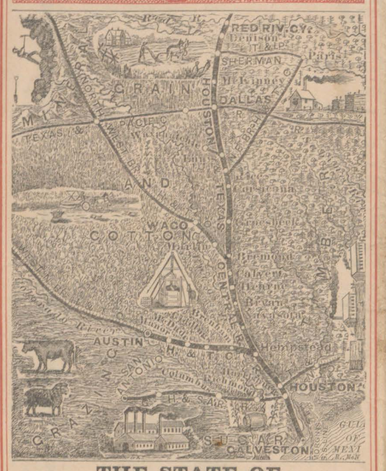
HOUSTON & TEXAS CENTRAL RAILWAY.



THE STATE OF
TEXAS

Extends from the 26th to the 36th parallel of north latitude, and lies between the 16th and 30th meridians of longitude, west from Washington, and is bounded on the north by Colorado, Kansas, the Indian Territory and Arkansas, on the east by Louisiana, on the south by the Gulf of Mexico, and on the west by the Republic of Mexico and New Mexico. It is the largest State in the Union, has 268,084 square miles, being much larger than England or France or New York, Pennsylvania, Mississippi and Louisiana combined, and is divided into 227 counties, eleven of which border on the Gulf of Mexico, and seven on the Rio Grande. Beginning with a level coast, entirely free of rock, the altitude gradually increases through to the northern boundary. The soil is universally characterized as being the most fertile and productive in the known world. Her bottom lands surpass any yet discovered on the globe. She is also possessed of the greatest variety of soils, that of the southern and southeastern sections being composed of black loam (or bottom lands), is better adapted to the production of Sugar and Cotton, though the latter yields abundantly on the prairies and uplands. The fine coffee, colored soil of the prairies grows unequaled crops of Wheat, Barley, Corn, Oats, and all the cereals, while nature provides sustenance year after year for more than 4,000,000 of cattle. The eastern and northeastern portions contain the finest forests of ash, Bois d'arc, oak, cypress, walnut and pine to be found west of the Mississippi River. The average temperature for the year round is about 60°, varying from 50° in the winter to 90° in the summer, thus producing a climate only equaled by Italy.

A—3-5-77—10 M. Rand, McNally & Co., Printers, Chicago.

HOUSTON & TEXAS CENTRAL RAILWAY

THE CONNECTING LINK

Between the Trunk Lines North and East and the Gulf of Mexico.

The Main Artery of Commerce through the State of Texas, is now operating 501 Miles of road as follows:

DENISON to HOUSTON, (Main Line), - -	**342 Miles.**
HEMPSTEAD to AUSTIN, (West'n Branch),	**115 Miles.**
BREMOND to WACO, (N. West'n Branch),	**44 Miles.**
Total, - - - - - - - -	**501 Miles.**

This latter branch is about to be extended to the far northwest, entering the rich counties of Bosque and Erath, and tapping the inexhaustible coal mines of Palo Pinto and surrounding counties. This project has long been in contemplation by the management as it is in this enterprise that they will open to the road its entire fuel supply, and to the State at large a branch of industry and mines of wealth hereto fore undeveloped. It is in this direction that the vast mineral deposits of Texas have laid in their crude state, unmolested by the enterprise of man, as the access to any market was unprofitable and impracticable. The advent of this line, opening to the public this mineral and fertile region, has been looked forward to with great expectations by the miner, the farmer, the capitalist and this company, as an era in the annals of Texas. The main line from tide water to the northern boundry of the State passes through the central portion of Texas, (hence its name, Texas Central), and enjoys a local and through traffic, unequaled by any railroad in the southwest.

This road is equipped with the celebrated Westinghouse Air Brake, and Pullman Palace Drawing Room and Sleeping Cars which run from and to Houston and St. Louis daily without change, and to New York with but one change. This line is famous for its settled and unexcelled route, passing through the centre of the State, south and north, and running through the following counties. Starting with Harris, the counties and their statistics will appear in their regular order.

