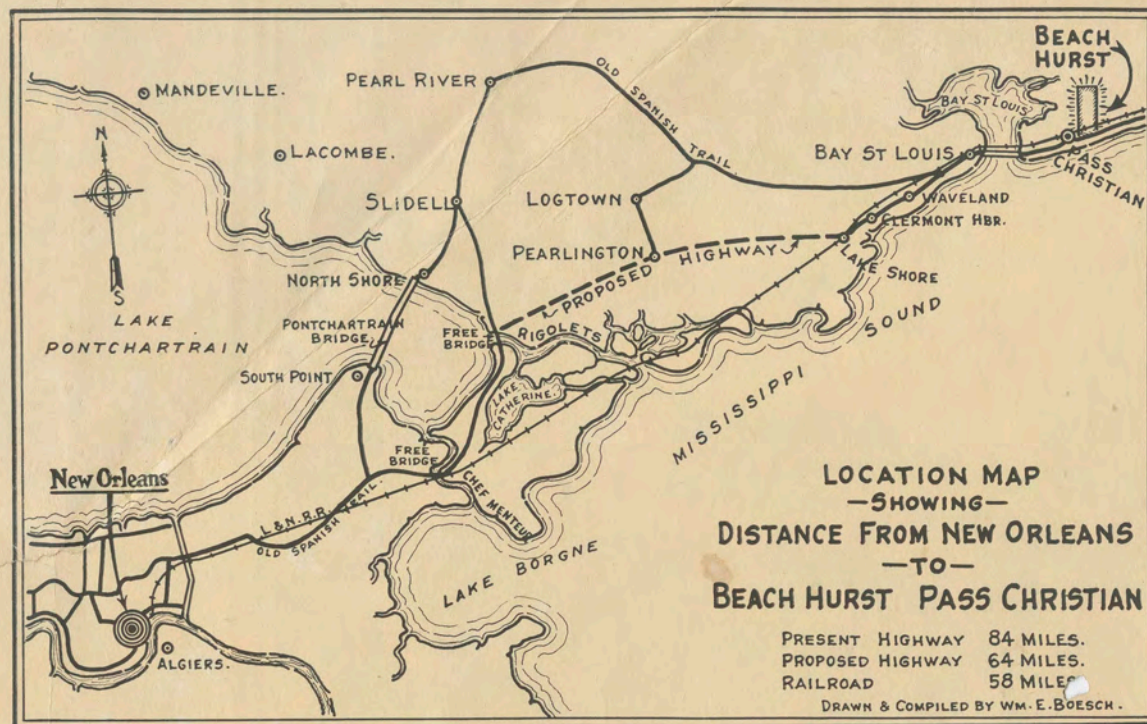




Beach Hurst

—By the Gulf

Pass Christian
Mississippi



PASS CHRISTIAN

has long been recognized as the "Beauty Spot" of the Mississippi Gulf Coast. Its advantageous location; its lovely homes; its beautiful trees, flowers and drive-ways; its sloping sand beach; the blue waters of the Gulf; the invigorating salt sea air—all contribute toward making this an ideal place to live.

For years, Pass Christian has been the home of cultured people of means, who have found this a most pleasant place to live the year-round. Close enough to New Orleans (only fifty-eight miles) to run in daily for business or pleasure—and especially well located for enjoying out-door sports at all seasons.

Fronting on the beach, on the eastern edge of Pass Christian—at one of the highest and most beautiful spots to be found anywhere along the entire Gulf Coast—is BEACH HURST—By the Gulf, an exclusive residential park that offers attractive restricted homesites with city conveniences and advantages.



