F Georg pamph Beckwith, Loring D.

The Scientific Bill of Rights

DWIGHT EISENHOWER'S UNPRECEDENTED OPPORTUNITY

To Correct the Short Circuit in Our Possessive Instinct Which Is Destroying Civilization

To Do This by Making Our Constitution and Bill of Rights Mean What Was Intended

And to Do It Without Changing a Word or a Comma and Without Any New Legislation

A pre-view of the Author's 320-page book, **"STOP PAYING TAXES! Taxation Is a Racket—the Oldest Racket in the World and the Greatest of All Crimes Against Humanity."**

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The QUESTION under DISCUSSION

RESOLVED: That we can be as scientific in the distribution of our product to the producers of that product as we are in its production; that justice in the distribution of wealth is as important as success in wealth-production.

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The sooner, the more fully and the more continuously this matter is quoted, the sooner shall we break away from the political method in the social field (the field of civics, industrial organization statecraft and of wealth-distribution), and be as successful, there, as we are in the matter of producing wealth.

Special Note to the Reader:

You have (even in mathematics), the right to have your questions answered to your satisfaction, before you accept a proposition.

But you are not permitted to argue the proposition itself.

In the sciences, you are dealing with Nature; and when one of her truths is concerned, you must accept it. Nature allows you no choice.

Nature does not argue with us.

We have all been taught that social conditions are controlled by men and governments; and it is generally believed, with respect to social problems (inflation, unemployment, crooked politics, racial strife, war, etc.), that every man is entitled to his opinion and is entitled to support his views with argument.

But this is a new day!

It is now known that the social field is also ruled by natural law.

And, since April 6, 1943 (when such an effort was made by a representative of the California State Board of Education, who sought to stage a debate on this subject in the Open Forums in Stockton), it has been impossible to find anyone who will challenge the teaching set forth in these pages.

After a running debate (in The Forum, with readers all over the English-speaking world, which lasted for more than a quarter of a century), the author has silenced all critics.

Never before, has a writer in the social field silenced all criticism of his teaching, because never before had a writer in the social field presented social problems as problems in natural law and solved them as we solve shop problems, by analysis.

■

Our Churchmen Do Not Really Believe in God

They teach that we owe to God the natural laws by which we have achieved the wonders of this Age of Radio, Television and Aviation; why do they refuse to believe He has also provided natural laws in the social field—

Which offer us a solution of our social problems?
A solution which does not run us into new difficulties.
Which (like physical solutions), calls for no legislation.
Which does not have to be put to a vote.
Which fits the requirements of every people, everywhere.
Which fits the needs of all, regardless of occupation.
Which is simple enough to be understood by children.
Which is self-enforcing, at no expense to us.
Which will cause no useful person any loss.
Which will harm no one who is willing to work.
Which inflicts upon no one anything but the need to work.

The churches teach that God has given us the means by which electricity may be insulated for the protection of the public (while leaving the individual liable for the penalties of his ignorance and his carelessness), as He holds the individual liable in the physical field for his ignorance or carelessness?

Why do our churches deny (without any investigation), that God protects the public's social welfare from individual mis-

conduct the same way He protects the public's physical welfare from individual misconduct?

We know the public's interest in the law of gravity, in the affinities of chemicals, the tides, the succession of the seasons and all other vital processes of the physical universe are protected from interference by men—even accidental meddling.

We know there are laws in nature by which fire, steam and electricity can be insulated and used, constructively.

Why cannot our churches believe that there is a law in the social field by which—

Greed, pride and ambition can be insulated and used.
Even dishonest men could be trusted to be honest officials.
Race Prejudice can be used to harmonize race relations.
Commercialism can be made a domestic peace-maker.
And Nationalism can be used to maintain world peace.
And that all this can be done without releasing the individual from the obligations of the moral law—as the public's physical welfare is protected without releasing the individual from the obligations of the moral law.

History Will Record—

That, until the appearance of The Forum of Stockton, the world had nothing more reliable than opinions to guide it in the social field.

That The Forum was the first to teach and is still the only publication which teaches that we can know the answers in the social field—and know that we know.

That, never before, had a writer in the social field proved that we can have social justice, honest and democratic government, race harmony and world-wide peace the same way and on the same terms that we have good automobiles—and have all these social blessings as we have good automobiles, regardless of our morals.

That, until it was done in Stockton no writer in the social field had ever silenced all criticism of his social views and driven his critics underground.

That the miracle of Stockton does not mean that the man who did this in Stockton was any smarter than other men; but only that he had discovered laws in nature which the world had not looked for, because it does not believe that such laws exist—or, because it is convinced that social problems are moral problems.

That this man owed his success very largely to the tactics of an opposition which refused to meet his argument and sought, instead to silence him by ostracising him.

That this ostracism proved to be a blessing in disguise, as he still had some of the money which eleven men (in seven states), left him at their deaths that he might continue his work. He was able to do what no one else ever did; namely, to spend nearly twenty years in the exclusive and uninterrupted study of the question:

Are there laws in nature which are to society what the laws of physiology are to the body, what the laws of botany are to a tree and what the laws of physics are to an automobile; so that we can have good social conditions as we have good automobiles, regardless of our morals?

1. **NATURE DOESN'T TRUST the PUBLIC WELFARE to US**

   a. **Nature does not permit us to meddle with the law of gravity, the affinities of chemicals, the freezing point of water or anything else which is vital to the public welfare. Nor does Nature trust us to protect the public welfare. She takes care of that herself in order to protect her handiwork, and trusts us only in the matter of our individual welfare, where we pay the penalties for our ignorance.**

   b. **Nature reserves to herself control of everything which** is vital to the public welfare by limiting our freedom to the field of our individual interests; so that we cannot interfere (even by accident), with the safeguards which she has thrown about the public welfare.

   c. **We are free only in the field of our individual interests; to protect the public, Nature denies us freedom of choice in the field of public welfare.** (Even if the Reader is unwilling to admit that Nature is governed by a conscious purpose, he must admit that we are denied freedom of choice in the field of the public's physical welfare. The purpose of this book is to show that we are as powerless to interfere in the social field by meddling with social conditions, as we are to interfere with the tides or with the law of gravity or the affinities of chemicals.)

   d. **Society is under the laws of nature; because, like the sticks and stones, society does not feel, think nor act; and does nothing for which it can be held to account under the moral law.**

   e. **Everything felt, thought, spoken or done must be felt, or thought or spoken or done by an individual; so that only individuals can be held to account under moral law. Therefore, moral law applies only to individuals.**

   f. **It would be immoral to hold society responsible for any word or deed; because it is immoral to penalize either society or an individual for the offense of another.**

   g. **Social problems are problems in natural law.**

   h. **We can, therefore, have bad social conditions in spite of the morality of the officials; and we can have good so-**

cial conditions in spite of the immorality of officials.

i. This is true for the same reason that the result of a scientific experiment is determined by natural law and not by the virtues of the scientist.

j. Once a man sees that the problem of social security is a problem in natural law, he sees that there is no more danger that Communists can impair our social security than there is that the Communists will repeal the law of gravity, or change the multiplication tables.

2. In the SOCIAL FIELD, CONSCIENCE IS UNRELIABLE

Posterity will laugh at us; because, in producing wealth, we are always careful in the kitchen, the shop and in the field to follow standards of truth outside ourselves in nature, which all of us can see; but, in deciding how much of our product belongs to each of us, or to any one of us, we have no guide but opinion, which is guided (more or less), by Conscience.

Posterity will think we should know that—

1. Each man's Conscience is affected by his background, up-bringing, education, training and experience and no two men are alike in these respects; so there could rarely be a sincerely conscientious agreement, even if each man could observe the proceedings in the court of another man's Conscience.
2. Even when men are guided by the same precept—as for example, the same Bible Text—they may differ conscientiously in the interpretation or in the application of that text.
3. The more conscientious they are, the more stubbornly do men hold to their differences.
4. If they are all 100% conscientious, the only chance that they can agree is that some of them will sell their Conscience out to expediency.

3. NO TRUTH WAS EVER PUT OVER by an ELECTION

Posterity will laugh at us, because of our belief that we can regulate our social development by the political method; for Posterity will understand that no truth was ever put over by the political method, because—

1. People must have a reasonably clear understanding of a proposal, of the changes it will bring about and of the effect on them of these changes, or they will not vote for the proposal.
2. Our advance by the political method is always slowed by the fact that the voters' understanding of the matter is necessarily less complete than that of the leaders who propose the change.
3. In politics, compromises are usually necessary to get the votes which are needed.
4. As a result of this, Truth either fails to secure the votes needed, or it is so weakened by compromises that the results are disappointing—or worse.

4. OUR VOTES HAVE NO INFLUENCE on NATURAL LAW

Political influence cannot save one from the penalties which Nature imposes upon those who violate her laws.

In the physical field, truths—such as the truths of physics, chemistry, etc.—have always been put over on their merits.

In that field, no one would ever think of resorting to the political method and playing politics.

There, propaganda plays no part; there, no one would think it possible to gain anything by controlling publicity.

In that field, men refuse to be diverted from the issue by the faults of the scientist who made the discovery, or worked out the details of the process.

5. WHY PRODUCE, UNLESS WE GET OUR PRODUCT?

Knowing, as it will, that we have thousands of schools teaching wealth-production, thousands of publications encouraging wealth-production, hundreds of thousands of teachers, supervisors, editors, correspondents, columnists, commentators, lecturers and writers promoting wealth-production and thousands of libraries with hundreds of thousands of tons of books on wealth-production. Posterity will be amused to find that, in all the world there is in 1953—

Not a school teaching the science of wealth-distribution.

Nor a daily paper or a magazine, a columnist a teacher, a lecturer, preacher or legislator who ever mentions it.

Only one little weekly (in Stockton, California), teaching the scientific principles of wealth-distribution.

And in all the world and in all history, there has been but one writer of books on the principles governing the distribution of wealth.

And in all the libraries of the world, there are less than a dozen books on that subject; and they are all by the editor of that little Stockton weekly.

6. MILLIONS for PRODUCTION, $52 for DISTRIBUTION

Knowing that we spend millions each year on research in wealth-production and that the du Ponts, alone, spend nearly $100,000 a day for that purpose, what will Posterity think, when it discovers that as late as December, 1952—

The Pacific Gas and Electric Company, of California, was the only "Big Business" unit in the world which contributed to the teaching of the science of wealth-distribution.

It contributes, regularly, a dollar per week, or $52 per year. (See Sustaining Card No. 11 in The Forum.)

7. In WEALTH-DISTRIBUTION, WE GUESS OUR WAY

Posterity knows that, in the field of wealth-production, we refuse to solve even trivial issues by the light of opinion.

Instead, we analyze all problems, there—no matter how trivial—and solve them in the light of facts in nature.

When we employ help in wealth-production, we lay great emphasis upon education, training and experience and require applicants for employment to give references.

But when it comes to getting our share of our total product whether this be in private business or in the management of our public business—we have no dependable guiding principle.

In private business employes are carefully chosen.

Our public employes are picked under the spell of a political war dance, presided over by political medicine men.

In private business we demand facts; in public business we leave everything to opinion—even though our most sacred rights as sovereign citizens are involved.

Our legislation—whether in Congress or in the lowest local board—is based upon opinion. Even when our law makers think they are guided by principles, they depend upon opinion in the interpretation and application of those principles.

When we have important questions of public policy to settle, we set apart special days for public guessing contests at which every citizen is entitled to one guess, even if he must sign the election roster with an X.

And, the following night, we sit up to count the guesses.

The most popular guess is accepted as the answer to the question—whatever it may have been.

8. An AMERICAN ELECTION IS a COSTLY FARCE

Posterity will know that, in 1952, business was disrupted for three months by the presidential election and that the cost of the election, according to some estimates, may have been as much as $100,000,000, although the entire discussion was devoted to—

Expressions of opinion regarding the things to be done,

Or to the faults of the members of the Opposition.

The only principles discussed in our elections are the principles of personal integrity

At no time did anyone discuss any basic principle of public welfare or mention such a principle. Nor did any one give any indication that he is aware of the existence of such principles. This is why The Forum maintains that not one of our political parties, or political leaders, could save us in this crisis—no matter how complete the political backing given the program might be.

9. In the SOCIAL FIELD WE ARE STILL CAVE MEN

Posterity will laugh at us; because, though we have worked miracles in the field of wealth-distribution, we have learned nothing with respect to the basic principles of social security.

We still hold to the Cave Man's theory regarding the cause and the cure of unemployment, poverty, oppressive government, war, etc.; because, like the Cave Men, we blame social evils upon the misconduct of men. (See Section 7.).

Knowing, as it will, how we refuse to be diverted from the study of shop problems by the faults of men and governments, Posterity will think it strange we pay no attention to our problems in the social field, but spend all our time finding fault with men and the government—always trying to get some new law passed or trying to improve human nature as a means of getting for ourselves a larger share of our product.

10. EVEN OUR COURTS HAVE NO GUIDING PRINCIPLE

By rendering what they, themselves, call **opinions,** even our highest courts admit that they do not **know** the answers to the questions we refer to them, but merely give us their opinion!

Posterity will laugh at us, because very often the judges who render opinions disagree regarding the truth at issue and decide our fate by taking a vote. For example—

The members of our United States Supreme Court may split 8 to 1, 7 to 2, 6 to 3, or 5 to 4.

After they render their final opinion and the matter is closed, no one knows what the truth is! Nor have we an appeal from their guess. These nine men have the last guess; and there is nothing we can do—except to make the best of the situation.

11. OUR UNDEPENDABLE SOCIAL SECURITY

It is true that we now have social security benefits, unemployment payments and old-age pensions, but this does not mean that producers are any more certain now, than formerly, that they will get what they earn.