J. WALDO,
Gen'l Freight and Pass. Agent,
HOUSTON, TEXAS.

J. B. ROBERTSON,
Passenger and Immigration Agent,
113 North Third Street,
ST. LOUIS, MO.

A. ALLEE,
Northwestern Pass. Agent,
101 Clark Street,
CHICAGO, ILL.

NICK HOLMES,
South. Pass. Agent,
No. 2 Burnett House,
CINCINNATI, O.

F. L. MANCHESTER,
Eastern Passenger Agent,
Office, 417 Broadway,
NEW YORK.

Rand, McNally & Co., Printers, Chicago.

HARRIS COUNTY.

Beginning with Houston, the county seat of Harris County, and the great railroad centre of the State, and connecting point of the H. & T. C. R'y with the following lines of transportation: The **Morgan S. S. Line,** for New Orleans, Havana and New York. The G. H. & H. R. R. for Galveston, and over it with the **Mallory S. S. Line,** for Key West, Havana, New York and Philadelphia, also with the **"Black Star Line" of Steamships** for Tampico, Vera Cruz and Liverpool. The **I. & G. N. R. R.** for points in Eastern Texas and the lumber districts, also with Texas & New Orleans R. R., (now constructing) for New Orleans. Harris County has an area of 1,832 square miles, and a population of 40,000. It is about three-quarters prairie, and the balance, timber of a large growth. Cotton and Tobacco are the principal products, with a larger manufacturing interest than any two counties combined in the State. Educational and religious facilities are equal to any county of its size west or south of the Mississippi River.

References: { W. J. HUTCHINS, W. R. BAKER, F. A. RICE. } Houston.

WALLER COUNTY.

County Seat, Hempstead.

Area, about 700 square miles. Population, about 7,000. This County is rich in its fertile soil, which is capable of producing nearly every staple product, native to this country. Its school and church facilities are excellent.

References: { DR. CLARK. H. WALLER, } Hempstead.

Counties Traversed by the Western Branch
—OF THE—
HOUSTON & TEXAS CENTRAL RAILWAY

WASHINGTON COUNTY.

County Seat, Brenham.

Area, 300 square miles. Population, 30,000. The average soil is upland, black and sandy, which produces with light cultivation, cotton, corn, oats and millet in the following quantities, per acre:

Cotton	per acre, from ½ to ¾	bale.
Corn	"	average 40 bushels.
Oats	" "	60 "

The average value of improved land is $15 per acre, and unimproved, from $3 to $5 per acre. This County is celebrated for its educational facilities. At Brenham is located a Graded Free School, with 11 teachers and 600 pupils. At Independence, the Baylor University and Female College is in successful operation, and again, at Chappell Hill is located the Chappell Hill University and Female College, an institution of high grade an reputation; there is one free school to every school district throughout the entire county. Churches of every denomination are in abundance, there probably being between 50 and 60 churches in the county.

References: { J. D. GIDDINGS, SETH SHEPHERD, } Brenham.

FAYETTE COUNTY.

County Seat, LaGrange.

Area, 900 square miles. About equally divided, open and timbered lands, watered by the Colorado river, which passes through the County from Northwest to Southeast. Population, 22,000; average soil, good, being made up of the black, waxy and sandy loam.

Principal products are cotton, one-half bale to the acre. Corn averaging 30 bushels to the acre.

Average value of improved land per acre,	$16
" " unimproved land "	4
No. of Schools in County, - - - -	70
" Churches " - - - - -	30
County School Funds in lands, est'ed at -	$140,000

References: { ROBERT ZAPP, Round Top. W. B. CROSS, LaGrange. }

LEE COUNTY.

County Seat, Giddings.

Area, 800 square miles. Population, 6,500. The soil is principally of a sandy nature with a good clay foundation. Cotton, Corn, Wheat, Oats and Vegetables are among its chief products. The average yield per acre is as follows:

Cotton	per acre,	¾ bale.
Corn	"	25 bushels.
Wheat	"	15 "
Oats	"	40 "

The average value of improved lands being $12 per acre; unimproved lands $2.50 per acre. Statistics show 20 schools and 15 churches in operation, which is a very large average for the population of the County.