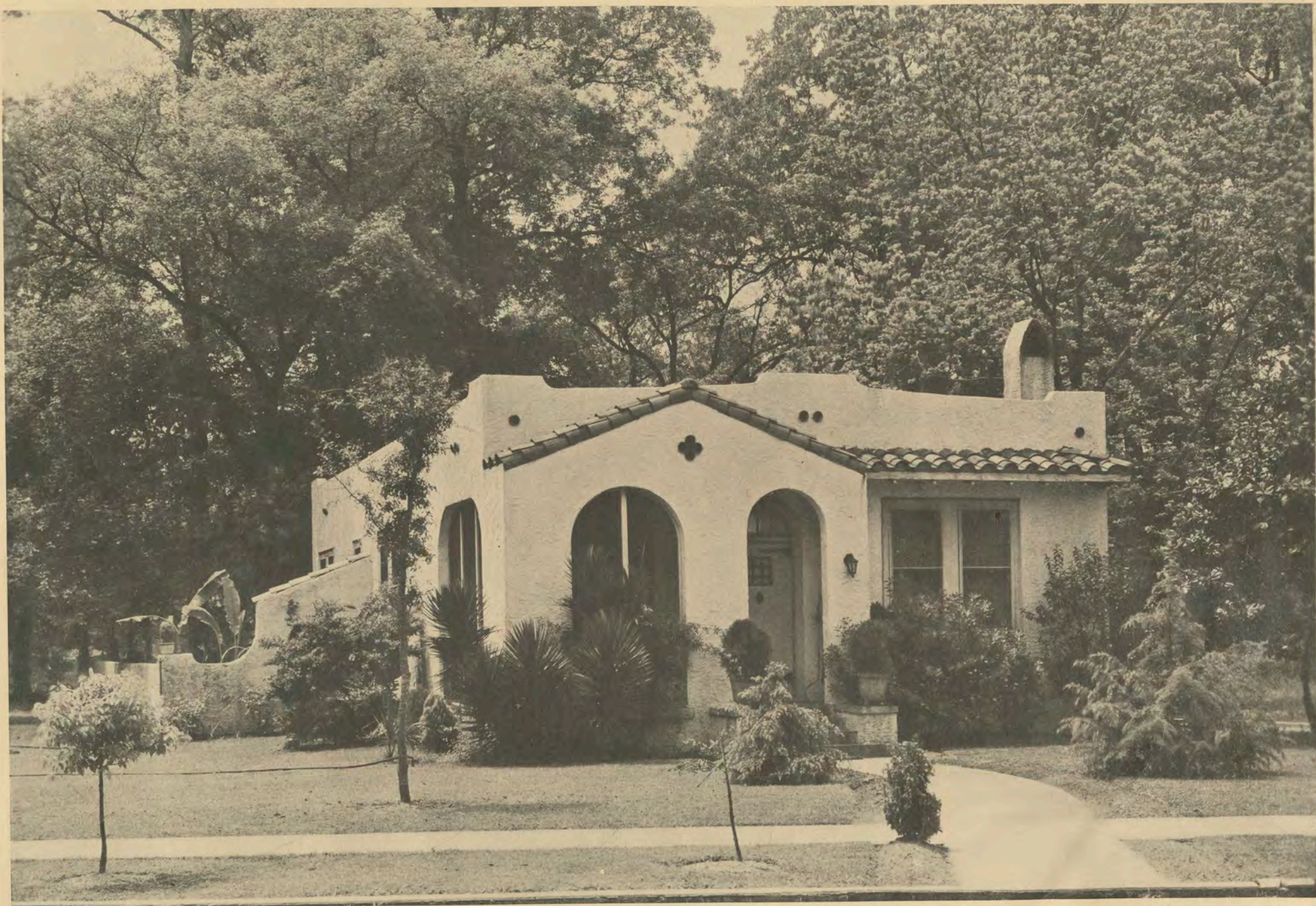
A majestic setting of live oaks gives added charm and dignity to the home of Mr. J. F. Galloway in Beach Hurst—By the Gulf.



