

# CENSUS OF AGRICULTURE—NEW JERSEY

297

**STATE TABLE 5.—FARM MORTGAGE DEBT OF FULL OWNERS AND OF PART OWNERS: 1910 TO 1940**

[Data for 1940 and 1930 relate to April 1; for 1925 and 1920 to January 1; and for 1910 to April 15]

ITEM	REGARDLESS OF ADDITIONAL LAND OWNED					NO ADDITIONAL LAND OWNED <sup>1</sup>	
	1940	1930	1925 <sup>2</sup>	1920	1910	1940	1930
All farms operated by owners.....number...	21,370	20,771	24,535	21,869	24,133	16,470	(3)
Reported free from mortgage.....number...	8,535	9,316	(3)	10,000	11,983	7,374	(3)
Reported mortgaged.....number...	10,860	10,663	10,118	10,085	11,793	8,721	(3)
Proportion mortgaged.....percent...	50.8	51.3	41.2	46.1	48.9	53.0	(3)
No mortgage report.....number...	975	792	(3)	1,804	357	355	(3)
Farms operated by full owners.....number...	19,448	19,564	23,875	20,752	22,992	14,917	(3)
Reported free from mortgage.....number...	8,804	8,618	(3)	9,574	(3)	6,797	8,285
All land in farms.....acres...	479,809	496,162	(3)	(3)	(3)	348,515	459,446
Average per farm.....acres...	54.5	56.3	(3)	(3)	(3)	51.3	55.5
Value of farms (land and buildings).....dollars...	61,630,630	85,351,910	(3)	(3)	(3)	45,393,806	79,653,085
Average value per farm.....dollars...	7,000	9,679	(3)	(3)	(3)	6,679	9,614
Reported mortgaged.....number...	9,742	10,004	9,824	9,580	(3)	7,800	9,635
Proportion mortgaged.....percent...	50.1	51.1	41.1	46.2	(3)	52.3	(3)
With amount of debt reported.....number...	9,646	9,920	9,824	9,296	10,666	7,732	9,552
All land in farms.....acres...	548,310	595,525	555,515	(3)	(3)	431,981	565,896
Average per farm.....acres...	56.8	60.0	56.5	(3)	(3)	55.9	59.2
Value of farms (land and buildings).....dollars...	76,800,674	106,900,558	81,984,208	67,175,867	55,507,006	59,795,998	100,009,359
Average value per farm.....dollars...	7,952	10,776	8,343	7,226	5,204	7,734	10,470
Amount of mortgage.....dollars...	31,796,233	39,795,619	31,893,412	25,122,582	19,476,938	24,740,051	37,507,076
Average equity per farm.....dollars...	4,666	6,764	5,097	4,523	3,378	4,534	6,543
Average debt per farm.....dollars...	3,296	4,012	3,246	2,703	1,826	3,200	3,827
Ratio of debt to value.....percent...	41.4	37.2	38.9	37.4	35.1	41.4	37.5
No mortgage report.....number...	902	742	(3)	1,598	(3)	320	(3)
Farms operated by part owners.....number...	1,922	1,207	660	1,137	1,141	1,553	(3)
Reported free from mortgage.....number...	731	498	(3)	426	(3)	597	(3)
All land in farms.....acres...	70,586	(3)	(3)	(3)	(3)	55,419	(3)
Average per farm.....acres...	96.6	(3)	(3)	(3)	(3)	92.8	(3)
Portion owned.....acres...	45,363	(3)	(3)	(3)	(3)	35,367	(3)
Average per farm.....acres...	62.1	(3)	(3)	(3)	(3)	59.2	(3)
Value of farms (land and buildings), total.....dollars...	7,637,380	(3)	(3)	(3)	(3)	6,017,695	(3)
Portion owned.....dollars...	5,618,696	(3)	(3)	(3)	(3)	4,443,991	(3)
Average per farm.....dollars...	7,686	(3)	(3)	(3)	(3)	7,444	(3)
Reported mortgaged.....number...	1,118	659	294	505	(3)	921	(3)
Proportion mortgaged.....percent...	58.2	54.6	44.5	44.4	(3)	59.3	(3)
With amount of debt reported.....number...	1,110	(3)	(3)	(3)	(3)	915	(3)
All land in farms.....acres...	125,437	(3)	(3)	(3)	(3)	102,222	(3)
Average per farm.....acres...	113.0	(3)	(3)	(3)	(3)	111.7	(3)
Portion owned.....acres...	79,200	(3)	(3)	(3)	(3)	63,777	(3)
Average per farm.....acres...	71.4	(3)	(3)	(3)	(3)	69.7	(3)
Value of farms (land and buildings), total.....dollars...	14,344,745	(3)	(3)	(3)	(3)	11,701,864	(3)
Portion owned.....dollars...	10,420,461	(3)	(3)	(3)	(3)	8,563,108	(3)
Average value per farm.....dollars...	9,388	(3)	(3)	(3)	(3)	9,359	(3)
Amount of mortgage on portion owned.....dollars...	4,748,240	(3)	(3)	(3)	(3)	3,892,555	(3)
Average equity per farm.....dollars...	5,110	(3)	(3)	(3)	(3)	5,104	(3)
Average debt per farm.....dollars...	4,278	(3)	(3)	(3)	(3)	4,254	(3)
