

Toronto, on Monday, February 10th, 1896, at 2 o'clock p.m.

The president, Hon. J. C. Aikins, having taken the chair, the manager, Mr. Black, acting as secretary, read the report and balance sheet.

REPORT.

The directors beg to submit the report for the year ending December 31st, 1895, and also the balance sheet certified to by the auditors.

The liabilities of the company have been reduced as follows: Deposits, \$51,747 16, - Debentures, \$18,815 76, - total, \$70,562 92, leaving the total indebtedness to the public \$425,827 38 at the close of the year.

Properties have been sold during the year amounting to \$84,498.88, on part of which losses have been made. Some of these properties were of an inferior class, on two of which the principal losses were incurred. It was thought better to sell than make extensive repairs which were necessary. An inspection of all properties sold was carefully made before the offers submitted were accepted. Cash payments have been made on all sales, and the balance secured by mortgage.

Respecting properties in possession of the company upon which rents are being collected, it has been thought advisable to continue to deduct all charges for taxes, repairs, insurance, etc., from the rents, and not increase the amounts charged against the properties.

The gross income of the company for the year from interest and rents amounts to \$55,542.99.

Respectfully submitted,

J. C. AIKINS,
President.

Toronto, January 20th, 1896.

BALANCE SHEET.
Assets.

| | |
|--------------------------------|----------------|
| Dec. 31, 1895— | |
| Mortgages and accrued interest | \$960,128 14 |
| Real estate | 136,164 59 |
| | \$1,096,292 73 |
| Cash on hand | 713 15 |
| Cash in banks | 1,451 36 |
| Furniture and fixtures | 550 00 |
| Sundry accounts | 632 56 |
| | \$1,099,639 80 |

Liabilities to Shareholders—

| | |
|------------------------------------|--------------|
| Dec. 31, 1895— | |
| Capital stock | \$600,000 00 |
| Reserve fund | 40,000 00 |
| Contingent fund | \$56,534 57 |
| Surplus profits | 3,047 11 |
| | \$59,581 68 |
| Less directors' and auditors' fees | \$ 1,410 00 |
| Written off | 24,359 26 |
| | \$25,769 26 |
| | 33,812 42 |
| | \$673,812 42 |

Liabilities to the Public—

| | |
|---------------------------------|----------------|
| Deposits | \$113,664 96 |
| Debentures and accrued interest | 312,162 42 |
| | 425,827 38 |
| | \$1,099,639 80 |

PROFIT AND LOSS ACCOUNT.

Dr.

| | |
|--|-------------|
| Dec. 31st, 1895— | |
| To interest on deposits | \$ 5,551 52 |
| Interest on debentures | 15,281 33 |
| Rents, salaries and current expenses | 5,721 95 |
| Income tax | 183 92 |
| Commission | 70 00 |
| Furniture account | 50 00 |
| Disbursements for taxes, repairs, etc. | 25,637 16 |
| Contingent fund | 3,047 11 |
| | \$55,542 99 |

Cr.

| | |
|-----------------------|-------------|
| Dec. 31st, 1895— | |
| By interest and rents | \$55,542 99 |
| | \$55,542 99 |

We, the undersigned, beg to report that we have made a thorough examination of the books of The People's Loan and Deposit Company for the year ending 31st December, 1895, and of the vouchers and securities, and hereby certify that the above statements are

strictly correct and in accordance with the same.

(Signed)

ROBERT SEWELL,
EDWARD B. FREELAND, } Auditors.
Toronto, January 20th, 1896.

The president, in moving the adoption of the report, said, "I may say that I can readily understand the anxiety which exists in the minds of the shareholders as to the value of their property in the company. The report gives such information as is generally presented in reports of a similar nature. You are aware that we have not paid dividends for some time, and I am sure you are anxious to know what the actual position of the company is. Your directors are here to give you all the information possible. We are large shareholders, and have friends who are also large shareholders, and there is nothing we wish to withhold from you; on the contrary, we desire to aid you in forming a correct opinion of the value of your interests in the company."

The president then entered into a full analysis of the company's assets and liabilities, and satisfactorily answered the questions asked by the shareholders.

From his remarks the shareholders ascertained that the company has comparatively little unproductive property on hand, and relatively few unrented houses.

The president then moved the adoption of the report, which was seconded by the vice-president, and unanimously adopted.

It was moved by John Wood, and seconded by Terence Jones, that the thanks of this meeting be and are hereby tendered the president, vice-president, and directors, for their careful management of the affairs of the company for the past year, and that the sum of \$1,500 be granted to them for their services, to be divided amongst them as they may decide. Carried.

Moved by John Stark, and seconded by A. V. Delaporte, That the thanks of the meeting be tendered to the auditors, Messrs. Freeland and Sewell, for the satisfactory manner in which they have conducted the audit of the books and accounts, and that they each be paid the sum of \$175, and that they be re-appointed for the coming year. Carried.

Moved by H. C. Stevens, and seconded by M. Shewan, That the meeting now proceed to elect by ballot seven persons to act as directors of the company for the ensuing year, and that Messrs. Geo. A. Boomer and John Stark do act as scrutineers for the ballot, and that the poll be closed when five minutes shall have elapsed without any vote being recorded, and that the scrutineers report the result to the meeting. Carried.