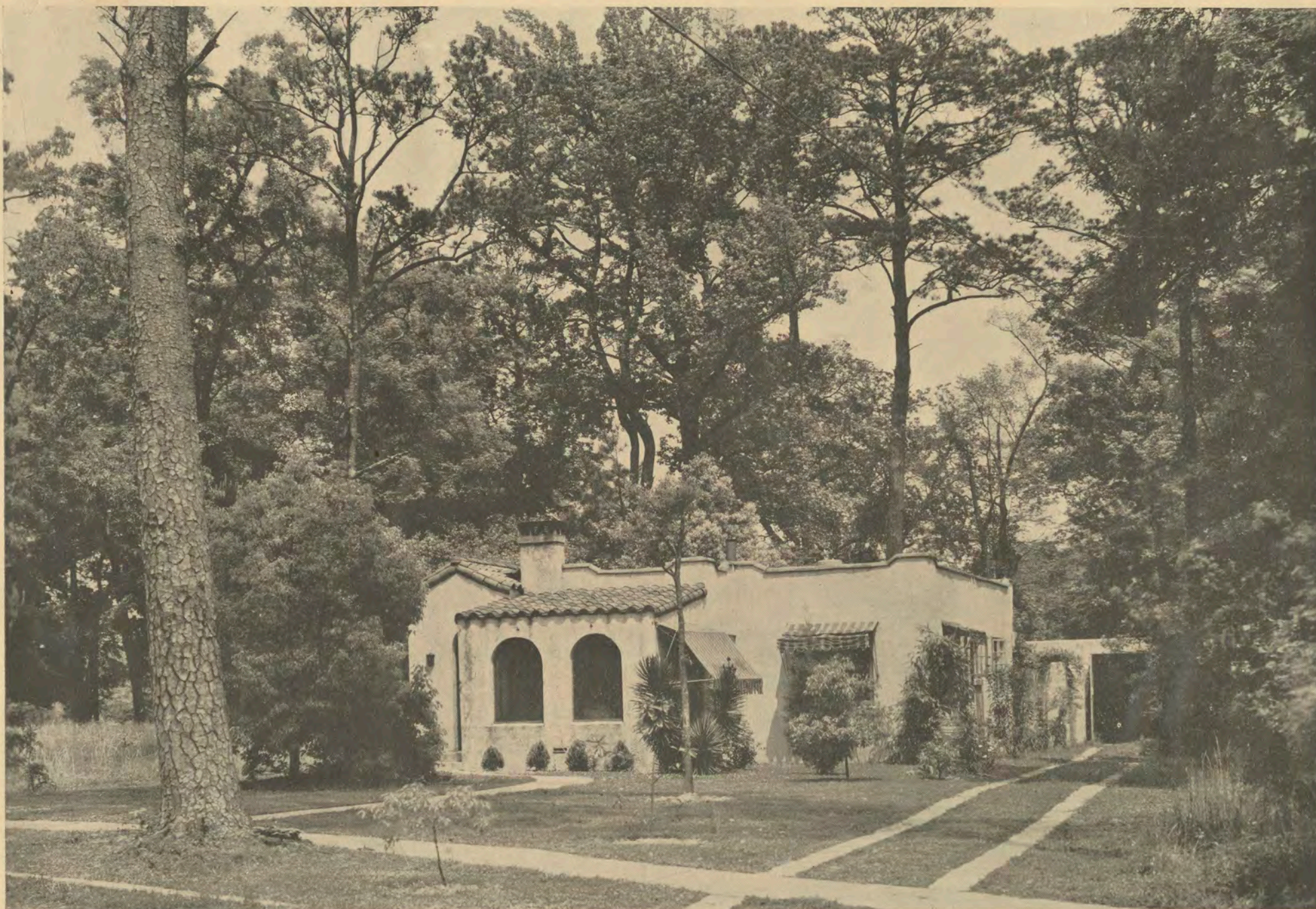
Nature has indeed provided a charming setting for the French-provincial type home of Mrs. Miriam K. Lindauer in Beach Hurst—By the Gulf.



A view of the seawall and sloping white sand beach
directly in front of Beach Hurst—By the Gulf.



This modern Spanish-type bungalow, with its background of beautiful trees, is the home of Mr. M. Dreux Van Horn in Beach Hurst—By the Gulf.



Where the ozone from the pines mingles with the invigorating salt sea breeze, dwells Mr. Stanley Taylor in Beach Hurst—By the Gulf.