12. OUR CHURCHMEN PRETEND to BELIEVE in GOD

Posterity will laugh at us because of the inconsistency of our religious leaders. (See Page 3.)

They pretend to believe in a Deity who—

Knows everything.
Is present everywhere.
Has all power
And loves us.

They preach to the heathen that our God has made privision for all our needs.

Posterity will think that our churchmen should know that an Omniscient, Omnipotent, Omnipresent God who loves us would provide means by which—

The most primitive peoples could solve the problem of social security, democratic government, honesty in politics and other problems vital to society.

And that we should know that such a Deity would make it possible for even primitive peoples to do this—

Without setting up complicated government machinery.
Without a census report on the value of their product.
Without any labor laws.
Without the costly labor relations machinery which the employers have set up as a counter-balance to off-set the influence of the labor unions.
Without a super government to bring all nations under one flag.
And without having to play politics in the local, state,

national and international fields.

Posterity will think that our religious leaders have shown themselves very irreverent is assuming (without the slightest investigation), that to make a success of government, human nature must be made over—or, at least, restrained.

13. GOD HELPS THOSE WHO HELP THEMSELVES

Posterity will laugh at the pretensions of our churches.

It will know that, when they want to light the church edifice, or warm it, they do not hold a revival in the hope of lighting and warming the church with their zeal for righteousness.

Posterity will know that our churchmen understand that it is necessary for them to go outside their Bible lessons to get results in lighting and warming their buildings.

Posterity will think it strange that our churchmen are not smart enough to sense the irreverence of their course in refusing to even investigate the question whether He has provided for their social needs and then asking Him in their prayers to give them domestic tranquility, honest and democratic government, race harmony and world peace.

14. The CLERGY'S LACK of FAITH

Posterity will laugh at the pretensions of our clergy.

For Posterity will know that not a church voice was ever heard urging men to look in the laws of nature for the key to social problems, as we look, there, for the key to our shop problems. (See Section 12.)

It will think it strange that our clergy has never had that much faith in the God they preach!

Posterity will not overlook the fact that, for thirty years (from 1921 to 1953), the churches of Stockton threw their influence to the side of those who were trying to stiffle the only voice in the world which pleaded with the leaders of men to study natural law to find the solutions of social problems as we do to find the solutions of shop problems.

15. THEY THINK the AUTHOR CLAIMS TOO MMUCH

Posterity will sense the implication in the excuse given personally by Dr. Breed, Minister of the First Congregational Church of Stockton for the clergy's ostracism of the man who pioneered the science of wealth-distribution—without which all other sciences are worthless—for of what use is an understanding of any science, if one does not get the product of his labor and get a proper return on his invested capital?

Stopping the editor of The Forum in the 300 block on Weber Avenue. Dr. Breed said:

> **Mr. Beckwith, there are about half a dozen of us who would like to work with you; but you make that impossible! You claim too much!**

Too much for whom? Too much for God?

These men teach us to give thanks to God for the natural processes by which we produce wealth; and yet they teach that, to get the wealth we produce by these processes, we must have minimum wage laws, rent ceilings, price controls, fair trade laws and other regulations, humanly devised and humanly enforced. (See Sections 12, 13 and 14.)

16. THEN, MEN COULD NOT DEFINE PROPERTY

Posterity will laugh at us; because, for 160 years since the founding of the Republic, we have ignored the plain facts of our history and spent our time finding fault with those who, we imagine, are responsible for the ills of which we complain.

Surely Posterity will laugh at us for not seeing the inconsistency of the Founders of the Republic in—

> Setting up a tax system,
>
> And then decreeing in the Fifth Amendment that private property shall not be taken for public use, without full compensation!

Posterity will think that, after 160 years, we should be smart enough to do something about this paralyzing contradiction in our Constitution, which means—

> That the tax system authorized by the Constitution wipes out the rights which the Bill of Rights is supposed to guarantee.
>
> And that, if we obey the Fifth Amendment (as it is now understood), the Government cannot raise a dollar of revenue.

As a result, the Government has never known what it can take—that is, the Government has always stood either in the position of a beggar, or that of a bandit.

17. The BILL of RIGHTS IS a MERE SCRAP of PAPER

Posterity will think we should know that—

> Because the Framers of the Constitution failed to define the word **property,** the Bill of Rights is, so far as the security of our property is concerned, as worthless as a bill of sale which does not describe the article sold.

Posterity will, of course, know that no one in that day knew enough about economics to define **property,** and will not blame the framers of the Bill of Rights for what has happened.

But Posterity will blame us; because it will know that we have had 160 years to correct their mistake and have not yet given the matter the slightest study!

18. OUR SUPERSTITIOUS BELIEF in the EVIL HEART

Posterity will know that, at one time in our past, men died by the thousands, because their leaders refused to listen to the pioneers in sanitation and sought, instead, to protect themselves by hunting down the village witches.

And it will know that the science of sanitation finally triumphed and the Superstition of the Evil Eye died out.

But it will know, also, that we are still obsessed by the Superstition of the Evil Heart and still explain our social evils—low wages, high prices, crooked politics, race friction, war, etc.—as the result of selfish and inconsiderate conduct.

19. A NATION of FAULT-FINDERS and WITCH-HUNTERS

Posterity will know that, instead of studying our social problems as we study shop problems we spend our time finding fault with those who, we think, are responsible for the evils of which we complain.

Instead of being students, we are witch-hunters—hunting unfair employers, crooked politicians, labor racketeers, etc.

Some of us spend our time hunting Jews, some hunt Catholics, some hunt bankers or the middle men, or the operators of chain stores; others hunt Big Business, others Communists.

20. The TAX RACKET CAUSES UNLIMITED TRAGEDY

Knowing that taxes tend, always to increase, Posterity will think it strange that people who boast of their ability as we do have endured a constantly increasing burden of taxation for 160 years without doing anything about it—except to find fault with the politicians and to devise ways of shifting the tax load to some one else.

Our federal taxes amounted to more, during the seven years under President Truman, than during more than 150 years under the thirty-two presidents who preceeded him.

21. WHAT HAS BECOME of the LAND of the FREE?

This increase in taxes is not the result of the increasing complexity of social life; because in the first half of 1952, according to the report of the New York City Bank—federal taxes took 59¢ of every dollar collected by 590 of the biggest business concerns in the country.

And still nothing has been done, or is being done, about it.

Surely Posterity will laugh at us for continuing to boast that this is a land of opportunity in which any man willing to work can accumulate a competence, when one of our many taxing agencies takes 59¢ of our dollar and state and local tax agencies take some of the other 41¢.

22. DICTIONARIES and OUR SACRED RIGHTS

Ours is a living language. We are continually changing our use of words and continually coining new words.

Particularly in the case of the word **rent,** modern conditions have completely changed our conception of its meaning; but, unfortunately, the editors of our dictionaries and encyclopedias have not yet recognized this changed meaning

Posterity will know that the Framers of the Constitution set up a tax system because they did not know of any public property which a government may rightly take for public use.

But Posterity will know, also, that the experts in the rental market have been forced by the growing complexity of modern life to use the word **rent** in a new way; for they find that the people visiting the rental market think of rent as a periodic payment for the privilege of taking advantage of what other people are doing.

If the experts in the rental market are right in this, rent is earned by the public, is public property and should be collected instead of taxes), and used for public purposes. (54)

22½. IMPORTANT NOTE. ATTENTION, REALTORS!

This would benefit real estate agents, as they live on wages and the little interest due them on investments in their cars and office equipment. They would still have business selling leases, collecting rentals and selling insurance—more than at present. The less of our product which goes (in the form of rent—the unearned increment), into the pockets of gamblers in land titles, the higher would be our wages and interest. Those (if any there be), who think the teaching of this pamphlet is the Single Tax in a new dress should ask the Single Taxers what they think of L. D. Beckwith and his teaching! For years, Single Taxers have been Beckwith's most bitter opponents—so bitter that the Single Tax papers never mention either Beckwith or his teaching, lest they hurt the cause. A critic connected with one of their papers recently described Beckwith as "the greatest obstacle to the Single Tax cause.")

23. The COURTS HAVE MADE a BAD MATTER WORSE

Posterity will laugh at us, because our courts do not know, even yet, what property is sacredly private and what property is public and available for public use. (See Sections 17, 49.)

The Courts undertook to remedy the situation by supplying that missing definition of the word **property;** but proceeded without analyzing the problem, without studying the natural laws governing property relations and without a guiding principle.

The result of the Courts' effort to define the word is found in the Law Dictionary. Those who know how concise dictionary definitions are will know that the Courts have failed in their attempt to define **property,** when they learn that the Law Dictionary devotes more than one hundred pages to the definition of this one word! No other evidence need be presented to prove that the courts do not know what it is which the government is not to take for public use (without compensation), and what it is (if anything there be), which it may take.

It is interesting to know that the Law Dictionary definitions of the word **property** boil down to the statement—

That anything which can be possessed and bartered is property.

According to that definition,—

Land is property.
Negroes are property.
And Women are property.

24. WE LACK the FUNDAMENTALS of DEMOCRACY

Obviously, the security of the sovereign citizen is the first duty of a democratic government.

Just as obviously, the security of the citizen's property is the acid test of the citizen's security; for, without food (which is

property), the citizen cannot live.

Yet, in spite of the fact that we have less individual liberty, now, than we had under the British Crown, we have refused to study the cause of this as we would study a problem in the shop; but continue to blame our plight upon political or business witches. (See 18 and 19.)

25. The FOLLY of SUBMITTING OUR RIGHTS to a VOTE

Posterity will not see the logic in our believing that we are born with the inalienable right to govern ourselves and also believing that the public has an inalienable right to vote on the question whether we shall be permitted to enjoy our inalienable rights. (See Section 7.)

Posterity will think we should be smart enough to see that, so long as we must play politics to get our democratic rights, we shall get them only—

If enough people care enough,
If they organize wisely enough,
If they have courage and persistence enough.
If they are loyal enough to their organization,
If they are loyal long enough,
If the organization is led by men who—
Are wise enough to know what to do,
And sufficiently clever and alert to do the right thing, the right way at the right time!

Production would be at a standstill, if the productive processes were as uncertain as that! But that is not all!

26. The "CHECKS and BALANCES" TIE OUR HANDS

By setting up the Electoral College to select our president and vice-president, the Founding Fathers proved they did not really believe in our right to govern ourselves.

Even after we organize, agitate, play politics and vote and win our rights we must run the gauntlet of the "checks and balances" set up by the Constitution, which gives each of the three departments of government a veto on the acts of the other two.

Posterity will know these "checks and balances" often tie our hands so completely that it takes years for us to untie them and resume our march toward our democratic goal.

And, if we survive our experience with the "checks and balances" and our bill is signed by the President, it must then run the gauntlet of the courts.

These may then pass upon the legislation we have secured and may declare it unconstitutional—possibly by a split vote of 5 to 4, which means that four judges may guess that we should be allowed our inalienable rights; and that five judges guess that our rights should be denied us. (See Section 10.)

Even success in the courts may be only temporary; because the judges are elected by popular vote and are influenced by public opinion. Decisions which have stood for a lifetime may be reversed as the result of a shift in public opinion.

And yet, after 160 years of this, we persist in calling this the land of the free and home of the brave!

27. INSTINCT the ONLY DEFENSE DEMOCRACY NEEDS

Posterity will know that instinct is the mechanism on which Nature depends for the preservation of her creatures.

It will know that this mechanism operates automatically and instantly, being quicker than thought and more accurate than reason.

Posterity will think it strange that we do not know better than to think that the welfare of any creature is jeopardized by its instincts and that, in our case, we must pass laws to protect ourselves from our instincts!

Posterity will think our scientists should be sufficiently consistent to believe that instincts which have served us in all other situations for millions of years would serves us equally well in the situation set up by the Constitution—and if, by any chance, our instincts did not protect us in this new situation, also, we would have sense enough to suspect that the fault lies in the Constitution, not in human nature.

28. SCIENTISTS and OUR GREGARIOUS INSTINCT

Posterity will not only laugh at our political leaders; but it will laugh at our scientists; because—

They teach that we are gregarious, like the bees.

And admit that, as the bees are gregarious, it would be silly to think that the instincts of the bees are a threat to the welfare of the hive and that we should interfere in the life of the bees for the purpose of protecting the hive from the instincts of the bees.

And yet, with the consent of our scientists—in some cases with their help)—

It's taught in our schools, colleges and in our churches, by the Press, the Radio and by the State that man's instincts are a threat to society—that is, our human hive will be destroyed, unless our teachers, preachers, reformers and the police keep our instincts under control.

According to these "authorities," gregarious bees are gregarious; but gregarious men are anti-gregarious.

Or, differently stated, **gregarious** means gregarious, if one is talking about bees; but means anti-gregarious, if one is talking about human beings.

How can Posterity give us credit for religious sincerity or for scholarship: (See Sections 9 to 15.)

29. SCIENTISTS and the THEORY of NATUR'L SELECTION

Posterity will laugh at our scientists; for, although they believe and teach—

That, to survive, man must, like other creatures, adjust himself to his environment.

That no creature—not even man—can adjust himself to

a chaotic environment.

That man (as we know him), is a social creature.

That his environment is partly physical and partly social.

That he has survived for centuries—and survived as a social creature.

Still they approve the teaching of the schools, the churches and the state that—

Social conditions are man-made.

And that human nature is a threat to society.

Posterity will think these scientists should be smart enough to know that, since—

Man's environment is partly social,

And since he has survived for centuries as a social creature,

It must be true, according to the theory of natural selection, that social conditions are controlled by natural law, as taught in these pages; for, otherwise, social conditions would be so chaotic that man could not adjust himself to them, could not survive and would long ago have become extinct.

Posterity will laugh at our scientists. because these men are scientists only in the physical field; and operate in the social field as social up-lifters and do-gooders.