References: { TRAVIS SHAW at Lexington. DR. JOHNSON, R. Y. KING, } Giddings.

BASTROP COUNTY.

County Seat, Bastrop.

Area, 850 square miles. Population, 16,000, with soil that will compare favorably with any in the State, two-thirds of which was originally wood land. The average product of

Cotton	per acre, is	¾ bale.
Corn	"	40 bushels.
Wheat	"	20 "
Oats	"	45 "

Average value of improved land is $15 per acre; unimproved land from 50 cts. to $10 per acre. The statistics show 35 churches and 60 school houses for this County, all located in thriving and settled neighborhoods.

References: { J. R. HIGGINS, LOUIS EILERS, } Bastrop.

TRAVIS COUNTY.

County Seat, Austin.

In this County is located the City of Austin, the capital of the State and the present terminus of the Western Branch of the H. & T. C. Railway. It has an area of 920 square miles, and a population of 23,000. This County embraces almost every variety of soil, from the black waxy to the light sandy. Its principal products are Cotton, Corn, Oats, Wheat, Rye, Millet and all kinds of vegetables and fruits. There are 22 churches and 32 schools in a fine and flourishing condition in this County. The average yield per acre is as follows:

Cotton	per acre,	300 to 500	lbs.
Corn	"	30 to 60	bushels.
Wheat	"	20	"
Oats	"	65	"

Improved land is valued at from $5 to $50 per acre; unimproved land from $1 to $10 per acre. The County is about equally divided, one-half being timber and the other rolling prairie lands, adapted to sheep raising.

References: { C. R. JOHNS & CO., WILLIAM WALSH, J. H. RAYMOND & Co. } Austin.

Counties Traversed by the Main Line
—OF THE—
HOUSTON & TEXAS CENTRAL RAILWAY

From Hempstead North.

GRIMES COUNTY.

County Seat, Navasota.

Area, 745 square miles. Population, 13,000. Average soil being black and sandy. Cotton and Corn are the chief products with an average yield as follows:

Cotton	per acre,	½ bale (of 500 lbs.)
Corn	"	25 bushels.

Vegetables and fruits of all kinds grow very rapidly and to a fine state of perfection. The average value of improved land is $10 per acre, and unimproved land $3 per acre. There are 27 churches and 30 schools in this county. About one-third of this county is prairie, the balance being timber of a good growth.

References: { J. R. KENNARD, H. D. PATRICK, } Navasota.

BRAZOS COUNTY.

County Seat, Bryan.

Area, 600 square miles. Population, 15,000. The soil is very similar to that of Grimes County, being black and sandy, yielding large crops with comparatively little labor. Cotton and Corn are the chief products, although the soil is susceptible of the growth of almost any vegetable or cereal. The average yield per acre for cotton is three-quarters bale, and for corn forty bushels. The value of land in this County ranges from $1 to $20 according to its condition and location. About two-fifths of this County is prairie, the balance being timber of a good average growth. There are 20 schools and 18 churches located throughout this county, in convenient sections for the farmer or mechanic.

References: { HARVEY MITCHELL, H. BRITZ, } Bryan.

ROBERTSON COUNTY.

County Seat, Calvert.

Area, 900 square miles. Population, 18,000. The soil is all good and produces principally Cotton, Corn, Wheat, Oats, Rye, Barley and Sugar Cane. The yield according to statistics is as follows:

Cotton	per acre,	1 bale	in the	bottom lands.
"	"	½ "	"	uplands.
Corn	"	50 bus.	"	bottom lands.
"	"	30 "	"	uplands.
Wheat	"	10 bushels.		
Oats	"	50 "		

The average value of improved lands ranges from $5 to $30 per acre according to the improvements, and for unimproved $2 to $5 per acre. The bottom lands on an average are worth 50 per cent. more than uplands. There is very little timber in this County, seven-tenths of it being rolling prairie, well watered. The records show 60 schools and 65 churches in a prospering condition and conveniently located throughout the county.

References: { T. MOORE, at Bremond. COLLARD & FIELDS, at Calvert. }

Counties Traversed by the N. W. Branch
—OF THE—
HOUSTON & TEXAS CENTRAL RAILWAY

From Bremond Northwest.