Can you imagine a more beautiful and restful spot than this for a home! Residence of Mr. H. W. Carr in Beach Hurst—By the Gulf.



Here are found conditions that promote health, happiness, and contentment for the whole family

Both old and young find real joy and pleasure in living on the Mississippi Gulf Coast. Outdoor sports — bathing, sailing, motor-boating, fishing, hunting, golf, tennis, motoring, horseback riding— can be enjoyed the year round; and the invigorating, salt-laden sea breeze mingling with the ozone from the pines makes eyes sparkle and cheeks glow with health.

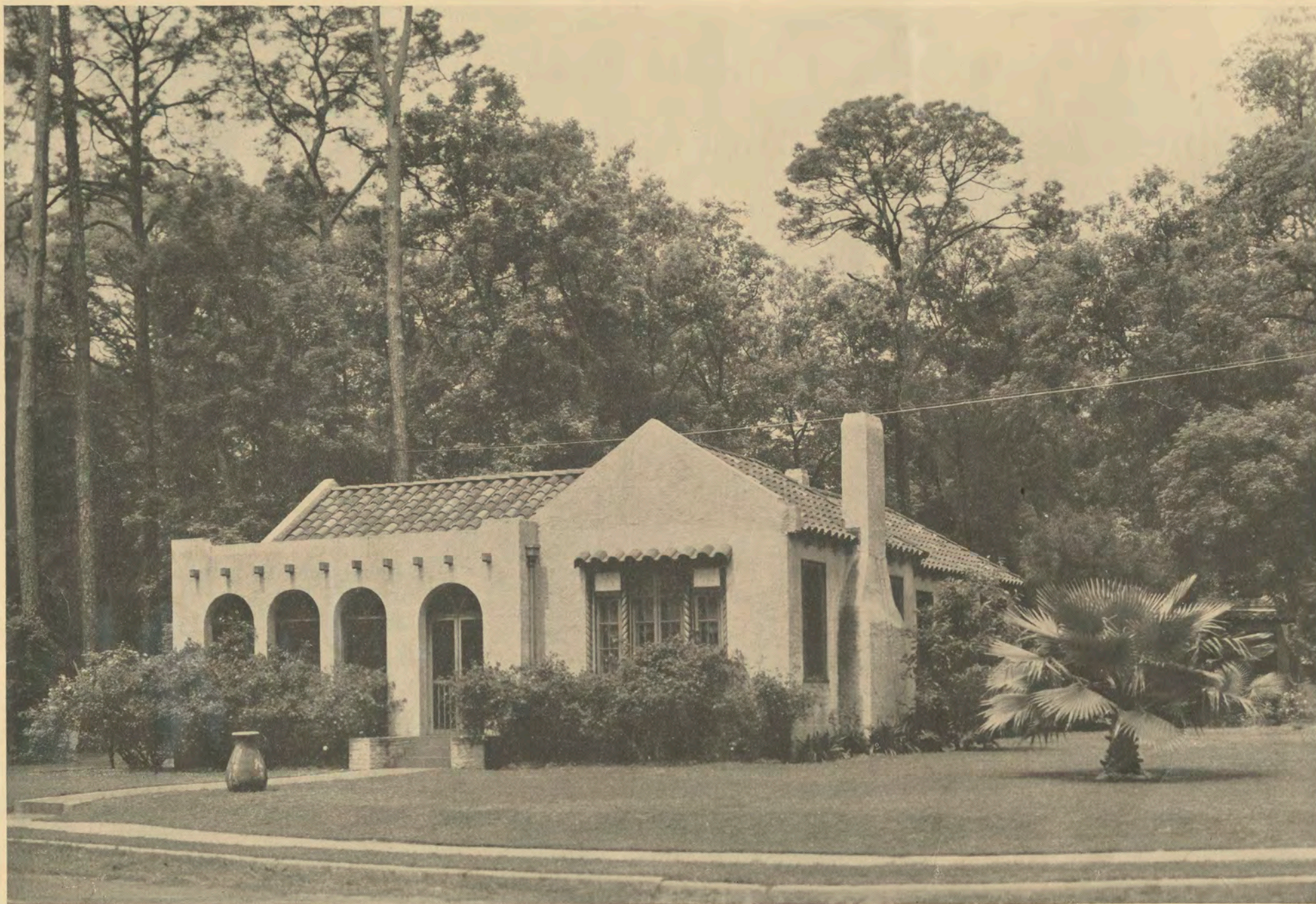
Residents of Beach Hurst—By the Gulf enjoy city conveniences, such as running water, electricity, gas, fire protection, telephones, paved and surfaced streets, sub-surface drainage, concrete sidewalks, etc.