30. WE IGNORE the HISTORY of OUR FRONTIER

Posterity will laugh at our pretensions in view of the fact that we have for 160 years completely ignored the vital fact that in the early days in this country good neighborship and civic harmony and cooperation were as instinctive as self-defense, regardless of the personal morals of men; and that civic discord crept in, gradually, at a later date.

Posterity will think we should be smart enough to know that human nature does not change, and that the change in our domestic relations must be due to some unsuspected development in our community life which we do not understand.

Posterity will think we should be smart enough by this time (after 160 years), to see that—

The history of our frontier settlements proves that, at the first, when the settlers lived on wages and interest, they all wanted the same economic conditions; because anything which raised either wages or interest raised both wages and interest.

Under free conditions, wages and interest will rise and fall together and Labor and Capital will share their product, approximately fifty-fifty.

Therefore, before community life is organized and while everyone lives on wages and interest, all want the same community conditions and all work and vote for the same policies.

There was then no East Side, West Side, North Side or South Side—nor anything else to divide the people, who cooperated instinctively. (See Sections 27, 28 and 29.)

31. WHY THIS LATER DISCORD AND STRIFE

Posterity will blame us for not profiting from the history of the rise and fall of civilizations.

It will blame us for this indifference; because it will think we should certainly be smart enough to see that the collapse of nation after nation, for centuries—always at the same point in their social development means that, at that particular point nations come within the field of some natural law which men have not understood. (See Sections 9 to 15.)

It will think that we should be smart enough to understand that the regularity of this final collapse of old civilizations proves that social conditions are controlled by natural law.

It will blame us the more because the symptoms of that fatal weakness are already observable in our own system.

It will think us stupid, because in 160 years, we have made no effort to discover what change takes place in a growing community which, if not checked, could bring about its social collapse.

32. NO RENT IS PAID TILL COMMUNITY LIFE BEGINS

Posterity will think we should see that the key to this problem lies in the fact that the first settlers in any community neither pay nor receive rent; that they are limited to wages and interest; and that, so long as that condition lasts, they prosper.

Rent is not paid until the settlement is able to offer the advantages of community life.

Until then, one business location is as good as another.

33. NATURE PAYS INTEREST: SO WE MUST DO SO

Those who object to paying interest must compete for capital with Mother Nature, who pays interest on capital which is invested in her.

If a settler puts his money into seed wheat and plants the seed, Nature gives him a return on that investment; so that he makes more, under normal conditions, than he could have made on an equal amount of labor sold in the labor market.

Interest is justified by the moral law, also; because no one has a right to expect his neighbor to stake him with seed wheat and then give him the interest Nature pays on the seed in addition to loaning him money to buy seed.

For this reason, the Business World is compelled to pay interest.

34. LABOR and CAPITAL ARE EACH HELPLESS, ALONE

Neither Labor nor Capital can do business, alone.

Hammers, saws, nails, shovel, harness, and even a crooked-stick plow are capital. They all aid Capital to produce wealth.

Without capital, Labor would be condemned to a more primitive existence than the very lowest savages we know; for bows, arrows, spears, and slings are all capital.

On the other hand, capital in most forms, is inert and useless, unless the capitalist has the labor to operate it.

wages and save some of its wages for investment.

In Volume Three of **Capital**,—which is seldom seen even by Socialists and Communists and never quoted by them—Karl Marx disproved the charge to the proof of which he devoted Vols. I and II, namely that Capital exploits Labor.

After writing more than two thousand pages in a labored effort to prove that Capital exploits Labor, Karl Marx took up the study of **rent** and in a few pages completely disproved the Socialist and Communist argument to which he had devoted nearly 2,500 pages.

In his third volume (which is intentionally?), hard to get, Marx shows that Labor and Capital are fellow victims of a third party, whose existence he seems not to have suspected till he took up the study of **rent.** (See **Capital**, Vol. III, Part VI, Chap. xxxvii, Paragraphs 15, 20, 23; Chap. xxxviii, Paragraphs 15, 27, 28; Chap. lvi, Part 5, Chap. lvii, Sec. V, Paragraphs 11, 13, 15 and 19—Kerr Edition.)

35. LABOR CANNOT LAY an EGG

The Marxist boast that Labor produces all wealth is false.

Labor cannot lay eggs. To have eggs, Labor must have capital in the form of hens. The correct statement is—

Labor—either with or without the help of capital—produces all Wealth.

36. LABOR and CAPITAL ARE INSTINCTIVE ALLIES

There can be no capital unless Labor produces it.

No matter how much Labor produces, there is still no capital, unless Labor saves its wages.

Labor is, therefore, in a position to defend itself.

Unless Labor is satisfied to do so, it will not save enough to provide the capital we need.

Unless Capital is satisfied to do so, it will not invest its wealth and Industry is forced to go primitive.

Human nature being what it is, neither Labor nor Capital is satisfied with less than half the product.

Each will let the other have half; but neither will be satisfied with less than half.

That would hold the scale evenly between them. But!

Even now, after Karl Marx discovered his mistake (See Sec 24), those who control our publicity do not let the public know there are three parties to this dispute. (See Sec. 77.)

Not knowing they are fellow victims of the same theft, Labor and Capital accuse each other and spend their time, their energy and money fighting each other.

Once they know the truth, they will instinctively unite in self-defense and harmony will be restored. (See 30, 31, 32.)

Posterity will think we should be smart enough to study the industrial history of our own early settlements and to profit by the lesson of that history, which is that Labor and Capital are partners, instinctively; and that class strife is unknown until a third party appears on the scene and exploits both Labor and Capital. (See Section 30.)

37. THIS IS ALSO CONFIRMED by GENERAL HISTORY

Posterity will think that a people like ourselves with our facilities for studying the past would have sense enough to make a careful study of that particular stage of social development, in order to find out, if possible, why nations always perish at that certain stage in their development. (See 31.)

And Posterity will laugh at us because it will know we must be familiar with these facts; yet we have not profited by them and have even refused to investigate the obvious implications of the fact that (so far), no people has escaped that collapse.

Knowing that we are not paying any heed to this need, even now that the fatal symptoms of decay are present in our own system, Posterity will think we are dumb, indeed! (See 31)

38. THIS PROBLEM IS AS SIMPLE AS IT IS IMPORTANT

Posterity will blame us the more in this case because this problem is so simple. All of its factors lie in plain sight upon the surface. (See Section 15.)

No digging is necessary.

As human nature is the same everywhere, always, everything needed for the solution of the problem is before us.

Here is the picture as it has always been at the beginning of a settlement, no matter who the people are, what they are or where they settle. (See Section 30.)

Population scattered.

Except in emergencies, each family is dependant upon its own resources.

Each choosing its location mainly because of water, soil and timber conditions—social conditions being only a secondary consideration.

There is, then, no reason for thinking of the advantages of a central location; because—

No one knows where the center will be.
There is no government.
There's not even a constable.
There's no school.
No postoffice.
No store.
There are no roads.

Bare land will not rent at any price.

Titles to land will not sell at any price.

People may think their land titles will become valuable; but no one will think they can have any value so long as it is possible to get equally good land by merely taking it.

39. MEN CANNOT LIVE WITHOUT ACCESS to LAND

Fish cannot live out of water.

Men cannot live without access to land.

The seas are free and the skies are free; but no man could exist more than a few days in the sky, if he were denied the

privilege of landing; and no people could long survive, if it were compelled to stay on the sea and denied all contact with the land; and yet we permit private persons to control our access to land—even to land which is not being used!

The fact that land titles begin to command a constantly increasing price, when the supply of free land is exhausted does not prove that it is the land for which men are paying; for it is not the fact that his feet touch land which saves the man who has been marooned aloft, or at sea.

He needs something more than land.

He needs things which can be produced only from land.

There are many places on land where he would die just as surely as he would had he been prevented from landing.

If they cannot be produced from the land under his feet (and produced when needed), he must have contacts with men on other land, or with men who have in stock the things which he needs.

Even if the things he needs can be produced locally, he may need the cooperation of other men to produce them.

In view of these facts, Posterity will think it strange that we do not know better than to think that the value we call land value is really the value of the land. Posterity will think we should be smart enough to see that it is, instead, the value of the privilege of being where one may take advantage of what others are doing—or are prepared to do.

40. At the BEGINNING, EXPLOITATION IS IMPOSSIBLE

Time spent on social problems is wasted, if one does not hfave all three factors.— wages, interest and rent.

We have wasted 160 years and untold billions of dollars trying to solve our business problems by considering only wages and interest and ignoring **rent.**

The first settlers in a new country neither pay, nor collect, rent; for, there, they are all limited to wages and interest.

These have to be earned.

It is impossible for one to live at the expense of others.

A man could, of course, lease his farm to another man; but, as there is still an abundance of free land to be had in every direction, all he could get for the use of the farm would be what the tenant would pay him for the use of his buildings, fences, windmill, farming equipment, his live stock, etc.

But that would be a return upon his capital. That would be interest. (See Sections 33 and 36.)

That is his; because he earned and saved his wages and so accumulated his store of capital.

As no one pays rent (meaning what is called ground-rent by some, and economic rent by others), producers have for themselves all they produce. (See Sections 30, 32 and 36.)

Because of this, the dollar is worth 100¢ to the producer; and, together, the producers can buy everything in the market and pay cash. There is no inflation, no unsold surplus, no bankruptcies and no labor problem.

41. PRINCIPLES and HUMAN NATURE DO NOT CHANGE

The next question to be determined is whether this happy condition will be destroyed by the increased complexity of our social life which results from the multiplication of our interests as the community grows in population and wealth.

We cannot account for the social tragedies of modern life by saying that any new principle is involved.

Nor can these tragedies be accounted for by saying that human nature has changed.

There is no evidence that human nature has ever changed.

We must look elsewhere for an explanation of the tragedies of our modern social life.

42. COMPLEX MACHINES HAVE SIMPLE PRINCIPLES

The principles involved in physiological processes are not affected by the increasing size and weight of a growing child.

No matter how huge and complicated a machine may be, it is still an aggregation of levers; and the principle of the lever is very simple, everywhere, always, under all circumstances.

So is the principle of friction, momentum and inertion.

So it is with the principles involved in the machine which we call society.

No matter what our population is, nor how complicated our business life, or how much we may produce, the principles involved in the operation of our complicated social machine are the same principles which are involved in the simple life of small pioneer settlement.

43. LABOR, CAPITAL and the SITE THEY OCCUPY

Labor (the people who do business), Capital (the owners of the buildings, tools and the other things they make use of in doing business) and the site on which the business is transacted are essential to all business. They are always present; because business cannot be done without them.

44. BUSINESS HAS, THEREFORE, THREE EXPENSES

Every business has three items of expense.

Labor demands wages.

Capital demands interest. (See Sections 33 and 36.)

For the advantages of the location, or site, Business must pay rent. (See Sections 32 and 40.)

Unless it can pay these three bills, the business is not solvent; and it cannot pay its bills unless its expense for wages, interest and rent is charged into its selling prices.

Unless the rent goes into the public treasury, for the use of the public, the people are not compensated for their contributions to the public welfare—in which case the public is insovent. (See Section 54.)

45. ARE WAGES, INTEREST and RENT ALL THERE IS

We have seen, above, that the first settlers in any community live on wages and interest. (See Sections 32 and 40.)

We know from the above analysis that, at that stage of our

development, economic justice is automatically guaranteed by that fact.

Yet we know that, later, we must deal with a third factor—**rent.** We need to know whether there are other factors, or whether our wages, plus our interest, plus the rent equals our total product and is all there is.

People sometimes speak of Labor and Management in a way which indicates that they think Management is different from Labor. Such people list "wages of superintendence" as though it were different from Labor's wages.

This is unscientific and confusing.

It would be as sensible to list doctors' wages and lawyers' wages as two still different kinds of wages.

The scientific truth is that any human effort is labor.

And any return from an expenditure of labor is wages.

To be scientific, we must define words this way; because, in the sciences a definition must be exact, and be valid everywhere, always, under all conditions; otherwise scientific progress in impossible.

46. WAGES PLUS INTEREST PLUS RENT EQUALS ALL

From the above analysis, we know that business problems have three factors and only three—wages, interest and rent.

A business must have labor, capital and a place where it can operate. If it has enough of each of these it has all it needs.

It might profitably use more labor, capital or space; but it needs nothing else. There isn't anything else in the business world.

The only way a business can survive is to write its expenses into its prices and recover the money when it sells its product.

All costs are charged into the selling price, which contains:

A proportionate part of the Company's rent.
A proportionate part of its payroll expense.
A proportionate part of its interest expense.

And, in addition, each price includes—

A proportionate part of the wages the owners earn as their compensation for the labor of supervising the business.

And a proportionate part of the interest the owners are making on the money they have invested in the business.

47. WE'D BUY OUT the MARKET and PAY CASH

When we get our wages, our interest and our rent, our buying power is 100%—that is, all of us together, could buy everything in the market, and pay cash!

The only problem Business would have, then, would be the problem of deciding what to sell; for, if good judgment were used in that, there would be no losses due to unsold surpluses.

This would stabilize business and settle the credit problem.

In other words, our wages plus our interest plus our rent is all there is. If we have that, we have our whole product.

48. OUR "BUSINESS" MEN ARE NOT BUSINESS MEN

One cannot find the capacity of a cistern, if he knows only the width and length and does not know the depth. To work any problem, one must have all the factors.

We cannot solve business problems, unless we consider all three factors. We are incompetent business men, because we count only wages and interest. We talk only of Labor and Capital. We ignore rent and the rent-collector.

We do not separate in our minds the **rent** we pay for the advantages of a location and the **interest** which we pay for the use of a building; but think of them both as rent.