FALLS COUNTY.

County Seat, Marlin.

Area, 900 square miles. Population, 15,000. The average soil is good, proportions are one-third alluvial, one-third good Post Oak country, and one-third prairie. Cotton and Corn are the chief products, and will yield three-fourths bale to the acre of the former, and 40 bushels to the acre of the latter. Wheat yields about 15 bushels to the acre and Oats 75 bushels. The value of improved land is about $15 per acre, and unimproved $3 per acre. This County contains 25 schools and 15 churches, all located in convenient sections for the settlers.

References: { H. G. CARTER, W. W. LANG, } Marlin.

McLELLAN COUNTY.

County Seat, Waco.

Area, 900 square miles. Population, 25,000. The County seat is Waco, the present terminus of the North-Western Branch of the H. & T. C. Railway. The soil of this County is about three-quarters high grade and one-quarter all grades. The chief products consist of Cotton, Corn, Wheat and Oats, while Sheep and Cattle raising is carried on to a great extent.

Cotton	will yield per acre,	¾ bale.	
Corn	"	"	35 bushels.
Wheat	"	"	15 "
Oats	"	"	40 "
Barley	"	"	40 "

The average value of improved lands is $15 per acre, and for unimproved land about $3 per acre. The prairie lands. There are 20 schools and 25 churches in the County. The attention of immigrants is called to this County, and those situated immediately west and northwest of it, as being at this time most open to improvement and cultivation by reason of their value and location.

References: { J. N. T. FLINT, E. H. ROBERTSON, } Waco.

Counties Traversed by the Main Line
—OF THE—
HOUSTON & TEXAS CENTRAL RAILWAY

From Bremond North.

LIMESTONE COUNTY.

County Seat, Groesbeck.

Area, 900 square miles. Population, 12,000. The soil is of a dark, sandy loam and is very rich in its general character. Cotton, Corn and small grain are chief among its productions and yield as follows:

Cotton	per acre,	½ bale.	
Corn	"	35 bushels.	
Wheat	"	15 "	
Oats	"	40 "	

The value of improved lands in this County is about $15 per acre, and for unimproved about $5 per acre. The County is divided by one-third timber and two-thirds prairie. It contains 33 schools and 18 churches, all in a flourishing condition.

References: { A. D. STORY, J. W. FISHBURN, } Mexia.

FREESTONE COUNTY.

County Seat, Fairfield.

Area, 900 square miles. Population, 12,000. The soil throughout the entire County is graded as first-class; it is of a dark loam, and sandy nature, yielding fair crops with comparatively little labor. The principal products and their average yield is as follows:

Cotton	per acre,	½ bale.	
Corn	"	30 bushels.	
Oats	"	40 "	
Wheat	"	15. "	

Improved lands are valued on an average at $25 per acre, and unimproved about $3.50. There are 25 schools and 20 churches located at central points throughout the County. Freestone contains some excellent timber, as seven-tenths of the entire County is timber land, the balance being prairie.

References: { L. R. WORTHAM, H. C. LOMBARD, } Wortham.

NAVARRO COUNTY.

County Seat, Corsicana.

Area, 900 square miles. Population, 20,000. The soil is of a sandy and black silt character, well adapted to the raising of Cotton and Cereals. Statistics show the following average yield:

Cotton	per acre,	½ bale.	
Corn	"	30 bushels.	
Wheat	"	18 "	
Oats	"	50 "	

Improved land in this County is worth on an average $15 per acre, and unimproved about $4 per acre. About two-thirds of the County is undulating prairie land and the balance is timber. Unlike other counties in Middle Texas, the timber runs in strips or belts about one-half mile wide, affording splendid shelter for stock, from heavy rains and hot sun. Navarro contains 30 first-class schools and 28 churches of different denominations, all centrally located.

References: { S. J. T. JOHNSON, ED. EASLEY, A. ANGUS, } Corsicana.

ELLIS COUNTY.

County Seat, Waxahatchie.