The number of cultured, refined people who make their homes at Pass Christian provides a highly-developed social life — and your family living in Beach Hurst—By the Gulf would be assured of finding friends and neighbors who are congenial.

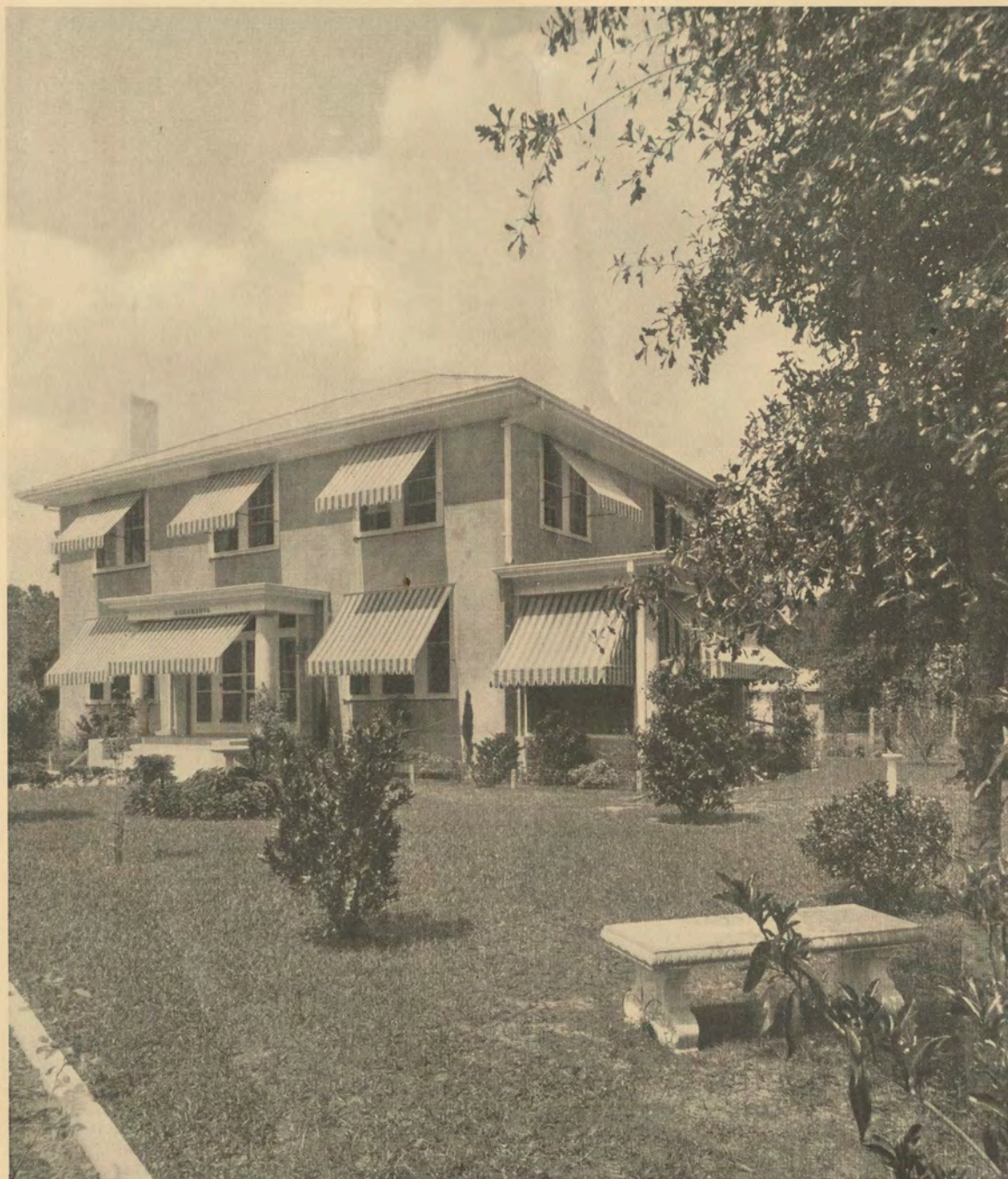
Public, parochial and private schools from the primary grades through college are close at hand.

