers a desolate prospect in some parts of the country where tenancy is the dominant system of land tenure. In the following discussion the validity of such general assumptions and especially the implications of the conclusions and proposed policies shall be analyzed."

1044. Case, H. C. M. Professional farm management service. Amer. Soc. Farm Managers and Rural Appraisers. Jour. 1(1): 10-12,16. April 1937.

1045. Cohn, D. L. Share-cropping in the Delta. Atlantic Monthly 159(5): 579-588. May 1937.

An unbiased consideration of sharecropping in the Arkansas and Mississippi Deltas. In conclusion the writer calls attention to the difficulties of realizing the ideal of farm and home ownership for the croppers of the South. "No sudden change could safely take place within a capitalist democracy." The complexities of the problem are many. The people must not only have land, but they must have "unremitting" supervision, must be taught sound methods of farming small tracts, they must be physically and morally rehabilitated, they must be cured of disease, they must learn thrift and industry. "They must be recast and recreated."

1046. Eddy, Sherwood. The Delta Cooperative's first year. Christian Cent. 54(5): 139-140. Feb. 3, 1937. L.C.

Briefly gives the history and results of the first year's work of the Delta Cooperative Farm at Hillhouse, Mississippi.

1047. Fedde, Margaret, and Lindquist, Ruth. A study of farm families and their standards of living in selected districts of Nebraska, 1931-1933. Nebr. Agr. Expt. Sta. Research Bull. 78, 39pp., illus. Lincoln. 1935.

This is a study of the standard of living of 54 farm owner families and 46 tenant families.

1048. Fuller, F. E. The influence of the professional farm manager on the tenant situation. Amer. Soc. Farm Managers and Rural Appraisers. Jour. 1(1): 29-30. April 1937.

The function and the opportunity of the professional farm manager in the landlord-tenant problem.

1049. Henry, C. G. Cotton in the social and economic life of the South. In South. Chemurgic Conf., Lafayette, La., Oct. 15-17, 1936, Gulf Coast Chemurgic Conf. and the Tung Oil Assoc. Amer., Pensacola, Fla., Oct. 20,21,1936. Condensed Proc. 1936, pp.17-21, processed. Dearborn, Mich., Farm chemurgic coun. 1936. 281.9 So84

Tenant problem, pp.19-20.

1050. Hoyt, E. E. Value of family living on Iowa farms. Iowa Agr. Expt. Sta. Bull. 281, pp.189-239. Ames. 1931.

Effect of tenancy on value of living, p.195.

1051. Lively, C. E. Family living expenditures on Ohio farms. Ohio Agr. Expt. Sta. Bull. 468, 36pp., illus. Wooster. November 1930.  
146 owner-operators and 41 renter-operators furnished the information for this study.
1052. McCormick, T. C. Farm standards of living in Faulkner County, Arkansas. Ark. Agr. Expt. Sta. Bull. 279, 39pp. Fayetteville. October 1932.  
"This study describes a number of unselected farm families, their incomes, home surroundings, expenditures, social activities, and other phases of their standard of living, in an area representative of a large part of Arkansas. Owner and tenant families are constantly compared. Finally, the relationships between the standard of living and such factors as income, age, education, and distance from town are given." -p.3.
1053. Moore, A. N., Giles, J. K., and Campbell, R. C. Credit problems of Georgia cotton farmers. Ga. Agr. Expt. Sta. Bull. 153, 56pp. Experiment. June 1, 1929.  
This study covers the operations in 1926 of 121 farmers in Butts and Laurens Counties, 45 of whom were full owners or part owners, 47 were croppers, and 29 were either standing renters or share tenants. No separate study was made of the credit problems of negro farmers, but 86 per cent of the croppers interviewed in Butts County were colored.
1054. Morse, H. N., and Brunner, E. deS. The town and country church in the United States; as illustrated by data from one hundred seventy-nine counties and by intensive studies of twenty-five. 179pp. New York, G. H. Doran co. [1923] (Committee on social and religious surveys. Town and country studies) 261.2 M83  
Tenant and Migrant, ch.X, pp.156-159.
1055. Murray, W. G., and Brown, W. O. Farm land and debt situation in Iowa, 1935. Iowa Agr. Expt. Sta. Bull. 328, [32]pp, Ames. 1935.  
Describes and discusses the situation in regard to corporate-owned land, mortgage debt, foreclosures, tenancy, and land values.
1056. National farm institute, Des Moines, Iowa, Feb. 19-20, 1937. Farm tenure in Iowa. III. The National farm institute symposium on land tenure (Held at Des Moines, Iowa, Feb. 19 and 20, 1937). Iowa Agr. Expt. Sta. Bull. 357, pp.299-376. Ames. 1937.  
This bulletin contains the ten major addresses given at the Institute which was sponsored by the Agricultural Committee of the Des Moines Chamber of Commerce.  
Contents: What has happened to the agricultural ladder? by Theodore W. Schultz, pp.300-308; The farm tenure situation in the cotton South, by W. W. Alexander, pp.309-315; The upward spiral in tenancy and our land policies in retrospect, by B. H. Hibbard, pp.316-321; Influence of business booms and depressions on farm income, by George R. Davies, pp.322-326; State and Federal

responsibilities in improving farm tenure, by Edward A. O'Neal, pp.327-332; State action on farm tenancy, by Edward J. Meeman, pp.333-340; Credit policies that will give us a better agricultural ladder, by Albert S. Goss, pp. 341-354; Farm tenure from standpoint of institutional owner, by Gerard S. Nollen, pp.355-365; Stability for agriculture, by Harry L. Brown, pp.366-371; Iowa farm tenancy, by Nelson G. Kraschel, pp.372-376.

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