Naturally, gamblers in land titles "make monkeys" of us.

For example: The parking facilities financed by the Pacific Avenue Parking District will raise rents on Pacific Avenue; but under the proposed plan, the merchants, on the Avenue will be taxed on their merchandise to help their landlords raise their rent!

49. The DICTIONARY DEFINITION of RENT IS FALSE

The Dictionary defines rent as—

A periodic payment for the use of any property.

According to the Dictionary definition of **property,** land is property.

Therefore, the Dictionaries are guilty of telling us that any periodical payment for the use of an automobile, a typewriter, a piano, hotel room, etc., or for the use of land is rent. (21)

In other words, the Dictionaries tell us that all of these various payments have the same economic characteristics.

Or, differently stated, the editors of the dictionaries and the encyclopedias would have us believe that the investments of three men—

One of whom does the labor,
One of whom supplies the capital,
And one of whom leases a site to the business, are all affected the same way by changes in the market.

50. EXPERIENCE PROVES the DEFINITION FALSE

The falsity of the Dictionary definition of rent will become immediately apparent to those who consider these facts:

1. There are but 100 cents in a dollar.
2. Rent rises steadily as a community grows and prospers.
3. Rent is the first lien on our product; neither Labor nor Capital can claim a dollar of the business income till the rent is paid.
4. As rent rises and absorbs more and more of the dollar, there is less and less left for Labor and Capital, and both wages and interest fall.
5. The interests of the man who lives on rent and the interests of those who live on wages or on interest are, therefore, directly opposite.; and any policy which is good for the man who lives on rent injures the rest of us—and

may even bankrupt some of us.

6. The more successful we are in building up the city, the smaller is our proportionate share of our total product; and the more do we enrich those who live on rent.
7. Intelligent discussion of business conditions is impossible among men who accept the Dictionary definition of rent. (See Sections 48, 49 and 50.)
8. No man is competent to handle any business (or to vote on any issue related to public business), who believes that his business interests and his landlord's interest as a collector of rent will be affected the same way by his vote; for those two interests are exactly opposite. What enriches a gambler in land titles impoverishes him. (49)

51. TITLE-HOLDERS ARE OPPORTUNITY MERCHANTS

Opportunities are the stock in trade of our title-holders.

Read their advertising in your daily paper and list the opportunities they offer for sale. (See Section 39.)

To get office girls as tenants, they may advertise that the rooms they offer are close to the bus line.

As bait for the family with children, they may advertise a house as being only three or four blocks from a school.

With an eye on the patronage of college students, they advertise quarters near the college.

For business men and their employes, they advertise quarters within walking distance.

Sometimes it is the highway, or the factory district which is is their bait.

52. OTHERS FINANCE the OPPORTUNITIES. ALWAYS

Gamblers in land titles would lose money, if they had to provide and maintain the opportunities they offer to sell.

Sometimes the bills are paid by the taxpayers.

Sometimes, as in the case of the theaters, churches, the bus line, the water, gas, electric and telephone companies, the cost of providing and maintaining the opportunities which the title-holders sell are paid for with money from private purses.

53. THESE INVESTORS DO ONLY FOUR THINGS

People who invest in land titles differ from the rest of us in only four ways; namely—

They invest in land titles.

They negotiate leases.

They get out of their tenants' way; so the tenants can work to support them.

They collect rent.

These are not productive acts.

No wealth is produced by those acts.

What men get that way must be produced by others who are, to that extent, robbed of their product. (See Sec. 49.)

54. RENT IS the PUBLIC'S WAGES and INTEREST

Rent is an effect of activity on other sites in the area.

Rent is the result of, or the return on, that activity.

That activity consists of countless variations of two acts, which are—

The expenditure of effort (labor), in the development of the country.

The investment of capital in the development of the country.

Rent is an indirect return on those two acts.

Rent is paid for the privilege of taking advantage of what others are doing, or are prepared to do.

Rent is the wages and interest indirectly due those who put labor and money into the up-building of the country.

Rent is the public's wages and interest; rent is public money.

Unless a producer gets his share of the rent collected in the country, he does not get all of his product. (See Secs. 39, 43.)

55. NO ONE KNOWS WHAT HIS SHARE of the RENT IS

It is impossible for us to know how much of the rent belongs to each of us, or to any one of us.

The only way our claims to the rent can be paid is to have the rent collected into the public treasury and then used to pay our public bills.

Then each producer would get his share of the public rent in tax-free public service and in free opportunities.

56. WHAT about the SPECULATOR'S FORESIGHT?

It is sometimes argued that gamblers in land titles are entitled to compensation for their foresight in buying titles to land which is in the path of development.

But to let them keep what they get this way would be rewarding them for waylaying Progress and demanding to be paid for getting out of the way and letting her continue.

Foresight is not a constructive act.

No wealth is produced by the foresight of these gamblers.

What they get this way must be produced by others who are, to that extent, robbed of their earnings.

57. WHAT about the MAN WHO "HOLDS" LAND for US?

It is sometimes argued that the gambler in land titles who holds land out of use for years does us a service by keeping it for us till we are ready to use it.

But the land couldn't run away! It would stay right there!

Furthermore, he can't make anything that way unless he charges in his selling price all it has cost him to hold it—and more, in which case we pay the cost of holding the land! So what has he done for us?

Besides, by holding this tract off the market all these years, he has interfered with the available supply of land and forced us to pay more for building sites than we would otherwise have had to pay.

He is entitled to nothing. Instead, he should pay damages!

Such men sabotage business by holding land out of use.

Our housing shortage is directly traceable to these men.

58. WHAT about the MAN WHO DEVELOPS a TRACT?

The man who "develops" a subdivision is entitled to what he makes on the buildings he puts up; and he is entitled to pay for the streets, curbs, gutters and sewers he provides.

But the fact that he owns the title to the tract he is subdividing does not justify him in embezzling any of the rent he is paid because of what we have done in building a city near his land and providing him with an opportunity to subdivide.

59. WHAT about "DUTCH" DERR'S INDUSTRIAL SITES?

The "Dutch" Derr plan is to organize a holding company to buy up industrial sites and hold them as an inducement to Industry to move here with its payrolls.

It is argued that gamblers in land titles are in the habit of raising the price of site titles so as to get the highest possible prices; and that Derr's plan enables a city to offer industrial site titles at fair prices and that the men who put up this money get a fair rate of interest on it.

But, as in the cases of others who gamble in land titles, the money these men get this way is earned by others who are, to that extent, robbed of their earnings. (See Section 53.)

Derr's plan tends to popularize gambling in land titles; and helps by that much to rivet the shackles of slavery upon us.

It makes title gamblers of men who would not otherwise engage in title-gambling.

As gambling in land titles is not a productive act, the Derr plan reduces the working capital of the city by the amount put into his holding company, because money used to buy land titles is as inactive and unproductive as money which is thrown into the sea. (See Sections 90 and 91.)

Industrialists brought to the city by Derr's plan must still bury large amounts of capital in these industrial sites.

Finally, if low-prices for industrial sites are an attraction, still more would be accomplished by the plan set forth in these pages, which is to provide FREE sites, without requiring the business men to put up a cent. (See Secs. 87-8-9, 90-1.)

60. DERR TESTIFIED (unwittingly), for NATURE'S PLAN

In promoting the sale of stock in his holding company, Mr. Derr had to show that his proposed site is a suitable site.

To prove that his proposed industrial sites are suitable for the purpose, Mr. Derr explained that, there, Industry can take advantage—

Of the service of a transcontinental railway.
Of the Railroad Company's switching service.
Of the service of high-voltage electric lines.
Or a city water system, etc., etc., etc.

The Stockton Chamber of Commerce survey shows that industrialists pay rent (as claimed in these pages), not for the use of land, but for the privilege of taking advantage of what others can do for them. (See Sections 49 to 54 and **Stockton Record,** November 30, 1951, Second Section, and **The Forum** December 6 and 13, 1951.)

61. THIS CONFIRMS the JUDGMENT of W. R. B. WILLCOX

It was in 1938, that Willcox, then director of the Department of Architecture, at the University of Oregon, gave the world its first correct definition of rent. This, he did in his book, **Taxation Turmoil**, later republished under the title, **The Curse of Taxation.** In this book, Willcox elaborated the truth revealed in 1951 by the survey of the Stockton Chamber of Commerce..

62. The EVIDENCE WHICH JUSTIFIES THIS CONCLUSION

Here is some of the evidence which led Prof. Willcox and our rental agents to the conclusion that rent is not paid for the use of land. (See Sections 49 to 54 and 60.)

Rent is paid by hundreds of thousands of tenants, all over the world, who do not know and do not care what the soil beneath their floors is like.

Leases are signed daily by tenants who do not know and do not care what the soil under their floors is like.

63. RENT IS NOT AFFECTED by FERTILITY of the SOIL

If fertility of soil were the determining consideration in the rental market, the deltas of the Amazon, the Ganges and the Nile would have teeming populations of tenants.

But no one will live in those richest areas.

A shoe-black's stand built upon barren rock on a good city street may rent for more than a whole township of the world's most fertile land.

Rent is not affected in any fixed manner by any feature or characteristic of land—whether one considers its area, its surface features, its drainage, its fertility, its mineral characteristics, or other details.

All of these, taken by themselves, would not determine the rent; for rent isn't paid for the use of land. (See 49-54, 60.)

An acre of land in the moon would not rent at any figure—even if covered ankle-deep with pure diamonds.

A diamond quarry would be of no value, if there were no way to get the diamonds to a market.

Rent rises and falls with changes in the volume and character of the activity on other sites in the area.

64. To the PRODUCER BELONGS the PRODUCT, ALL of IT

Posterity will know, and will think we should know, that the basic truth in the social field is—

To the producer belongs the product!

This means that the producer is entitled to all of his product, always.

And it means that he is entitled to his indirect product, as well as his indirect product. (See Section 54.)

In damage cases, the defendant is considered responsible for the indirect damages resulting from his act, as well as for direct damages.

This logic requires us to allot to a producer not only his direct product, but also his indirect product.

Certainly, no one else has a better claim to these indirect products than the producers of whose activity they are the indirect result.

65. IT IS IMPOSSIBLE to DEVISE a FAIR TAX SYSTEM

Posterity will know that accuracy is impossible in assessing personal property and that this means that, even if taxation were just, the taxation of personal property would be unjust.

It is difficult for an assessor to be accurate is assessing personal property; and impossible for him to be just.

For one thing, he cannot be sure he knows what a man has —and he cannot find out without infringing the man's constitutional rights.

Concealment is also possible in the case of improvements.

This proves that taxation is unscientific, undemocratic and un-American.

On the other hand, it is easy to know what the rent is at any given point. Real estate men can answer that question "with their eyes shut," although they would probably refuse to estimate the value of a house.

66. COUNTRY FOLK TAXED MORE THAN CITY FOLK

The assessor's task is more difficult in the cities, where people may live next door to others for years and yet never enter their homes.

Out in the country, where the people live more lonely lives and are more neighborly, the neighbors know pretty well what one has in his house (and in his barn). There, concealment is not so easy. The assessor's work is easier.

This is why more personal taxes are collected in sparsely settled areas than in the more densely populated county seats.

67. TAXATION DRIVES MANY MEN to CRIME

Posterity will laugh at us for maintaining a revenue system which violates our privacy, arouses resentment and tempts us to lie to the assessor and to the income tax officials.

It will know that, at best such a revenue system cripples the government by reducing its revenue below its needs; and, at the worst, it drives men to crime.

68. NATURE'S REVENUE SYSTEM WOULD BE a DELIGHT

Nature's public revenue system, based as it is upon rent, would be—

Accurate

Out in full view, where all can see.

Automatic in respect to the levy.

Automatic, also, with respect to collection.

Free of collection costs.

Unoffensive, inasmuch as it violates no man's privacy.

No one would lie to the assessor; because no one would be questioned.

No one would be questioned; because there would be no assessments and no assessors.

It would be democratic, at it serves the public without penalizing the individual.

And constructive, for by giving producers all they produce we encourage enterprise, industry and thrift.

69. OUR SOCIAL INSTINCT IS "SHORT-CIRCUITED"

An analytical study of the situation in which the first settlers on our frontier found themselves shows clearly why good will, civic, political and industrial harmony prevailed, there, regardless of the morals of the settlers. (See Section 30.)

And a corresponding analysis of the conditions now prevailing in this country proves, conclusively, that the discord and strife which we suffer is not due to a decline in personal morality.

One purpose of this pamphlet is to show that there is no more reason for finding fault with human nature than there is for finding fault with the humming birds and the roses.

70. WHERE CAN WE FIND MEN WHO ARE NOT in CAGES?

Chancellor Tully C. Knoles of Pacific is quoted by **Stockton Record** as saying that fixed natural laws could not be trusted to control social conditions, "because human nature would interfere."

But what does Chancellor Knoles know of human nature?

When and where has he seen men—except in cages?

Chancellor Knoles would not go to the zoo to study the nature of wild animals, why does he think he can understand human nature by studying men in commercial, professional or political cages?

If we have ever had free men in this country, they were the early settlers on our frontier. (See Section 30.)

The history of those pioneer settlements offers convincing evidence that our social conditions can be safely trusted to human nature. (See Sections 27 and 69.)

71. JUNGLE WARFARE IS NOT WITHIN the SPECIES

Posterity will laugh at those of us who argue that there is always war in the jungle and that, therefore, war is natural to all creatures—man included. It will think we should know—

That wars between species are natural enough.

That war within the species is unnatural.

That we must, therefore look for the unnatural condition which leads to wars between gregarious creatures.

That men instinctively fight for what they think is their own. (See Sections 69 and 71.)

That the only way men can get their share of the rent is to have it collected into the public treasury and used to pay their public bills. (See Section 55.)