In addition to rail and inter-urban bus service to points along the Coast, there is splendid low-cost commuter service over the L. & N. Railroad to New Orleans, which permits the business man to run in daily, if necessary; or his family to come in to shop, visit friends, pay social calls, or go to the theatre. The free highway bridges over the Chef and Rigolets and across Bay St. Louis, and the proposed short-line highway route from New Orleans to the Gulf Coast will shortly put Canal Street and Beach Hurst—By the Gulf less than two hours apart by motor.

For the successful business or professional man who really wants to enjoy life and give his family beautiful and healthful surroundings, with every comfort, convenience and social, recreational and educational opportunity — here, indeed, is the ideal location for a home—away from the noise, bustle and congestion of the big city, yet close enough to enjoy all of its advantages.



Pines and palms combine to make this attractive home-spot for Mrs. Jas. F. Turnbull on Japonica and Camelia Drives in Beach Hurst—By the Gulf.



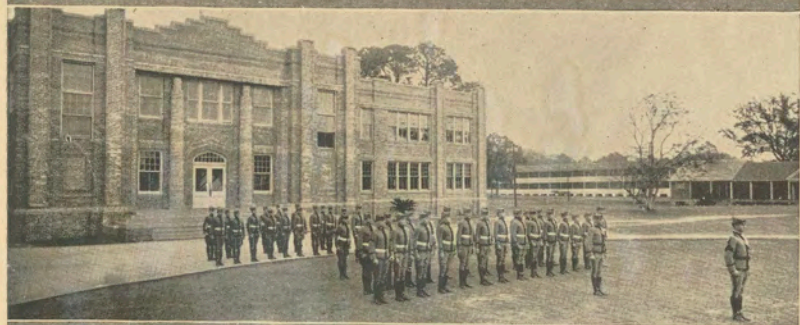
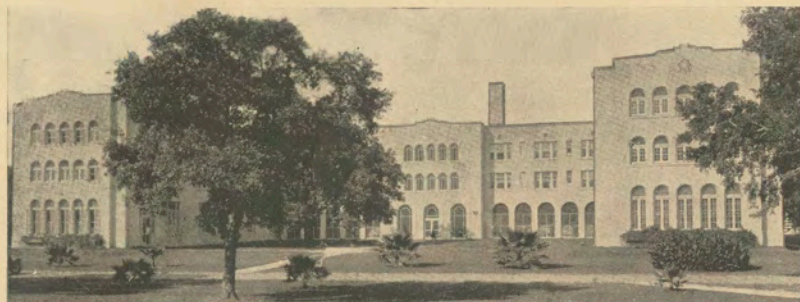
Mrs. Duncan Harding's attractive home and spacious lawn on Magnolia Drive in Beach Hurst—By the Gulf.