Area, 945 square miles. Population, 20,000. Average soil good, of a black sandy and waxy nature, very productive. Hills is mostly prairie land while timber around the creeks and streams. There are 26 churches, 30 schools and one college in this County, all of which are well attended and in a flourishing condition. Agricultural records show the average yield of to acre of to be

Cotton	per acre,	½ bale.	
Corn	"	30 bushels.	
Wheat	"	20 "	
Oats	"	60 "	

Improved land is worth on an average $20 per acre and unimproved about $5 per acre.

References: { J. W. FERRIS, J. W. BROWN, } Waxahatchie.

DALLAS COUNTY.

County Seat, Dallas.

Area, 900 square miles. Population, 20,000. Average soil of an excellent quality, well adapted to the raising of Wheat, Oats, Barley, Cotton and Fruits. There is produced with slight cultivation

Cotton	per acre,	½ bale.	
Corn	"	40 bushels.	
Wheat	"	30 "	
Oats	"	45 "	

And fruits and vegetables of every variety in great abundance. Improved land is valued at $30 per acre, and unimproved land about $5 per acre. The County is divided by one-third timber and two-thirds rolling prairie, and is well watered and drained. There are 55 churches and 40 schools located at convenient points in this County.

References: { R. Y. TOMPKINS, W. J. CLARK, R. M. GANO. } Dallas.

All trains connecting with the Houston & Texas Central Railway over the Missouri, Kansas & Texas Railway, arrive at and depart from the Great Union Depot, at St. Louis, Mo.

References: { W. H. TROLLINGER, Whitesboro. W. E. BOSS, Denison. J. A. TRUMBULL, Sherman. }

LAND DEPARTMENT
—OF THE—
Houston & Texas Central Railway Company

The Land Office of the Company is at their general Office in Houston, Texas.

IT OWNS OVER 5,000,000 ACRES OF LAND

located in various parts of the State, and comprising a great variety of soil and climate.

The lands are surveyed in alternate sections, an equal amount being reserved by the State and appropriated to the support of her common school system:

In the eastern part of the State they own:

In NEWTON COUNTY	25,000	Acres.
" JASPER "	70,000	"
" TRINITY "	10,000	"
" POLK "	10,000	"
" HARDIN "	20,000	"

These are in the timbered portion of the State and besides the various kinds of timber indigenous to this latitude they comprise some of the finest pine forests in the South, and which must become valuable interests of the transportation companies. It is from this portion that the vast prairie region of the State must draw its supply of lumber for building, fencing purposes, mining streams supplied by springs and pecuniary water. The soil as in most pine countries is principally light and sandy. A great deal of it is rich and produces Corn, Cotton, Sugar, and Fruits; and Potatoes and other Vegetables grow to great perfection.

They own

In LIBERTY COUNTY 50,000 Acres.
" HARRIS " 25,000 "
" AUSTIN " 70,000 "
" FORT BEND " 30,000 "
" WHARTON " 10,000 "

These are prairie lands of the lower or coast belt, and adapted to Cotton, Corn, Sugar, Potatoes and Fruits. There are most of them convenient to railroad facilities.

In the Central portion of the State, they own

In LIMESTONE COUNTY 6,000 Acres.
" NAVARRO " 1,000 "
" JOHNSON " 9,000 "

Mostly black prairie lands of the kind common to the *terrazy* region. They are in the lower edge of the wheat growing section, but are well adapted to Cotton, Corn, etc.

In the southwest they have

In GALDWELL COUNTY 8,000 Acres.
" GUADALUPE " 13,000 "
" WILSON " 5,000 "

These are not generally prairie, but are what are called "Post Oak lands," being covered with a growth of that timber. The soil is sandy, easily cultivated and produces Cotton, Corn, Sugar, Potatoes and other Fruit and Vegetables. Wheat and other small grain are also grown for home consumption. This region while it is rating of hogs. The post-oak yields an abundant crop of acorns, on which they fatten without other feed.

In COMANCHE COUNTY 25,0 0 Acres.
" EASTLAND " 80,000 "

Very much resembling the last named in growth, appearance and adaptability to crops, except that being further north is better adapted to small grain.