That (because of our ignorance of the origin, nature and function of rent), this is not done.

72 In OUR IGNORANCE WE LET GREED SHORT-CIRCUIT

We imagine that rent is paid for the use of land.

Because of that ignorant assumption, we next assumed that

rent belongs to the owner of the land title.

That short-circuited greed, pride and ambition and lined them up on the side of the gamblers in land titles against society by making even the man with a small home lot interested in the privilege of collecting rent.

That was enough! That did it!

All hell has been loose since; because, in our ignorance of the law of rent, we failed to understand that only a very small minority depend more upon rent than on wages and interest, and that the masses are in bondage, today, because they think (falsely), that what is good for gamblers in land titles is good for them.

In their ignorance of the law of rent, they fail to see that the gamblers in land titles prosper because the earnings of the masses are being siphoned into their pockets.

73. NOW, THEY SELFISHLY SHIFT the TAX LOAD to US

It does men no good to get rent up, if it must be paid out in taxes; so these men also want their taxes down.

But they—especially the gamblers in land titles—do not want our taxes down; because they depend on the taxes we pay for public improvements which raise their rents.

We have only ourselves to blame for this! For 160 years, we have resorted to the witch-hunter's philosophy with respect to our public interests—refusing to study social problems as we study shop problems. (See Section 19.)

74. The WORLD'S MOST TRAGIC SHORT CIRCUIT

It is well known that one who believes, mistakenly, that a thing belongs to him will fight just as quickly and just as hard to keep it as he would if it were really his property. In other words, an instinct can be misled, or "shorted." (69 and 72.)

Many of us own land titles; but in our ignorance of the law of rent, we fail to see that, as we have more invested in improvements and personal property than in land titles, any program which enriches those who live on rent impoverishes us; because it would cost us more in taxes and in the cost of living than we would gain in rent. (See Section 71.)

Even the householder with a fifty-foot lot worth less than his car or his wife's piano, thinks that what's good for the gambler in land titles is good for him and votes us all (including himself), into bankruptcy by voting the rent-embezzler's ticket.

The false belief that rent is paid for the use of land and belongs to the owner of the land title has long divided the world into Northerners and Southerners, Orientals and Occidentals and caused racial friction, crooked politics and war. (See 30.)

75. THIS SHORT CIRCUIT CAN BE CORRECTED

This can be corrected by showing men that most of us have so little invested in land titles that we would make money by giving up our little rent as the means of getting the wages and and interest which we are now losing. (See 69, 71 and 74.)

Once men see this, their greed, pride and ambition would be lined up of the other side—that is, on the side of the people against the gamblers in land titles.

When that happens, this plan will go over like an avalanche.

Then, every one will be selfishly eager to adopt Nature's plan; because everyone will want his share of the rent. (72-4)

Then, the same selfishness which prompts men to meddle in other people's affairs will make them good neighbors and good citizens. (See Section 30.)

76. THEY HAVE, NOW, ONLY 11¢ MORE to SHIFT

In 1932, when either the City of Stockton or the County of San Joaquin, raised a dollar—

It raised by taxing land titles	60¢
And by taxing Labor and Thrift	40¢
But now when the City or the County raises a dollar,—	
It raises by taxing land titles only	11¢
And by taxing Labor and Thrift	89¢
On a bare lot, this cuts a $100 tax to	$18.33
A $100 tax on a stock of merchandise is raised to	$222

(If the merchant is a tenant, owning no land title, he gets no benefit from the cut in title taxes.)

On a residential property (say a $4,000 house on a thousand-dollar site), it raised a $100 tax to $205.50

77. NEWS of THIS TAX-JUGGLING IS SUPPRESSED

This systematic shift of the tax load from land titles to Business and our cost of living, which has been going on all over the country was begun in the local area by an arbitrary cut of 30% in San Joaquin County assessments on land titles in 1932.

But the Author has seen no mention of this shift in any other paper in Stockton, in San Joaquin County, or in California; nor in any other paper or in any magazine in the country.

He knows of no columnist or radio commentator who has mentioned it; nor does he know of any of our so-called Taxpayers' Associations which has mentioned this tax juggling.

People know taxes are high, but do not know the reason.

The only way of explaining what has happened is to say it has resulted from a short circuit in our instincts, the result of which is that all this has been done (not with criminal intent), but as an instinctive act of self-preservation on the part of people who are completely mistaken regarding the cause of their distress and who, even though they are themselves impoverished by the theft of our rent, see nothing wrong in it because they believe (mistakenly), that they are members of the landed class. (See Section 72.)

78. The SECRET of the WORLD'S GREATEST RACKET

The secret of the Taxation Racket lies in these facts—

1. One cannot enjoy any good thing, unless he is where it is to be had.
2. To be there, one must pay some title-holder (in rent), what it is worth to be there.

3. This means that, to enjoy the good things which we ourselves provide and maintain, whether in civics, politics, industrial organization or general citizenship, we must have a permit from some title-holder and pay him (in rent), what that privilege is worth.

4. Were we wise enough to claim for our public treasury the "door money" paid title-holders for the privilege of attending the "show" we are putting on here in this country, we would have that money (the rent), to finance the "show " we are putting on—and not have to pay taxes; but we are not that wise. (Secs. 54 and 55.)

79. TITLE-HOLDERS ARE the REAL BENEFICIARIES

Posterity will amuse itself listing the weird examples of economic illiteracy which we devise, such social plans as—

The Townsend Plan.
The various Old Age Plans of the States.
The multitude of Industrial pension plans.
The Teachers Retirement Plan.
The Ministerial Retirement Plan.
The Federal Social Security Plan.
The Escalator Clause in Union Labor contracts.
The Civil Service and its Retirement Plan, etc., etc .

Posterity's $64 question will be why we do not see that we cannot enjoy any good thing, unless we are where it is to be had; and that, to be there, we must pay (in rent), what it is worth to be there. In other words we must buy of some title-holder the privilege of enjoying the good things we finance!

80. LAND TITLES ARE NOT REALLY TITLES to LAND

Posterity will be amused by the way we bow down and worship land titles and "land value;" because it will know—

That our land titles are not really land titles.
That they are not certificates of ownership.
That it is impossible to get a certificate of land ownership, as no one is qualified to give a buyer such a title. See—
That the land titles of which we are so proud are merely government license to collect rent.
That the only way one can profit from the ownership of one of our land titles is by pocketing some of the rent which he (as a licensed rent-collector), owes the public.
But a title-holder who does that is guilty of embezzling public money. (See Section 54.)

To understand this, the Reader should consider the parallel between the service of an elevator in an office building and that of a city bus company.

81. The STREET BUS vs. the BUILDING ELEVATOR

No business man is so dumb that he would let another man install an elevator in his office building and charge visitors to the building a fee for carrying them from floor to floor.

Yet we consider it quite proper for our cities to give men franchises entitling them to charge a fee for carrying passengers from block to block along our city streets. Posterity will think we should be smart enough to see—

That the only difference between the two services is that the office elevator carries passengers vertically, and the bus line carries passengers horizontally.
That this difference does not warrant a difference in operational policy.
That, just as the charging of a fee in the case of the office elevator would injure the business of tenants in an office building; so does the charging of a passenger fee on the city buses injure the business of tenants along the street.
That, just as free elevator service stimulates business in the offices in an office building; so would free bus service stimulates business on streets served by the buses.
That stimulating business along the streets by giving free bus service would raise rents along the street, just as stimulating business in an office building by furnishing free elevator service raises rents in an office building.
That the increased rent along the street would finance the free bus service, just as the increase in office rents finances the free elevator service.

82. The CITY SHOULD NOT OWN the BUS LINE

This does not mean that the City should own and operate the bus line.

1. All the advantages of free street transportation can be combined with the advantages of private management by means of a contract between the City and the bus company.
2. A government is the agent of its citizens; it violates the rights of its citizens when it engages in business.
3. Any revenue raised this way enriches gamblers in land titles at the expense of the public.
4. Even if a publicly-owned bus line charged only the fares necessary to pay its expenses, the operation of the buses would enrich collectors of rent by as much as the public would pay (in rent), for the privilege of living where a bus service is available.

83. WHAT ABOUT FREE GAS and ELECTRIC SERVICE?

If a City thought it wise to give its people free water, gas and electric service and to let them pay for this favor by paying the higher rent which would naturally prevail in such cities, the contract method could be used in that case, also.

The City could pay the Company a flat charge; or the Company's compensation could be figured upon meter readings.

This system would keep the utilities out of politics.

84. WHAT ABOUT the NECESSARY MONOPOLY?

The Company would, of course, have to be given a monopoly of the field; but this presents no difficulites. This problem can

be easily solved, as these contracts could provide—
That the City could avail itself of a satisfactory lower bid.
But, before the franchise could be transferred to another Company, the new Company must buy the old Company's plant and equipment at a price determined (if necessary), by a properly safe-guarded appraisal.

85. The MUNICIPAL OWNERSHIP TRICK

This trick lies in the fact that, when public revenue is secured by operating water, gas or electric plants, parking lots, golf links, etc., the sucker public must pay the cost of the service it gets, plus whatever sums the City raises by this means.

The revenue raised this way is taxed out of the public as truly as though it were assessed against our property. It is then used to lower taxes.

This reduction in taxes does not help us any; for it is offset by the increase in our cost of living.

But it does enrich gamblers in land titles.

86. The TRICK in the "LOW MUNICIPAL UTILITY RATES"

The citizen is doubly wronged by municipal ownership.

1. As a citizen, he is forced to aid in the financing of the project—and to do so without being compensated for the capital involved.
2. The money earned on this capital thus seized is used to reduce the taxes; but this reduction is not enough for the average citizen to offset the increase in his cost of living; but it does enrich gamblers in land titles for people crowd in to take advantage of the "low utility rates and low taxes" advertised by the Chamber of Commerce and that helps gamblers in land titles to get more rent.

87. HOW WE PENSION GAMBLERS in LAND TITLES

The Forum checked up, a few years ago, on the rental paid by the operator of the parking lot across Sutter St. from the front door of the P. G. & E. office. By consulting the tax rolls, it broke this annual rental down as follows:

Annual rental (rent plus interest)	$1,800
Interest paid on the improvements	$ 131
Rent (See Section 48)	1,669

These figures show that at that corner we furnished fire and police protection, street and sewer service, and other public service which sold in the rental market, each year for $ (?)

In addition, the general public furnished shopping service, theater service, church service, professional service and other services which brought each year an additional sum of rent amounting to (?)

These two sums amounted to the annual rent which the tenant paid for advantages provided and maintained at that corner by the public, namely $1,669

But we were dumb enough to let our officials in the city hall and in the court house sell that service for 502

We were losing at that corner, each year $1,167

To balance their books, the City and the County had to tax us $1,167

(They had to tax us more than this, because they had to pay the cost of assessments and colleticons.)

Under Nature's plan we would have had self-collecting revenue (the rent above), amounting to $1,669

This would have balanced our books.

We are losing more at that corner, now, because—

1. The rent is higher, which means that the public is furnishing more service, there.
2. Taxes on land titles have been reduced from 60% of the budget to 11%; so the title-holder keeps more rent.

88. A DOLLAR of "LAND VALUE" IS a DOLLAR of DEBT

Posterity will laugh at us for not seeing—

That, if the rent at a bare corner is	$1,000
And the taxes on the land title are	280
That the net rent is	720
That the net rent is 6% on	12,000
Therefore the title (in a 6% market), is worth	12,000

That the rent is what the tenant thinks the advantages of the location are worth to him. In other words, he thinks it would cost him fully $1,000 a year to provide (by himself), the advantages he gets for $1,000 in rent. Or, in still different words, it costs the public $1,000 a year to provide and maintain the advantages this tenant gets for his 1,000

That, of this rent, the public gets only 280

That the public loses on this transaction 720

To make up this loss, we were taxed 720

(In addition, we paid the collection costs.)

That the taxes paid to balance the books is exactly equal to the net rent, which is 6% of the "land value."

Hence, every dollar of "land value" is a dollar of debt on which we pay interest in the form of taxes—and all of the net "land value" is in the hands of a favored few! How Posterity will laugh at our claim that we are business men. (See 48.)

89. The CORRECT EXPLANATION of INFLATION

Those who live by embezzling rent want all the rent they can get; so they want us to produce! **produce!! PRODUCE!!!**

The more we produce, the more business is done; the more business, the more rent they get.

They expect us to be content with what they do not take.

They actually tell us —and the schools echo the falsehood— that the cure for inflation is for us to produce more (so they can take more from us without stopping production!)

But the truth is—

That rent (called ground rent by some), is the first lien on our earnings.

That, before rent has to be paid, the settler can spend all of his dollar on himself and has to earn only a hundred dollars to buy a $100 suit.

That, as rent rises and takes more of the dollar, we have less for ourselves and our bill increases as follows:

Any Eighth Grader should be able to see—

That, when rent goes into private pockets, that much of our dollar is lost to us; and, to buy a $100 suit, we must earn the amounts below, depending on the rent:

If rent takes 10c, we must earn	$111.11
If rent takes 20c, we must earn	$125.00
If rent takes 40c, as it does now, we pay	$166.66
When rent takes 50c, as it will, we must pay	$200.00

Posterity will think we should be smart enough to see that the embezzlers of rent get the $11.11, $25, $66.66 or the $100 which we lose.

90. CAPITAL INVESTED in a BUSINESS SITE IS LOST

Posterity will laugh at our belief that, if we own the title to the premises we occupy, we do not pay rent. It will think we should be able to see that, when a business concern buys the title to the site it occupies—

It reduces its working capital by the amount invested in the land title.

It loses the interest it might make on that lost capital.

It is out this money as truly as though the money had been thrown in the sea.

It is still paying rent in the form of lost interest.