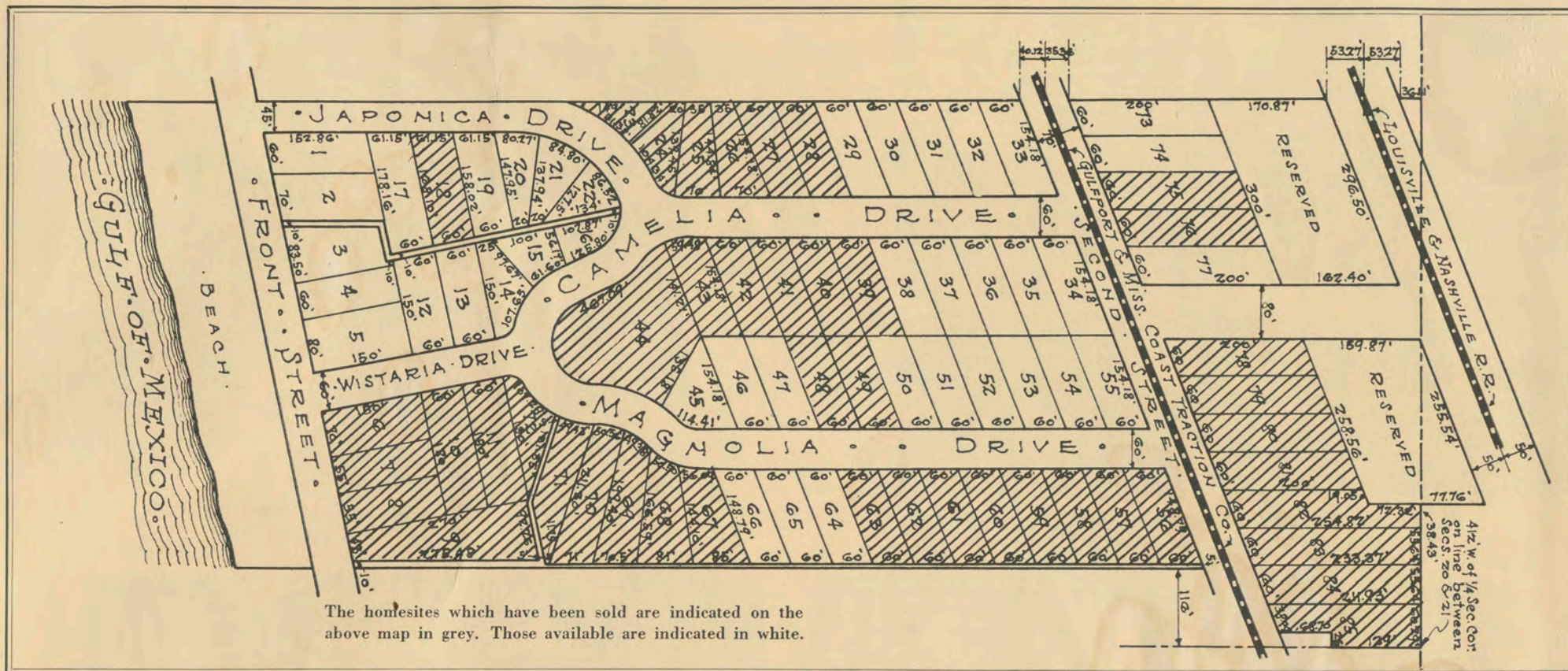
The tendency in American life today is to get away from the thickly populated centers—yet not too far away to enjoy big-city advantages and business opportunities. Business and professional men, with offices in New Orleans, find it most pleasant to reside in Beach Hurst—By the Gulf.

The L. & N. Railroad affords the lowest-cost commutation service to be found anywhere. On an annual ticket, it costs only twenty-two cents from Pass Christian to New Orleans, each way—just about what it costs the average resident of New Orleans to drive his car downtown to the office.

Two fine junior colleges (Gulf Park for girls, and Gulf Coast Military Academy for boys) are convenient for those who live in Beach Hurst—By the Gulf.



Bathing, boating, golf, fishing and other out-door sports are enjoyed by those who live in Beach Hurst—By the Gulf.



Beach Hurst—By the Gulf fronts right on the beach. The Beach Boulevard (Front Street on the map) is the main, surfaced scenic highway—a section of the Old Spanish Trail—that runs along the Gulf Coast from Bay St. Louis to Biloxi.

