

Witness my hand this.....day of....., 19.....

Justice of the Peace sitting in the Small Claims Department.

The justice of the peace of said justice's court shall forthwith enter such judgment transcript on the judgment docket of such justice's court; and thereafter garnishment, execution and other process on execution provided by law may issue thereon, as obtains in other cases of judgments of justice's courts, and transcripts of such judgments may be filed and entered in judgment lien dockets in superior courts with like effect as in other cases.

Entry on judgment docket.

SEC. 12. Each justice of the peace shall keep a separate docket for the small claims department of his court, in which he shall make a permanent record of all proceedings, orders and judgments had and made in such small claims department.

Records.

Passed the Senate March 3, 1919.

Passed the House March 11, 1919.

Approved by the Governor March 20, 1919.

CHAPTER 188.

[S. B. 184.]

LAND SETTLEMENT ACT.

AN ACT relating to the upbuilding of the agricultural resources of the state, establishing a state policy for land settlement, defining the powers and duties of the state reclamation board in reference thereto, and making appropriations therefor.

Be it enacted by the Legislature of the State of Washington:

SECTION 1. This act shall be known and cited as the "Land Settlement Act".

Designation of act.

SEC. 2. The State of Washington in the exercise of its sovereign and police powers declares that

Purpose of act.

the settlement of such portions of the undeveloped lands in this state as may be determined to be suitable and economically available therefor is a state purpose and is necessary to the public health, safety and welfare of its people. In the exercise of such power the state, acting for itself and in co-operation with the United States, hereby establishes a definite land policy providing means whereby soldiers, sailors, marines, and others who have served with the armed forces of the United States in the war against Germany and her allies, or other wars of the United States, hereinafter generally referred to as "soldiers", and also industrial workers and other American citizens desiring a rural life, may settle upon and become owners of small improved farms and farm laborer's allotments.

Co-operation  
between  
state and  
Federal  
govern-  
ments.

SEC. 3. That the state reclamation board created by the 16th legislature, hereinafter called the "board", shall have power to co-operate with the federal government in the settlement of any undeveloped lands in this state, and to avail itself of any authority of federal laws, rules and regulations therefor when any such settlement project shall be approved and adopted, by both the federal government and said board. Before said board shall expend any of the moneys appropriated for the settlement of land, except as herein otherwise provided, it shall enter into a written agreement with the federal government, setting forth the plan and basis of co-operation between the state and the federal government, and the expenditures to be incurred by each, and the provision for their repayment.

The contract with the United States may provide for the sub-division of the lands and other work needed to render one or more groups of farms available for agriculture.

The board is authorized to secure from the United States, subject to the provisions of federal laws, the necessary funds for making permanent improvements and for the purchase of necessary equipment.

SEC. 4. The board shall have power:

To investigate and select for settlement suitable areas of undeveloped lands in this state available for settlement;

Powers of  
reclamation  
board.

To purchase and acquire on behalf of the state such privately owned lands as in its judgment are available for settlement;

To subdivide any lands owned by the state and found available for settlement, including lands purchased or acquired for that purpose, into tracts suitable for farms and farm laborer's allotments;

To make on any such farms and farm laborer's allotments such improvements as may be necessary to render the same habitable and productive;

To accept from private owners deeds or other instruments of trust relating to land and to subdivide, improve, and sell such lands;

To lease to prospective settlers any land selected by the board for settlement;

To dedicate to public use appropriate tracts for roads, school houses or other public purposes;

To purchase and acquire under state laws any state, school, or granted lands of the state which the board shall determine are available for settlement under the provisions of this act;

To purchase and acquire lands in co-operation with the United States under such conditions as may be deemed advisable for the purposes of this act, and to convey the same under such conditions and restrictions as may be approved by the secretary of the interior;

To arrange with the federal government for sharing in the expense of furnishing agricultural

training for settlers so as to render them better qualified for the cultivation of their lands, under appropriate conditions of supervision by the federal government;

To sell and convey such improved farms and farm laborer's allotments subject to the limitations of this act;

To make such rules and regulations and perform any and all acts as may be necessary and proper for the purpose of carrying out the provisions of this act.

If it shall appear that federal aid and co-operation shall not be available, or the board shall determine to adopt and proceed with any land settlement project without federal aid and co-operation, then and in such event the board may acquire lands for such land settlement project and conduct their settlement with moneys from the state reclamation fund.

SEC. 5. That the board shall give to soldiers the preference right to purchase or lease such farms and farm laborer's allotments.

Preference  
rights of  
soldiers.

A qualified applicant must be a citizen of the United States and must satisfy the board that he is not the holder of agricultural land or possessory rights therein which, together with the land and improvements to be purchased hereunder, shall exceed a value of \$15,000. No purchaser shall at any one time hold more than one farm or farm laborer's allotment. Every purchaser shall satisfy the board as to his fitness, both financial and otherwise, to cultivate and develop the same successfully.

Purchase  
contracts.

Each approved applicant shall enter into a contract of purchase which shall provide for the payment of the purchase price of the land, the reclamation costs and the farm improvements and other charges, if any, and shall require the purchaser

actually to occupy the land within six months and actually to reside thereon for at least eight months in each calendar year for a period of at least five years, unless prevented by illness or other cause satisfactory to the board; and other absence from the land exceeding four months in any calendar year shall be a breach of the contract.

The contract shall provide that it shall not be assigned without the consent of the board.

The purchase price of the land shall be paid in annual installments to be fixed by the board for a total period of not to exceed forty years, with interest on deferred payments from the date of the contract at the rate of four per cent per annum.

Title to the land shall not pass until full payment has been made for the land and improvements.

SEC. 6. The lands disposed of under this act shall be leased or sold, in accordance with regulations adopted by the board, after public notice in at least one newspaper published in the state and of general circulation therein, and one newspaper published in the county where the land is situated, once a week for five consecutive weeks, the first date of publication being at least sixty days prior to the date of lease or sale, setting forth generally the location of the land and the terms of lease or sale and stating that detailed information can be obtained at the office of the board and such other convenient places as are designated in the notice.

Notice of  
leasing or  
sale.

SEC. 7. That the board shall investigate land settlement conditions in other states and elsewhere. The board shall report biennially to the legislature, giving a full statement of its operations and recommendations under the provisions of this act, and shall furnish a copy of its report to the secretary of the interior.

Investiga-  
tions and  
reports.

Appropriations,  
\$150,000.00  
and  
\$10,000.00.

SEC. 8. For the purpose of carrying out the provisions of this act relating to acquiring lands and improving the lands of the state, and the lands acquired or taken in trust under the provisions of this act, there is hereby appropriated out of the state reclamation revolving fund the sum of one hundred and fifty thousand dollars (\$150,000.00), or so much thereof as may be necessary; for the administrative expenses of the board in carrying out the provisions of this act there is hereby appropriated out of the general fund the sum of ten thousand dollars (\$10,000.00), or so much thereof as may be necessary: *Provided*, that no warrant shall be drawn upon the state reclamation revolving fund in excess of the amount in the state treasury to the credit of said fund.

Partial  
invalidity.

SEC. 9. If any part of this act shall be adjudged to be invalid or unconstitutional, such adjudication shall not affect the validity or constitutionality of the act as a whole, or of the part thereof not adjudged invalid or unconstitutional.

Emergency.

SEC. 10. This act is necessary for the immediate preservation of the public peace, health and safety, and shall take effect immediately.

Passed the Senate March 8, 1919.

Passed the House March 11, 1919.

Approved by the Governor March 20, 1919.