Further north they have 10,000 acres of rich, black prairie land in CLAY AND MONTAGUE COUNTIES equal to any in the State for small grain.

On the upper Colorado they have

In SAN SABA 32,000 Acres.
" MCCULLOCH 79,000 "
" CONCHO 17,000 "

This section is unsurpassed for salubrity and healthiness. Grain do well and fruit trees in the counties of West and northwest of all these, in the counties of Concho, Runnels, Taylor, Shackelford, Haskell, Knox, Baylor, Wichita, Wilbarger, and Hardeman, and the Territory of Bexar and Young, west of the line of continuous chain of surveys extending from the South Concho to Red River. These embrace several millions of acres of land, and it is believed there are no better wheat lands in the State.

In the extreme West, it has the river front on the Pecos in Tom Green County for about 125 miles, and extending back from two to eight miles. These lands are susceptible of irrigation. It also owns several large bodies in Pecos and Presidio Counties.

In the most northern part of the State in what is termed the "*Pan Handle*" it owns about 1,300,000 acres, including the river front on both sides of the Canadian from the line between the State and the Indian Territory up for 120 miles, besides some of the best uplands in that part of the State.

The above lands are offered for sale at from $2 to $5 per acre. An emigrant can buy almost any of them at the minimum price by paying one-third cash and the remainder in one and two years.

One great advantage in buying from the Company is the assurance of a good title. It delivers its title directly from the State, and there are none of the contingencies always incident to a long chain of transfers.

For further information concerning the lands, call on or address

ROB'T M. ELGIN,
Land Agent, H. & T. C. Ry Co., HOUSTON, TEXAS.

J. DURAND,
Gen'l Superintendent.

J. WALDO,
Gen'l Freight and Ticket Agent.

At stations marked thus † Through Tickets are sold and Baggage Checked to all parts of the United States.
For Schedules of Trains call upon Agents at any of these Stations.

GOING SOUTH
—) FROM (—
DISTANCES

Denison to † Sherman,	- -	10	Miles.
" † McKinney,	- -	42	"
" † Dallas,	- -	73	"
" † Corsicana,	- -	130	"
" † Mexia,	- -	157	"
" † Waco,	- -	241	"
" † Calvert,	- -	212	"
" † Hearne,	- -	220	"
" † Bryan,	- -	241	"
" † Navasota,	- -	271	"
" † Austin,	- -	404	"
" Brenham,	- -	311	"
" † Hempstead,	-	291	"
" † Houston,	- -	342	"
" † Galveston,	-	392	"

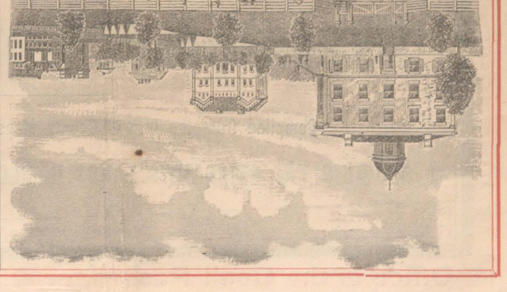
Information as to this Route will be furnished at the offices of the Missouri, Kansas & Texas Ry, at
102 NORTH FOURTH STREET, ST. LOUIS, MO.
101 CLARK STREET, CHICAGO, ILL.
417 BROADWAY, NEW YORK, N. Y.
67 MADISON STREET, TOLEDO, OHIO.
No. 2 BURNETT HOUSE, CINCINNATI, OHIO.
167 EXCHANGE STREET, BUFFALO, N. Y.
QUINCY, ILL., OFFICE ST. LOUIS UNION DEPOT.
KANSAS CITY, MO., OFFICE UNION DEPOT.

—OFFICE OF—
Passenger and Emigration AGENT,
is in Chamber of Commerce Building,
(Right of Main Entrance)
113 North Third Street - ST. LOUIS,

With Gen'l J. B. ROBERTSON, former Superintendent of Immigration of Texas, in charge, who will give cordially or by letter, free of charge or postage, every kind of information concerning Texas.