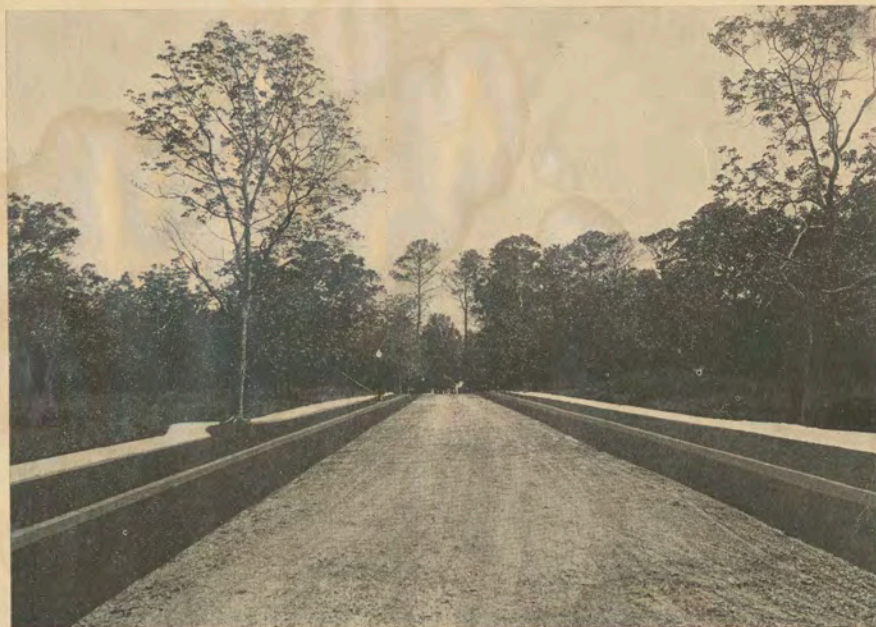
The map above shows the homesites now available, at prices which vary from \$10 a front foot and up. Each unit insures ample space for almost any size or type of home. Most of the available homesites have a 60-foot front.



Beach Boulevard (the Old Spanish Trail Highway) in front of Beach Hurst—By the Gulf.



Japonica Drive, looking from Beach Boulevard into Beach Hurst—By the Gulf.



Camelia Drive, looking from Second Street toward the Beach.



Magnolia Drive, looking from Second Street toward the Beach.

The homesites now being offered are along these drives.

Investors are Protected By These Restrictions and Reservations

The sale of each site in Beach Hurst—By the Gulf is made subject to the following conditions, restrictions and reservations, the observance and compliance with which constitute a part of the consideration for the transfer on the part of the Twin States Realty Company, Inc., for which the purchaser binds and obligates himself to comply with and fulfill for himself, his heirs and assigns forever, to wit:

No structure shall ever be erected on any site (other than site 44) in Beach Hurst—By the Gulf, Pass Christian, Miss., except a bona fide residence and necessary outbuildings for occupancy by one family, guests and servants, and only one residence shall be located on a site at one time, and there shall be a set-back of 20 feet from the property line. Space between the residence and the front line of the site shall be used solely for lawn or garden purposes, where the planting of trees and shrubbery will be permitted. The only encroachment upon this 20 feet reserved will be steps or terrace leading to said residence.

The entire tract is plotted and dedicated solely for residential purposes, with the exception of site

44, which may be used for hotel, apartment or residence. No duplex apartment house, or similar building shall be erected on any of the sites, with the foregoing exception, nor shall any of the sites be used for commercial purposes of any character whatever, nor in any manner to create a nuisance.

No property shall be sold, leased, transferred, donated, willed or assigned to a negro or negroes or to persons of African descent, nor ever be used or occupied by such person or persons, except when in the employ of a bona fide resident or owner. This restriction bears on all sites and is established to create a uniformity in use and ownership so as to avoid conflict.

No building shall be commenced until plans and specifications thereof shall have been submitted to and approved by the architect or other experts designated by the Company. Minimum cost of structure to be erected on the sites will be \$4,500 to \$10,000, according to location.

This property is free from all encumbrances and title to same is guaranteed and bonded by Union Title & Guaranty Co. of New Orleans, La.



JAMES F. TURNBULL
DEVELOPING AGENT