

when asserted by the people. If the landlord should object to giving up the rental value of his land for public use, let the people answer: "Your deed does not, and cannot, fix the amount of your taxes; and you, in purchasing the right of possession, were bound to know the law which gave the people a right to increase your taxes to the full rental value of your land; besides, you do not produce the rental value which you collect from your tenants, and you have no moral right to it, while the rental value which we demand from you is produced entirely by the general industry and enterprise of the whole people, and as a matter of natural justice, as also by the law of the land, it belongs to us."

Could demonstration go further than the highest courts of our nation have gone in maintaining and proving the right of the people to take for public purposes the rental values which they create?

### LAND VALUES OF FARMS AND CITIES

The value of all farm land in the Pacific and Mountain states—California, Oregon, Washington, Idaho, Nevada, Arizona, New Mexico, Utah, Colorado, Montana and Wyoming, with a total area of 1,117,220 square miles, was less (in 1910) than the land value of New York City.

The value of all farm land in the South Central States—Kentucky, Tennessee, Alabama, Mississippi, Arkansas, Louisiana, Oklahoma, Texas, with a total area of 609,255 square miles, was less (in 1910) than the land value of New York City.

### SOUTH AMERICA

Events move rapidly in the progress of Single Tax in South America. Since the article on page 180 was printed there have been several interesting developments.

The Argentine National Government has decreed that no more public lands shall be sold. The decree affects some 200,000,000 acres. The Government has also instituted proceedings to recover lands obtained by fraudulent representations to the Department of Lands.

In The Argentine Province of Mendoza, the Radical Party took part in the Municipal elections in the Capital city, Mendoza, on a Single Tax program, and won the election. Since that event the new City Council has introduced a Single Tax Budget for application to the year 1918.

In Rio Grande do Sul (Brazil,) we have the extraordinary case of the Municipality of Garibaldi obtaining the regime of the Single Tax, by a cooperation of the State Executive in disregard of the letter of the Constitution, the same Executive actually advising the remaining Municipalities of its action, and tacitly inviting them to follow the example of Garibaldi.