

difficulties, and disappointments—but a heroical and attractive work for the English labourer, yeoman, and gentleman.

2. This land itself is the custom-house from whose treasury the fund for all these preparatory works shall accrue; and this must be cared for, so that men of moderate capital may not be deterred by grasping demands, either in the price of land or the price of labour; nor, on the other hand, the labourer, by inadequate remuneration, be left without the hope of ultimately realising independence. Thus—

3. Not merely the man of capital in money, but of capital in energy and intelligence, and industry, must be aided and encouraged, out of his savings, gradually to become an independent freeholder.

We have adverted to the fact that Earl Grey, in his despatches to Lord Elgin, has again and again expressed his opinion in favour of enhancing the price of land, so as to cover the expense of preparation; and to the effect that, on such a principle, the price of mere land might be actually less than when sold in an unimproved state at a nominal price. The price of land in New Brunswick is at present two shillings and sixpence an acre; we shall show that it is for the interest of the British Government, as well as of the Irish emigrant; of the Provincial Government, and of the Colonists of every class, that this price be increased manifold; the enhanced price involving an immense revenue to the Colony, a comparative relief from all taxation to the settler, an attraction to the uneasy classes in England, Ireland, and Scotland, from the younger sons of the aristocracy down to the able-bodied poor; and, by reaction of agricultural production and commerce, a never-failing and ever-increasing market to the Mother-country.

The system of increasing the price of land, so as to cover the expenses of improvement and preparation, is no novelty. In the Australasian Colonies, the minimum price of twenty shillings an acre embraces a supply of labour, and other elements of social advancement; and various experiments have taken place, under the direction of public companies, with a still higher price and a higher scale of attraction. But the transition from the home system of leases and rents, to that of absolute freehold, to be purchased out and out, has been made too rapidly, whether as respects the accommodation to the yeoman, the profit to the Colonising body, or the progress and success of the experiment. The price called for was too heavy, even while it was inadequate—an apparent paradox, but a truth, the conviction of which must precede any successful exhibition of the great principle of preparation. In the last and pending experiment of one of the most prominent of the Antipodal Colonising Companies (to whose lands the tasteful pencil of Mr. Brees has given a drawing-room attraction) the price of land is fixed at £2 an acre, or £120 10s. for a property comprising sixty and a quarter acres, fifty of these being country land, ten close to the town, and a quarter of an acre within the town. Of this sum, three-eighths is expended in emigration, equal to about the passage-money of two adults, per property of £120 10s.; two-eighths in preparation, by roads, bridges, mills, &c.; one-eighth (of which one-third is to be an endowment in land) in educational and religious purposes; and the remaining two-eighths, or 25 per cent. (one-third also in land), goes towards