

time been altered by the magnificence and magnitude of their buildings. The population of the city in 1800 was 9000, in 1825 it was 22,000, and in 1831, 27,937. The last census taken in 1887, added to the annexed ward of St. Gabriel shows the population now to be 200,000.

The Government takes a general census in every tenth year and the following are the figures since 1851, viz.:—

Census.....	1851	population.....	57,715
"	1861	"	90,323
"	1871	"	107,225
"	1881	"	140,727
Present population.....			200,000

The latter figures are very much underdrawn and do not include several large suburban districts which will likely be added to Montreal before the Government takes the census of 1891. The closest estimate of the city's population to-day puts it at 220,000.

The principal source of civic revenue is the tax levied upon real estate, and the following table shewing the assessable value of property within the city during the last seven years indicates the increase in buildings and values:—

1880.....	\$65,199,200
1881.....	66,483,810
1882.....	68,157,655
1883.....	70,478,380
1884.....	71,583,659
1885.....	72,877,834
1886.....	74,786,581
1887.....	104,758,512

In addition to this assessed value of real estate there is also in the city property of the value of \$17,117,340 exempted from taxation under the following heads:—

Government property.....	\$2,419,500
Corporation property.....	4,282,500
Seminary property.....	754,750
Churches { Catholic.....	1,462,000
{ Protestant	1,202,500
Personages { Catholic.....	279,500
{ Protestant.....	190,300
Benevolent { Catholic.....	4,464,690
Institutions { Protestant.....	1,289,100
Manufactories.....	772,500
Total.....	\$17,117,340

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