By the unanimous vote of the shareholders the following gentlemen were re-elected: Hon. J. C. Aikins, Dr. James Carlyle, John Aikins, Frederick W. Walker, Dr. J. C. Patton, Bernard Saunders and F. J. Dunbar.

At a meeting of the directors held subsequently, the Hon. J. C. Aikins was elected president, and Dr. James Carlyle vice-president.

S. W. BLACK,

Manager.

LONDON MUTUAL FIRE INSURANCE COMPANY.

The annual meeting of the London Mutual Fire Insurance Company was held at the headquarters of the company, London, Ont., on Wednesday, Feb. 5th. The attendance of stockholders was large. President Robson was in the chair.

In opening the meeting, the president referred to the absence of Mr. Macdonald, the manager, owing to the death of his wife. He was sure that the members felt the deepest sympathy for Mr. Macdonald in his sad loss. This was the 37th annual meeting of the company. The year has been most successful, and financially was \$19,000 ahead of last year.

The reports were of a very interesting character. They showed first of all that the company stands upon a firm basis, and is enjoying continued success. The fire inspector's report made it apparent that the chief causes of fires to-day are defective flues. Other causes were "hired man shooting sparrows" and "hired man smoking." The reports were as follows:

REPORT.

Your board of directors have the pleasure of laying before you the thirty-sixth annual report of the affairs and doings of the company, and refer you to the appended tables, which have been carefully prepared by the respective offi-

cials of the company, and examined and vouched for by Mr. John Overell, the company's auditor, whose duty it is monthly to prepare a detailed statement of the receipts and expenditures, and make a report to the board, so that the directors may, at a glance, discover any irregularities, should such occur, and have them rectified. This order of business your directors cannot but think will be satisfactory to the members. The statements being so full and comprehensive, it is unnecessary to dilate further upon them, excepting to note that the assets of the company have been added to during the year to the extent of \$18,895.04, which is a fine showing, and the unprecedented increase in business over the renewal of years is gratifying in the extreme, which shows that the confidence ever held in the stability of the "London Mutual" in its now old age is "as firm as a rock."

Policies—The total number of policies issued for the year was 7,456 on the cash system; 7,743 on the premium note system, and 1,357 on the general branch, making a total of 16,646, covering the enormous sum of \$21,521,414.99, which added to the amount formerly insured and yet in force, adds up to \$50,210,039.43, at risk; a larger sum than carried by any four other companies in Ontario, and nearly as great as any other company doing business throughout the whole Dominion of Canada.

Losses—A full report of the amount and manner of losses is given by Mr. Leitch, Sr., inspector of the company, showing that had it not been for the great conflagration fires in Toronto in the early part of the winter of 1895, a very marked decrease in the amount of losses, as compared with the year 1894 and the two preceding years, would have been the result. The claims paid for amounted to \$117,960.08; of these \$3,801.15 had been laid over from 1894 awaiting proofs, and \$114,158.93 for current losses, making the ordinary class \$105,029.22, and the general or yearly branch \$12,930.86.

Inspection—For the purpose of facilitating the investigation of losses it was found necessary to appoint an assistant inspector, and from amongst a large number of applicants, Mr. A. Ross McInnes was selected, and he has given satisfaction. It is hoped for the future that the two inspectors will be able to continue the inspection of risks with very little assistance from outside sources. The system of inspection, although somewhat expensive, has proved of good results. We have cancelled or dropped off on expiry a large number of risks, separating the good from the bad risks, and by continuing to make free use of the pruning knife the price of insurance will be very much reduced in the near future.

Cost of Management—It has been used as an argument by agents of other companies, particularly the small township concerns, that the expenses of this company have been excessive, and in order to set the matter right in this respect we have compiled from the reports of the several companies to the Inspector of Insurance of Ontario for 1894 the expense per policy of the "eight cash mutual companies," and find that the total expenses of management, which includes agents' commission, of these "eight companies," range from \$4.52 for the lowest, to \$10.39 for the highest, while the cost in the "London Mutual" has been only \$2.46; and in salaries the lowest of the same companies has been 89 cents, ranging up to \$8.36 for the highest, whilst the "London Mutual" only amounts to 64 cents. While seventeen of the purely mutual, or township, companies show for total cost of management from \$2.68 for the lowest, up to \$31.33 for the highest, and for salaries \$1.88 for the lowest, and \$22.81 for the highest. Compare this with the "London Mutual's" \$2.46 and 64 cents. These figures are correctly taken from official reports, and any of our agents will give the names and averages of each of these twenty-five companies on being requested to do so. Your directors have no intention to be invidious, but are forced to make this statement to show up the misrepresentations of rival companies.

Legislation—A very important meeting of officials of mutual companies was held at Guelph, recently, to meet by appointment J. Howard Hunter, Esq., Inspector of Insurance. The grievances which the companies complain of in the Insurance Laws, were laid before Mr. Hunter, and a committee was appointed to wait on the Government in order that the causes of complaint may be removed by legislation. It is to be hoped the Legislature may take some action of a remedial nature, for it is notorious that the present statutory conditions are defec-