Ratio of debt to value of portion owned.....percent...	45.6	(3)	(3)	(3)	(3)	45.5	(3)
No mortgage report.....number...	73	50	(3)	206	(3)	35	(3)
<b>RATIO OF OWNER-OPERATORS OWNING NO ADDITIONAL LAND TO ALL OWNER-OPERATORS IN EACH MORTGAGE STATUS GROUP</b>							
All full owners.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	76.7	(3)
Reported free from mortgage.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	77.2	(3)
Reported mortgaged.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	80.1	(3)
No mortgage report.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	35.5	(3)
All part owners.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	80.8	(3)
Reported free from mortgage.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	81.7	(3)
Reported mortgaged.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	82.4	(3)
No mortgage report.....percent...	100.0	100.0	XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX	47.9	(3)
<b>AGE OF OWNER-OPERATORS, BY MORTGAGE STATUS</b>							
All full owners.....number...	19,448	19,564	23,875	20,752	22,992	14,917	(3)
Reported free from mortgage.....number...	8,804	8,618	(3)	11,172	(3)	6,797	(3)
Under 25 years.....number...	52	42	(3)	81	(3)	39	(3)
25 to 34 years.....number...	393	374	(3)	605	(3)	326	(3)
35 to 44 years.....number...	1,113	1,240	(3)	1,809	(3)	689	(3)
45 to 54 years.....number...	2,178	2,221	(3)	3,114	(3)	1,695	(3)
55 to 64 years.....number...	2,356	2,513	(3)	3,064	(3)	1,948	(3)
65 years and over.....number...	2,316	2,023	(3)	2,206	(3)	1,735	(3)
Age not reported.....number...	396	405	(3)	293	(3)	265	(3)
Average age.....years...	56.1	(3)	(3)	(3)	(3)	55.8	(3)
Reported mortgaged.....number...	9,742	10,004	9,824	9,580	(3)	7,800	(3)
Under 25 years.....number...	91	67	(3)	156	(3)	72	(3)
25 to 34 years.....number...	652	941	(3)	1,341	(3)	536	(3)
35 to 44 years.....number...	1,826	2,851	(3)	2,565	(3)	1,458	(3)
45 to 54 years.....number...	3,171	2,993	(3)	2,679	(3)	2,552	(3)
55 to 64 years.....number...	2,440	1,906	(3)	1,828	(3)	1,948	(3)
65 years and over.....number...	1,225	984	(3)	867	(3)	979	(3)
Age not reported.....number...	337	362	(3)	144	(3)	255	(3)
Average age.....years...	51.3	(3)	(3)	(3)	(3)	51.2	(3)
All part owners.....number...	1,922	1,207	660	1,137	1,141	1,553	(3)
Reported free from mortgage.....number...	731	498	(3)	426	(3)	597	(3)
Under 25 years.....number...	10	(3)	(3)	(3)	(3)	10	(3)
25 to 34 years.....number...	45	(3)	(3)	(3)	(3)	32	(3)
35 to 44 years.....number...	118	(3)	(3)	(3)	(3)	99	(3)
45 to 54 years.....number...	215	(3)	(3)	(3)	(3)	175	(3)
55 to 64 years.....number...	202	(3)	(3)	(3)	(3)	164	(3)
65 years and over.....number...	112	(3)	(3)	(3)	(3)	94	(3)
Age not reported.....number...	29	(3)	(3)	(3)	(3)	23	(3)
Average age.....years...	52.6	(3)	(3)	(3)	(3)	52.7	(3)
Reported mortgaged.....number...	1,118	659	294	505	(3)	921	(3)
Under 25 years.....number...	11	(3)	(3)	(3)	(3)	9	(3)
25 to 34 years.....number...	86	(3)	(3)	(3)	(3)	74	(3)
35 to 44 years.....number...	244	(3)	(3)	(3)	(3)	195	(3)
45 to 54 years.....number...	396	(3)	(3)	(3)	(3)	334	(3)
55 to 64 years.....number...	242	(3)	(3)	(3)	(3)	198	(3)
65 years and over.....number...	91	(3)	(3)	(3)	(3)	72	(3)
Age not reported.....number...	48	(3)	(3)	(3)	(3)	39	(3)
Average age.....years...	49.3	(3)	(3)	(3)	(3)	49.3	(3)

<sup>1</sup>Differences between these totals and totals for farms regardless of additional land owned do not represent data for operating owners who owned additional land. Some operators did not make a report as to this item. <sup>2</sup>All 1925 data for mortgaged farms based on those reporting the amount of mortgage debt. <sup>3</sup>Not available. <sup>4</sup>Includes full owners whose mortgage status was not reported.