It has gained nothing, financially, because—

If it was paying $1,000 per year (in rent), and if the taxes on the land title are $280, it must assume the taxes and pay an annual tax of	$ 280
In addition, it loses the use of the $12,000 it withdrew from its capital. At 6%, this loss per year would amount to	720
So the rent of this concern would still be	$1,000
The producers of the world are poorer by	12,000

A non-producer now has the $12,000. This capital has now been withdrawn from production and buried in this land title; and the buyer of the title now loses what he could have made on $12,000. At 6%, this loss amounts to the sum of 720

Now, a gambler in land titles has that money.

Even if the possessor of this $12,000 invests the money in some industry, it would still be true that the money had been transferred from another investor who had been impoverished in the sum of $12,000. The world would have gained nothing and would have been saddened by an injustice.

91. MONEY SPENT for a HOME SITE IS ALSO LOST

Posterity will laugh at us for not seeing that here is proof that the Chamber of Commerce slogan, "Own your home!" is a fraud and that it is the gamblers in land titles who are enriched by it; for, as shown above, every dollar of what is called land value is a dollar withdrawn from production and given as a pension to some gambler in land titles.

Like the business man who buys the title to a business site, the man who buys the title to a site for his house makes a donation to the pension fund of gamblers in land titles. (87)

92. EVERY DOLLAR of TAX IS a DOLLAR of TRIBUTE

Any tax of any kind—direct or indirect, visible or hidden—on anything, no matter how it may be disguised by its name, is an imposition of tribute, a forced gift to those who live on rent; because—

Every dollar of revenue raised by any means whatever, other than by the collection of our rent—

Reduces by one dollar the amount of rent which the holders of land titles would otherwise turn in to the public treasury.

And adds a dollar to the net income of the landed class, thereby enriching it by one of our dollars.

93. The CHAMBER of COMMERCE TRICK

While the gamblers in land titles hold land off the market, waiting to sell their titles at a better price, the business men pay dues to support a chamber of commerce to help the gamblers sell their speculative acreage. The Chamber may even send its secretary East to help them find buyers! And men who pay the chamber dues call themselves business men!

94. NATURE'S PLAN for STIMULATING BUSINESS

Under her plan, we would have—

Free building sites.

And we would be rid of all taxes of every kind on buildings and on everything in them and on the activities in which the occupants of the building engage.

So many industrialists with payrolls would move in here that no one would think of wanting a chamber of commerce or see any reason for bothering with one, if the subject were mentioned.

95. The LONG-TERM BOND TRICK

We are so impoverished by taxation that we cannot afford to build the schools, highways, bridges, etc., which we need.

As a result, we are forced to issue bonds.

This gives gamblers in land titles a chance to sell their land titles at high prices made possible by the improvements and to leave us to pay off the bonds, with accumulated interest.

The interest on Stockton's deep-water bonds will amount to 91¼¢ for each of the $3,000,000 borrowed. The interest will amount to $2,950,000.

As the State of Califorsia and the Federal Government do

not tax land titles, land titles were not taxed to raise the $3 500,000 they contributed to the financing af the project.

Yet gamblers in land titles got $1,000,000 of the $3,000,000 voted for the channel to the sea , as their price for their kind consent to get out of the way and let us dredge the channel

96. HOW SAN JOAQUIN COUNTY LOST $400,000 per YEAR

One of them was holding 1,500 acress off the market (waiting for a better price). He sold the City, at once, the title to 130 acres at $450 per acre.

The City immediately rented some of this 130 acres for $300 per acre per year, getting its money back in eighteen months.

But this speculator continued for years to hold his remaining acreage for a county tax of two dollars per acre—a loss to the county taxpayers of $298 per acre per year, on nearly 1,500 acres, or more than $400,000 per year.

If he had not held this land out of the market, it would have filled up quickly after the ocean freighters began tying up, there. The annual rent, there, would soon have amounted to millions of dollars

97. The TRICK in CITY ZONING

The only value protected by zoning laws is "land value—and that is the value of the title-holder's opportunity to steal rent.

Improvements need no protection, their value is not depreciated by changes in the neighborhood. At the worst, they have to be moved. Personal property is easily moved. It does not need the protection of a zoning law.

Most of us have more in improvements and in personal property than we have in "land value."

Zoning laws cost us more by restricting our freedom than they save us by protecting the little "land value" we have.

98. NATURE'S SOLUTION of the ZONING PROBLEM

All unused land would be unclaimed, free land, open to any one who cared to take it. Land titles would be free!

As building sites could be had free of cost, people would not set up businesses in residential districts merely because they owned sites, there. They could get free sites in low-rent districts. This would zone the city automatically.

Certainly no one who wanted the trade of the people in a nice district would risk losing business by setting up. there, anything offensive to the people of the district.

99. The TRICK in INSTALLMENT BUYING

In spite of our enormous production of wealth, the producers of that wealth are such abject slaves that they cannot buy the things they produce—except upon the installment plan.

Even when allowed to buy upon installments, their sales resistance is so high that business men are making a practice (in the winter of 1952-53), of advertisiig "No down payment."

Installment contracts run from one to three years.

This often costs the buyer 7% extra for this credit.

The dealer has to buy expensive equipment and employ extra help to handle the bookeeping which is involved.

As a result of this installment buying hundreds of thousands of salesmen, collectors, bookkeepers and others are able to pay rent who, under present economic conditions would otherwise be unemployed.

In this way, the rent-collectors make money out of our impoverishment; but this is not all.

In the same way, they make money out of the distress resulting from the taxation which they have forced upon us.

Millions of collectors, inspectors, investigators, detectives and office bureaucrats are paying rent who (under present business conditions), would be unemployed were it not for our destructive tax system. (See Section 67) .

100. The TRICK in the INCOME TAX DEDUCTIONS

Here we see the reason for allowing the victim of the income tax to deduct his donations to Charity; for, under our stupid system, the gamblers in land titles encourage us to give "till it hurts" to all good causes, as these donations enable them to raise our rent. They are enriched—

Whether our money is taxed out of us and spent in ways which ra se rent.

Or whether we give the money to some good cause and rent is raised because of the good done with our money.

101. The GARBAGE SERVICE STEAL

The City of Stockton takes 20¢ of every dollar collected by by the Scavengers Association, thereby raising revenue which enriches gamblers in land titles by reducing their taxes (and raising the cost of living.) (See Section 92.)

In recent years the City's revenue from this source has increased steadiy to nearly $40,000 per year.

During those same years, the net earnings of the Scavengers Association (after the City took its cut), decreased steadily to about $1,500 a year, or $125 per month.

Something had to be done, as the fleet of garbage trucks (over a dozen), was dangerously in need of repair.

Something was done! The City raised the householders' garbage fee $1.20 per year—taking 24c of that to further lower taxes on land titles, making it easier to hold land out of use.

This policy discouraged both the scavengers and the public, and this discouragement was reflected in untidiness.

102. The TRICK in the CITY'S ANNUAL CLEAN-UP DAY

Because the City tries to make money out of the garbage service, instead of encouraging cleanliness, the accumulations of waste material throughout the city created a fire hazard.

The danger of fire forced the City to do something; and something was done! The City planned an annual clean-up.

The Scavengers were asked to donate their fleet of trucks, their drivers and their gasoline; business men were asked to donate their trucks, drivers and gasoline and tons of waste

material which the citizens donated and piled in the streets were hauled away.

Land titles were not taxed a cent for this; but, any good done was reflected in higher rent. The rent thieves profited.

103. HIGHWAY MURDERS AIDED by SAFETY COUNCILS

Posterity will note that, in the publicity put out by our so-called Safety Councils relative to the frightful slaughter on our highways, the public's problem of financing the highways and the motorists' problem of financing their cars are utterly ignored. These Councils pay no attention, whatever, to the part our shortage of funds plays in this highway slaughter.

True, the Councils advise against driving antequated cars or with poor tires, faulty brakes, etc.

But the Safety Councils never consider the reason motorists lack safe tires, and often drive cars which are unsafe.

Posterity will note the millions of words we devote to the

The value of highways.

The rapidity with which good highways develop an area.

The rapid increase in the "land value" of these areas.

But it will search our publications in vain for discussions, or even references, to such subjects as these:

The sacrifice of highway safety to stretch the highway fund to provide more miles of highway to promote the interests of gamblers in land titles.

The fatal head-on collisions which occur because a white line (which is all we can afford, now), is not adequate protection against an opposing lane of traffic.

The lives lost because the highway toll of a quarter of a cent a mile (the gas tax) takes money the motorists need for new tires, better lights and brakes, glare-proof windshields, etc.

104. FALSE TEACHING in OUR HIGHWAY PUBLICITY

Even the organ of the California Highway Department and the organ of the Automobile Manufacturers Association boost the game of the gamblers in land titles who are bleeding us all. (See The **California Highway and Public Works** for September-October and **Automobile Facts** for September, both 1952. The comment in **The Forum** of Stockton, November 29, 1951. And this falsity by Franklin M. Reck in **Ford Times**, official trade publication on the Ford Motor Company:

Highways increase our national wealth
by increasing land values.

How red the faces of the Fords and others will be when the people find out how they are robbed and demand of these men that they explain their part in the circulation of untruths such as this statement by Franklin Reck. (See Secs. 37, 88 and 89.)

105. The BANDITRY of the PARKING METERS

Not content to make us pay them highway toll of a quarter of a cent a mile (called by them a gasoline tax), for driving on our public highways,, the rent bandits are now compelling us to pay for parking in our city streets—in some cases we are compelled to pay for parking our own cars in front of our homes.

In Stockton, the parking meter pennies amount to $200,000 per year—equivalent to a saving for title gamblers or 22¢ per $100 of their assessed "land value."

106. The OFF-STREET PARKING LOT TRICK

Retail merchants cannot survive, unless potential customers can find parking space within a reasonable distance.

To enjoy the privilege of doing business where there is ample parking space close by, a merchant must pay (in rent), what that privilege is worth.

Naturally, collectors of rent want others to provide the necessary parking facilities.

No matter who provides the parking facilities, the business man must pay his landlord (in his rent), for the privilege of enjoying these facilities. Even if the merchant provides the parking facilities, he must still pay his landlord for the privilege of taking advantage of the facilities he, himself provides.

The reason for this is that, if he refuses to pay extra rent for this privilege, some one else will bid the rent up and he will have to move.

A comparatively new trick is a city ordinance requiring those who put up commercial buildings to provide (under roof, or adjacent), enough parking space for those who may visit the building. This raises rents in that area.

Gamblers in land titles are enabled to sell at good prices the titles to the lots used for parking.

By putting parking meters on these lots, revenue is raised which lowers taxes and makes it easier for these gamblers to hold their remaining acreage till the titles will sell for more.

And men who think they are business men vote for this!

107. NATURE'S SOLUTION of the PARKING PROBLEM

Under Nature's plan we would have—

1. Free building sites.
2. All taxes on buildings abolished.

The result would be—

3. Capital would put up sky-scraper parking garages right down town and we could park our cars under a roof.

108. The SLUM CLEARANCE TRICK

The trick is worked by buying (cheap), titles to land in a slum area, or in the blighted fringe area and then getting the State of California or the Federal Government (neither of which taxes land titles), to put up money for the clearance program, which should include a huge housing project.

Out of sympathy for the poor slum people, public sentiment will favor low housing rates—so low the Government may lose money; but the gamblers in land titles will welcome that:

1. Because land titles will not be taxed to make up the deficit.

2. And, because the lower the housing rates, the more the tenants spend with the neighborhood merchants and the higher the title gamblers can raise the merchants' rent.

But these housing rates, low as they may be, will be too high for real slum denizens. They will move to some other slum.

Later, the gamblers in land titles can repeat this steal, at this other slum—chasing the denizens out of there.

109. LABOR UNIONISM IS a DEADLY SIPHON

The trick in this is that, because they do not understand the law of rent, the Labor Unions are ignorantly and innocently serving as a nation-wide siphon which is sucking money from the pockets of the masses (including their own members), into the pockets of gamblers in land titles.

It is doubtful whether the holders of land titles were smart enough to see how they could make money out of the workers' loyalty to their labor unions; but it is easy to see that it is the gamblers in land titles and not the members of labor unions who reap the benefits of labor unionism.

Membership in a labor union is not a productive act.

No wealth is produced when a city is unionized.

The extra wages unionists get must be earned by others who are, to that extent, robbed of their earnings.

To get these high wages, one mut be where they are paid.

And, to be there, labor unionists must pay holders of titles to land what the privilege is worth. (See Section 78.)

They do the work, pay the union dues and walk the union picket lines; but gamblers in land titles get (in extra rent), the lion's share of the union gravy.

It is easy to understand why the Press which suppresses the teaching set forth in these pages, encourages the unions.

110. The ESCALATOR CLAUSE MAKES THIS AUTOMATIC

The escalator clause in union labor contracts gears wages to the cost of living; so that wages are automatically raised when living costs rise. This makes the Union wage siphon automatic. No strike or bargaining is necessary.

But that isn't the worst of this crazy scheme; for the "experts" cannot agree among themselves regerding the manner of guessing at the cost of living! (See news of Jan. 29, '53.)

This is unscientific, unjust to the emyloyer (who gets no automatic increase in his income when his costs go up), and it will wreck society, because—

Our progress in the arts and sciences raises rents.
An increase in rent raises the cost of living.
This forces another increase in wages.
Because rent rises with our progress, this sets up a deadly spiral which will sooner or later bankrupt us all!

111. TRICKING the LUNCHEON CLUBS

The point here is that the Luncheon Clubs are tricked into a competition in good works to see which club can siphon the most money from the pockets of its members into the pockets of gamblers in land titles.

It is possible to trick them in this way, because they do not understand that the good they do is reflected in rent and that everyone in the community pays more rent because of the community service of the Luncheon Clubs; and this added rent enriches the few who live on rent.