HER SOIL, CLIMATE AND PRODUCTIONS.
IN HIS OFFICE WILL BE FOUND
Correct and Detailed Maps of every County in the State, together with price of land, location and rates of fare and routes to Texas.

Side View, Capitol at Austin, Texas.



In order to facilitate the Emigrant in his knowledge and enquiries concerning TEXAS LANDS, THEIR LOCATION, VALUE AND TERMS OF PAYMENT, a corrected statement from the General Land Office of the Houston and Texas Central Railway, has been arranged, and is now placed before you for your careful perusal. By referring to the Map the different locations may be easily ascertained.

EXTRACTS
FROM THE
CONSTITUTION
OF THE
STATE OF TEXAS.
Adopted April 18, 1876.

ART. I. Section 18. No person shall ever be imprisoned for debt.

ART. VII. Section 3. There shall be set apart annually, not more than one-fourth of the general revenue of the State, and a Poll Tax of $1 on all male inhabitants in this State, between the ages of twenty-one and sixty years, for the benefit of the Public Free Schools.

SEC. 5. The principal of all bonds and other funds, and the principal arising from the sale of the lands hereinbefore set apart to said school fund, shall be the permanent school fund and all the interest derivable therefrom, and the taxes herein authorized and levied, shall be the available school fund, which shall be applied annually to the support of the Public Free Schools, and no law shall be enacted appropriating any part of the permanent or available school fund to any other purpose whatever, nor shall the same or any part thereof, ever be appropriated to or used for the support of any sectarian school, and the available school fund herein provided, shall be distributed to the several counties according to their scholastic population, and applied in manner as may be provided by law.

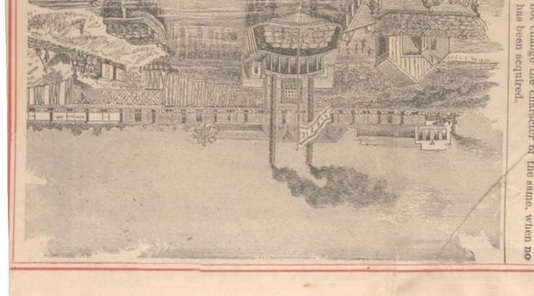
ART. VII. Section 7. Separate schools shall be provided for the white and colored children, and impartial provision shall be made for both.

SEC. 8. The Governor, Comptroller and Secretary of State, shall constitute a Board of Education, who shall distribute said funds to the several counties, and perform such other duties concerning public schools as may be prescribed by law.

ART. XIV. Section 6. To every head of a family without a homestead, there shall be donated one hundred and sixty acres of public land, upon condition that he will select and locate said land, and occupy the same three years, and pay the office fees due thereon. To all single men of eighteen years of age and upwards, shall be donated eighty acres of public land, upon the terms and conditions prescribed for head of families.

ART. XVI. Section 30. The homestead of a family shall be, and is hereby protected from forced sale, for the payment of all debts, except for the purchase money thereof, or a part of such purchase money, the taxes due thereon, or for work or material used in constructing improvements thereon, and in this last case only when the work and material, are contracted for in writing, with the consent of the wife given in the same manner as required in making a sale and conveyance of the homestead, nor shall the wife, if a married man, sell the homestead without the consent of her wife, given in such manner as may be prescribed by law. No mortgage, trust, deed or lien on the homestead shall ever be valid except for the purchase money therefor, or improvements made thereon, as hereinbefore provided, whether such mortgagor trust deed or other lien, shall have been created by the husband alone, or together with his wife, and all pretended sales of the homestead involving any condition of defeasance shall be void.

SEC. 51. The homestead not in a town or city, shall consist of not more than two hundred acres of land, which may be in one or more parcels, with the improvements thereon; the homestead in a city, town or village, shall consist of lots not to exceed in the aggregate one thousand dollars at the time of such designation as the homestead without reference to the value of any improvements thereon; *Provided*, that the same shall be used for the purposes of a home, or as a place of exercise, the calling or business of a head of a family; *Provided also*, that any temporary renting of the homestead shall not change the character of the same, when no other homestead has been acquired.



Tide Water Connection at Houston.