112. TRICKING the BUYERS of THRIFT BONDS

The trick here lies in the fact that the money which thrifty people pay for United States Thrift bonds goes into the General Fund and is spent as fast as it is received. This means—

1. That it is siphoned (in the form of rent), into the pockets of rent-collectors.
2. That investors in these bonds cannot get their money back, unless and until, it is first taxed out of the public —including themselves—by selling them a new issue of government bonds.

113. THEY ALSO EXPLOIT the BUYERS of WAR BONDS

Gamblers in land titles also exploit the buyers of United States War bonds; for that money also goes into the General Fund and is also used to finance projects from which gamblers in land titles often get an interest return five, ten or twenty times as much as the buyers of these bonds!

And, in this case, also, the only way the Government can redeem these bonds is by taxing the necessary money out of the public—including the purchasers of war bonds.

114. THEY SIPHON OUT OUR SOCIAL SECURITY MONEY

Gamblers in land titles are able to exploit the Social Security Fund also; because this money is also spent as fast as it is paid in—and spent in ways which enrich title gamblers.

The only way the Government can make good its social security pledges in years to come, it to tax the necessary money out of the people—including those who have been paying for these social security benefits.

And, in the mean time, the taxpayers who put up the money to pay these benefits when they become due will have paid higher rent, because of the use to which their money is put.

Those who live on rent will have been enriched.

115. THEY MAKE a RACKET of OUR PENSION SYSTEM

Occasionally, a pensioner here or there may get a dollar dishonestly out of a pension fund; but that rarely happens.

The real thieves in the pension racket are the gamblers in land titles who steal our rent and then play politics to tax us to pension in their old age the victims they have robbed.

116. The PERCENTAGE LEASE the BIGGEST STEAL of ALL

This is a lease which starts with a flat sum which is large enough to protect the title-holder.

This amount is paid, if the business done by the tenant does not exceed a certain amount—and even if he does no business.

Then, for every dollar of **gross receipts** exceeding that sum, the landlord gets a percentage.

This makes the landlord a preferred partner in the tenant's business with a guaranteed percentage of the **gross receipts,** even when the tenant is losing money. But the landlord is not responsible for the debts of the business.

A landlord cannot justly claim more than his rent and the interest due him on his investment in his building. He has no right to take, in addition, a share of his tenant's wages or of the interest he is making on his investment in the business.

But this is what a percentage-lease landlord does.

Each dollar received by the tenant contains its portion of—

The tenant's expenses.

His wages as manager of his business.

The interest he is making on his investment.

Therefore, when the landlord takes a percentage of each dollar collected by his tenant, he gets a percentage of his tenant's wages and a percentage of the interest he makes on his investment in his business.

One lease the Author examined dictates the number of days the business may be closed—and graciously allows the tenant to close for three days, if his wife should die.

117. SOCIAL WELFARE a BILLION-DOLLAR RACKET

Everything good that we do and everything good in our dispositions and habits which helps to make this country a better place in which to live enriches by that much those who live on rent; and the more we do to improve conditions, the more they are enriched. (See Sections 78 and 111.)

For this reason, they insist that we organize a Community Chest and want us to give "till it hurts" to relieve the distress resulting from their theft of our rent, and the more good the Chest does with our donations, the higher our rent and the higher our living costs and the more a few men are enriched.

They want us to give to the Red Cross, also; and the more good it does, the more they are enriched.

They capitalize in the same way the need of crippled children, under-nourished children, homeless children, victims of polio, victims of tuberculosis, victims of cancer, victims of heart trouble, the blind, the disabled veterans, etc., etc. For each group, we are importuned to "give till it hurts."

There are not weeks enough in the year for the drives put on to urge us to give "till it hurts" (to enrich the parasites who live on rent.)

The schools are dragged into these contests and the social organizations, the luncheon clubs, etc. The teachers, society folk, the wives and daughters of business men are drafted to ring door bells and call people by telephone to get donations.

Members of craft unions are drafted, en masse, to donate labor to build, or repair, or paint churches, club houses, etc., to promote the public welfare (and enrich these parasites).

Business men are given honor badges, if they are successful in getting every one of their employes to give to these drives.

And the employes give "till it hurts." If not from charity, they give for the honor of the employer—or as job insurance.

The papers are worked for free space to publish the names of the business men who win these pats on the back.

No matter what the motive—charity, club prestige, or just cold-blooded advertising—those who live on rent are enriched.

118. EVEN GOVERNMENT ECONOMY IS a TRICK

Those who live on rent are enriched by economies in government; but for many of us conditions are made worse.

1. If a teannt has a lease, he must go on paying the same rent he paid before. He gets no reduction in rent.
2. If conditions are improved by the reduction in taxes,* or if people think conditions will be better, rents will be higher; and the rent-collector profits two ways:
   a. By the money the reduction in his taxes saves him.
   b. By the increase in his rent-collections.

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*A reduction in taxes is not likely to improve business conditions, because the Government will spend less; but, if people think conditions will improve, they will bid rent up.

119. NATURE'S CURE for CROOKED POLITICS

Wages and interest must be earned.

Rent is determined by the conditions in the area.

By playing politics to control conditions affecting the rent in which they are interested, men are now siphoning money (in the form of rent), from our pockets into theirs.

By claiming the rent for the public treasury and insisting that collectors of rent "put it in the till," as honest collectors do—that is, that they pay in to the public treasury the rent they collect, playing politics will be made unprofitable; for, then, men can get only wages and interest. These have to be earned. They cannot be got for nothing. (See Section 33.)

120. "LADY NICOTINE" THEIR MOST CRUEL COLLECTOR

Because nicotine is habit-forming, the cigaret tax racket is, of all tax rackets, the most cruelly efficient.

"John Barleycorn" is an efficient collector; but Lady Nicotine" breaks them in younger. And from all, male, female, the very young and the very old, rich or poor, refined or uncouth, she demands strict punctuality. Her devotees pay taxes "on the job"—taking time out, anywhere, anytime, to light up.

They even take time out when dying to make donations to the pension fund of gamblers in land titles. (87 and 92)

The 1952 cigaret tax in California amounted to $4.05 per tick of a clock ticking seconds, days, nights and holidays.

121. WHAT the "EMANCIPATION" of WOMEN MEANS

Naturally, the gamblers in land titles who are stealing the lion's share of our product want us to work all the time.

This is why so many plants work two, or three, shifts—and still do not make a decent return on their capital.

There was a time in the long ago, before men found they could live without working by stealing our rent, that men could support their families—and larger families than ours—with their own hands; because it was not thought proper for women to go outsid e the home to earn money.

Now, women are "emancipated" and free to neglect ther homes to help their husbands support the family.

Now, the rent-thieves take so much of our product that it often takes a man and his wife to support a small family.

This in spite o fthe fact that some of these women optrate machines which produce enough to support several families.

122. The FALSE TEACHING of OUR BIG FOUNDATIONS

The Ford family of automobile fame has set up a foundation with an endowment of five hundred million dollars, which the Fords are using (ignorantly), to impoverish the motorists on whom they depend and to enrich gamblers in land titles.

Their radio programs, **"The People Act."** diverted attention from the study of our social problems; by blaming racial friction on the intolerance of the Whites, they planted the seeds of resentment and violence; and, by that much, the influence of their Foundation was subversive.

The record shows that each of the three Foundations which have been asked by the Author for help in teaching Nature's own social system have refused him aid. These are the John Haynes Foundation, the Cecile de Mille Foundation (dedicated to the recovery of our political rights!), and the Ford Foundation, which is pledged to assist—

"Significant contributions of world peace."
Contributions to "A world of law, order and justice."
"Allegiance to the principles of freedom and democracy."
And "The economic well-being of peoples, everywhere."

This is exactly what the Author teaches; but—

"Without reflection upon his work," the Ford Foundation refused to aid the Author in teaching the philosophy of peace set forth in these pages. The reason given is that the Author "operates as an individual." And yet that is the only way a scientist can operate. (See Sections 5, 6 and 7.)

The only way a firm, corporation, association or Foundation can promote a science is by supplying necessary finances—which is exactly what the Foundation was asked to do.

123. MUST THEY GET the APPROVAL of "the JONESES"?

Their refusal is significant!

If a Foundation with an endowment of five hundred million dollars cannot help an applicant until he is approved by "the Joneses," what hope is there for humanity!

This is the more serious, because what is offered in these pages is not a concoction of human opinion. It is a fundamental law of nature.

Since April 6, 1943, it has been impossible to find anyone who will challenge the teaching set forth in these pages—not on any point!

The TRICK in RURAL ELLECTRIFICATION, etc.

The federal money which goes int rural electrification, aid to schools, roads, farming, etc. is not taxed against land titles; but gamblers in land titles are enriched by the resulting increase in "land value."

124. On the AVERAGE, a LIVING IS ALL WE CAN EXPECT

Those to whom a location is worth most offer the highest rent. The best offer is accepted.

If conditions improve so that we can pay more, rent is bid up and we must meet this bid, or move.

This meass that, if rent goes into private pockets, the financial benefits of our progress is absorbed in rent by the collectors of rent, and we get what we had before—a bare living.

125. WHY WE RIDE to and from WORK in AUTOMOBILES

We are very fond of boasting of our high standard of living.

Instead of boasting, we should be ashamed! The reason for this will be clear to those who understand why so many of our workers ride to and from work in automobiles. Here it is:

1. Our factories cannot recruit enough workers from the population which lives within walking distance,
2. To operate successfully, the factory management must have the employes present on time each day.
3. That is accomplished by paying workers a wage high enough to make it possible for the workers to ride—and adding this cost to the price of the product—that is, to our cost of living.
4. The higher the wages, the more people will crowd into these districts and the higher the workers' rent goes.
5. The bigger these industrial districts, the keener the competion and the harder the industrialists strife to cut costs by means of improved machinery.
6. The more efficient our machinery, the larger the output per man and the more the rent-thieves can steal without arousing a popular protest.

126. The PPROPER TEST of a STANDARD of LIVING

Posterity will be amused by our boasts about our high standard of living; because Posterity will know that the proper test in this matter of living standards is not how high is the standard, but do the workers get ALL they produce.

If a people does not get the full value of its entire product, its standard of living must be described as a slaves' standard.

Whether it should be listed as a high or low standard for slaves depends upon the percentage of their product which the slaves get for themslves.

Considering the enormous amount of wealth we produce, per man, our present living standard in the United States (1953), is disgracefully low.

We produce so much, now, that those who live on rent must be continually finding new ways to take from us all that can

be taken from us without bringing on a revolution.

Posterity will think we should be smart enough to know that with our methods and machinery, we could have a standard of living much, much higher than our highest—and take half, or more, of our time for play and travel—working only now and then, between vacations.

127. The LONG WAR of STOCKTON and the BAY over RENT

For fifty years the Bay Cities of California prevented the authorization by the Congress of Stockton's deep-water channel to the sea; because the Bay did not want to share with Stockton the rent involved in the ocean freight business.

But, fearing Stockton would vote for a city electric plant, the Chicago owners of the Stockton electric franchise lined up the national utility lobby for Stockton's channel bill and got Stockton's bill through Congress and Stockton used up her bonding capacity by bonding for deep water, instead of issuing bonds to build a municipal utility plant.

128. OUR CIVIL WAR (1860-65), WAS FOUGHT over RENT

Our civil War between our states in 1865 was fought over the question whether the British or the New Englanders were to get the rent rake-off from the cotton industry of the South.

Then our power (water power), was all in New England.

The Southern cotton had to go there to be processed—or had to go to Old England.

New England title-holders wanted the rent paid by cotton mill hands paid to them in New England.

To protect New England rent-collectors the New Englanders got a high tariff law which denied the South free trade with Old England and forced her to sell cotton in New England;

As long as New England believed the North could win without a fight, New England threw anti-slavery agitatirs in jail, lest they disturb the rental market by offending the South.

But, when it was seen that the South would fight, the doors were thrown open to the Abolitionists and theatrical troupes were recruited to tour the Northern states, playing "Uncle Tom's Cabin" and arousing the war spirit.

129. SO WERE the WORLD WARS FOUGHT over RENT

World War I was fought over the question whether the commerce of Europe should center in Great Britain, where the British collect the rent, or in Germany, where the Germans collect the rent.

World War II was fought over the question whether the commerce of the Eastern Hemisphere should center in Berlin and Tokyo, where the Germans and the Japanese collect the rent, or in London, New York and San Francisco, where the rent is collected by our title-holders.

The Korean War is being fought over the question whether Russia shall be permitted to break through, there, to share in the trade of the Seven Seas, or be barred, from the Pacific as she has been barred from the North Sea, the Mediterranian and the Indian Ocean.

130. OUR FIRST TARILF "PROTECTED" ALL OUR CITIES

At first, when this coddling of rent-thieves slowed up business at home and threatened the rent-collections of the parasites who the suck the life blood of Business and Thrift, our bright boys in the government passed tariff laws to shut out competitive goods from abroad*—with these results:

1. Low-priced goods are excluded.
2. We have to buy the higher-priced American goods.
3. This provided more jobs at better wages.
4. This improvement in business keeps rent up.
5. But high rent and high wages mean high living costs.
6. Collectors of rent absorbed the financial benefits of the "protective tariff;" we had a bare living, as before.

In all parts of the country, those who lived on rent shared in the benefits of the "protective" tariff, which was in reality a huge government siphon which sucked money (in the form of rent), out of the pockets of the masses into the pockets of collectors of rent in the "protected" areas.

Their theft of our rent has slowed up business at home.

They are seeking foreign trade to keep their rents up.

Their meddling abroad has got us into a series of wars.

They need allies and the reciprocal tariff is their means of getting these allies.

This also explains lend-lease and other aids to foreign governments; and it explains the subsidies given foreign manufacturers to enable them to finance their attacks upon our home market.

The Reader will understand that lowering the tariff to let in goods from another country as a means of getting the trade of that country builds up the imports at our ports of entry—Boston, New York, Philadelphia, New Orleans, Stockton, San Francisco, Portland and Seattle.

☞To get the full significance of this betrayal of the taxpayers of this country, the Reader must remember that land titles are not taxed a cent to raise the millions going overseas.

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*Under Nature's plan we would have free trade for two very good reasons:

1. No one could keep any of the rent; so he would not be interested in controlling trade or any other activity.
2. All would live on wages and interest and would know that the more others make, the more we can sell them.

131. The UN IS an ANTI-CLIMAX in DEMOCRACY

Posterity will laugh at our faith in the United Nations—
Under the flag of which we are to fight.
In the councils of which our citizens have no vote
and do not even have the right of petition! (How
Posterity will know that the purpose of having a super gov-

ernment is to get away from the meddling of the people.

How otherwise, could the UN spend our money and spill our boys' blood anywhere in the world without consulting us?

Posterity knows that that is why we have the city-manager form of government, by which the control of our city affairs was taken away from the people. It will think we should know better than to think that a Super Government would be content with less freedom than a city council!

How could they "contain Russia" behind the Yalu River, if they had to abide by a "horse and buggy" Constitution. (See Section 124.)

132. WE in THIS COUNTRY FACE an ALARMING CRISIS!

We are crushed by constantly increasing taxes.

We are threatened within by Communism.

We are threatened without by Russia.

The United Nations cannot defend us from Communism or from Russia.

Russia is organizing the Orient against us.

If war comes it will be a war between the Orient and the Occident—that is, a racial war.

This war might last five hundred, or a thousand, years.

It could easily destroy civilization.

133. NATURE POINTS the WAY to NATTIONAL SAFETY

a. Nature's Answer to the Threat of Communism

Posterity will think we should know—

That the Communists cannot change the laws of nature.

That they cannot interfere with any of Nature's processes.

That Communism is dangerous only to opinions.

That if we build upon natural law, it can't hurt us.

Posterity will know that the Communists are powerless to upset our work based upon the sciences; and it will blame us for not being smart enough to erect our social system upon the secure fundation of natural law so that it would also be secure against the attacks of Communists.

b. Nature's Solution of the Problem of War.

The history of our frontier settlements proves that Nature's cure for war would be as effective as it is simple. Here it is in nine words:

Deny men rent and limit them to wages and interest.

See Sections 30, 31 and 32 for the story of our frontier settlements and the reoson why they had harmony and cooperation throughout their early years.

c. Nature's Solution of the Problem of the Races

We know from the analysis set forth in these pages that, to solve the race issue, we must deny men rent.

Then no man would hold more land than he used.

Then, all unused land would be unclaimed, free land.

Then, the races could indulge their racial prejudices by living apart.

However, as each would want the trade of the others, each would respect the prejudices of the others; and their commercial selfishness would guarantee harmony and cooperation.

134. IT IS TIME to TRY NATURE'S PLAN for SOCIETY

All our government agencies, from our lowest local boards to the Council of the United Nations, are based upon opinions.

If we have conflicting opinions, we count the Ayes and the Noes and accept the most popular opinion as correct.

There isn't a government, or a government agency in the world which is on speaking terms with any basic principle of public welfare or of social justice.

135. WE NEED a DEPARTTMENT of INTELLIGENCE

Army men know the importance of having a dependable department of intelligence.

Once the people realize that, by resort to natural laws, they can have the blessings of the American Way of Life, regardless of their morals—just as, by making use of other forces in nature, they got the conveniences of the modern shop—without waiting for men to improve their morals, and without restraining them, they will entrust their interests not to politicians, but to scientists and the natural laws of the social field.

136. THIS IS a SAFE INVESTIGATION, POLITICALLY

It would be good politics for Congress to set up a committee to investigate the quest on whether—

There are laws in nature which are to society what the laws of physiology are to the body, what the laws of botany are to a tree, and what the laws of physics are to an automobile; and whether we can, by resort to these laws, have good social conditions regardless of our morals, as we have good automobiles and good airplanes regardless of our morals.

137. THIS PLAN CAN BE ADOPTED WITHOUT a VOTE

This is a problem in natural law.

No legislation is needed; no vote need be taken.

All we need is scientific interpretation of the Bill of Rights.

When this document is scientifically interpreted, it serves our purpose exactly—just as it is. Not a word nor a comma need be changed!

Its ban against the taking of private property for public use can stand as it is.

Private property need not be taken.

The rent is enough for all public purposes.

And rent is public property—ready and waiting to be taken.

As it is public property, no one can offer any reasonable objection to our making it. (See Section 54.)

138. RENT WOULD BE SUFFICIENT for ALL OUR NEEDS

The Reader who is uncertain on this point can easily satisfy himself by considering these facts:

1. It is unreasonable to suppose that the necessary cost of

any government* can ever be more than it is worth to the people living under that government.

2. The people will always pay to live under a government what the conditions maintained, there, are worth.
3. The rent paid for the privilege of enjoying the opportunities provided and maintained by public money will finance the operating expense of the government.
4. The rent paid for the privilege of enjoying the opportunities provided and maintained by private money will be available for new capital investments, such as new schools, parks, etc.

There are no emergencies in nature; so no provisison need be made for emergncy expense. However, if a bad fire should occur, or any other excuse for doinb so, the Government could always borrow on its rents-collectible.

*When Greed, Pride and Ambition are enlisted as police officers to keep the peace, at home and abroad, we can dispense with our costly and ineffectvie efforts to maintain peace—and save billions of dollars

139. RENTAL REVENUE SHOULD BE PROMPTLY SPENT

A reduction in the taxes levied on land titles reduces the portion of the rent which reaches the public treasury—and forces us to pay more taxes to balance the treasury books.

Therefore, efficiency and economy in government—providing it does not impair the public service and lower rent—siphons more of our money into the pockets og gamblers in land titles.

Even if the public service is impaired, the tenant tied up by a lease must continue his payments into the pension fund of the gamblers in land titles.

If the economy is wise and actually improves conditions, two things happen:

1. Taxes on land titles are reduced and those who live on rent are enriched.
2. Our rent goes up; and those who live on rent are still further enriched. (How Posterity will laugh at our demand for government and our slavish consent to go without public service to keep taxes down!) (See 139.)

However, reductions in government spending are not likely to improve business conditions. As a rule they hurt business.

This is why it is that, under Nature's plan, the Government is required to spend its revenue as quickly as it can find a wise use for it. The rent is the public's wages and interest and we have a right to demand immediate payment of our claims.

It is as silly for us to clamor for government economy as it would be for the employes of a private employer to demand that he save his money by withholding our wages.

140. RENT INCREASES WITH OUR NEED for REVENUE

Just as a child's legs grow stronger with the increase in the weight of the body they must carry; so does the rent of a community increase with its need for more streets, more schools, more sewers, etc.

As more and more schools, parks, playgrounds, stores, theaters, churches, factories, etc., are provided, rent rises to provide revenue for more improvements to generate more rent for still more improvements.

Under Nature's plan there will be no limit to our progress.

141. LAND TITLES WOULD NOT BE DISTURBED

Those who bought land because they wanted to use it would still have their land—and would have more freedom than they have, now, in the use of it.

They were satisfied to exchange their money for the title to the land they wanted. Their money has long been gone. It will still be gone; but they will be satisfied; for they did not want to sell, they wanted to keep the land.

142. WHAT about THOSE WHO LOSE CHANCES to SELL?

Let the man who had a chance to sell his land title for, say, $10.000 and who lost that chance because the adoption of Nature's plan destroyed his "land value," enter on his books a debit, charging the people $10,000 for that lost opportunity.

Later, when he finds a piece of unclaimed land which is as good, or better, than the one he had and wants it, let him take possession and begin paying the rent.

As he gets possession (and gets a title), for nothing, let him enter a credit on his books, crediting the people with $10,000 for that opportnity. This would balance and close the account.

143. The GOVERNMENT WOULD NOT OWN the LAND

The Government would have no power to decide—

Who can have land.
What land he may have.
How much land he may have.
How he shall improve it.
To what use he may put it.
Or what rent he shall pay.

The Government would not accept bids for the land.

It would receive the rent when it is turned in—and that is all it would do. A cashier in each city hall and one in each county courthouse and a few bookkeepers could do the work of the Treasury Department at all government levels.

144. PUBLIC OPINION WOULD ENFORCE COLLECTIONS

In every case, the rent payment would be a matter of public record; so that anyone could find out whether the holder of a land title paid the rent he should—and paid it on time.

Public opinion would enforce proper payment.

It would even prevent men from paying too much in the hope of being thought a super-patriot.

Paying too much would tend to run the neighbors' rent up.

Paying too much would get one in bad with his neighbors.

145. WE WOULD DEVELOP the LAND AS WE PLEASE

The community plan would not be outlined in advance by a planning commission—there would be no planning commission.

It would be developed, day by day, in the light of that day

And the plan would be changed every year, every month, every week, every day (or oftener), any way the people decided to change it.

There would be no master plan, drafted by theorists to which the people would be required to conform.

Instead the people would develop the community plan to fit them, just as they grow skins to fit them.

The people could make any change, any time—provided only that they pay the cost of tearing down and rebuilding.

146. TITLE-HOLDERS ARE LEGAL RENT-COLLECTORS

Holders of title to land are the only ones who can give legal receipts for payments of rent.

In the case of office buildings, hotels, apartment buildings, etc., they can easily collect our rent when they collect the wages and interest due them.

They are also interested in getting government protection for their title-rights.

It is right that they should pay for this protection.

This situation can be met by an agreement between the government and the title-holder, under which—

The Government is obligated to recognize, register and protect the land title and the holder's title-rights, so long as the rent is kept paid up.

And the title-holder is obligated to pay the rent due at the site covered by the title—

Whether the rent is owed by him.

Or by by his tenant—that is, by occupants of his building.

No formal contract would be needed; for the land title would be an implied contract, for the reason that the title would be void, if the rent were not paid.

147. SELFISHNESS WOULD GUARANTEE COLLECTIONS

The owner of an office building would have two reasons for seeing that his tenants paid the rent they would owe society:

1. The title to the lot on which the office building stands would be forfeited, if the rent were not paid. Hence, if his tenants did not pay it, he would have to pay it to save his building.
2. The owner of the building would know that (since all taxes would have been abolished), he could not expect the City to provide him fire and police protection, unless the City got its rent.

The situation would be the same in the case of a private residence, except that there would be no tenants.

For this reason, the selfishness of the building owner would crease in salary at any time; because—

guarantee the collection of the public revenue.

Not only would our revenue be collected (every dollar); but it would be collected without a cent of cost to the city.

148. SELF-INTEREST WOULD INSURE US a FREE PRESS

No one would get any rent; so no one would be interested in controlling conditions affecting rent-collections.

No one would try to control the elections.

Therefore no one would try to control the news.

We would have a really free press and free radio.

And really free schools.

We would have a really democratic government.

139. GOVERNMENT WOULD THEN BE a SIMPLE MATTER

With Mother Nature serving on the local police force and as an internationad peace-maker, there would be little for the Government to do.

Here is the outline.

In an incorporated area, the city hall is the home office.

In unincorporated areas, the court house is the home office.

The county is a branch office of each of its cities.

The state is a branch office of each of its counties.

The federal government is a branch of each of its states.

The federal budget is apportioned among the states in proportion to their rent-collections.

The Federal Goversment files a requisition with each state for that state's part of the federal expense.

Each state includes this requisition in its budget and apportions its budget among its counties in proportion to their rent-collections.

Each county includes this requisition in its budget and then apportions its budget—

1st. Between its incorporoted and unincorporated areas.

2nd. It apportions between its cities in proportion to their rent-collections that portion of its funds belonging to the cities.

The cities collect in their areas and remit to the County the amount asked by the County.

The County collects in the unincorporated area and remits to the State the amount asked by the State.

The State remits to the Federal Government the amount asked by it.

The County has for itself, what is left of the collections in the unincorporated area, after remitting to the State.

Each city has for itself what is left of its collections, after remitting to the County.

Except as above, no budgets are made up.

150. SALARIES WOULD THEN BE VERY MUCH HIGHER

Under present conditions it is difficult for teachers, firemen, policemen and other public employes to get salary increases.

1. Their salaries would be paid out of the rent.
2. People have to pay their rent, in any case.

3. Rent is the money we earn by being good citizens.
4. It is public money. Our share of it will not be paid us.
5. The only way we can get our share of the rent is in the form of tax-free service and free opportunities.
6. Paying it to the teachers, firemen and police help us both by helping to finance the public service and by providing payrolls to finance market opportunities.
7. We are benefitted. Instead of adding to our cost of living, these increases in these salaries help us.

151. LET'S STOP the RUSH and LIVE for a CHANGE!

In this age of automatic machinery we cannot possibly eat or wear, or use in any way, all we can produce; and we can't sell it all to people who are impoverished by taxation.

We have put up with this for 160 years; and we are getting a constantly diminishing proportionate share of our product.

Why this awful rush to produce, **produce, PRODUCE!**

If we got what we produce, we could take it easy.

Why work ourselves into early graves in an effort to produce more than we can use!

It's time to forget about production for a while and give some attention to the matter of getting what we produce.

152. NO NATION WOULD ATTACK ITS BEST CUSTOMMER

We need not fear to be the first nation to adopt Nature's plan. We would be the richest nation and the world's best customer. No nation would attack its best customer. Others would envy us and follow our example.

Gamblers in land titles in other countries would not dare ask their people to fight us! That would cause a revolution!

■

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