

from investments in such companies as aforesaid, shall be liable to be assessed."

"All personal property which is owned out of this Province, except as hereinafter provided."

"So much of the personal property of any person as is equal to the just debts owed by him on account of such property, except such debts as are secured by mortgage upon his real estate, or are unpaid on account of the purchase money therefor."

"The net personal property of any person; provided the same is under \$100 in value."

"The annual income of any person derived from his personal earnings; provided the same does not exceed \$700."

"The annual income of any person to the amount of \$400; provided the same does not exceed \$1,000." We notice that Harrison's notes in the *Municipal Manual* take a different view of the two preceding clauses from the manner explained by us in a former portion of this article. The real meaning is not altogether free from doubt, and it might be more prudent and satisfactory to follow the *Manual*, although we cannot see that the last section quoted above necessarily means *not to include* personal earnings. The *Manual's* view is that personal earnings up to \$700 are exempt, but if more, none of the personal earnings are exempt. That income from other sources than personal earnings up to \$400 is exempt, but if such income exceeds \$1,000, none is exempt. Thus a person whose salary was \$800 and who had an income from some other source, liable to taxation, of \$1,100, would have no exemptions whatever. On the other hand, if his income from each such source were \$100 less, he would be exempt the \$700 in one case and \$400 in the other, being a total exemption of \$1,100 out of a total income of \$1,700. The easiest way for the assessor is to prescribe the medicine to the capacity and comfort of the patient. Any who wish have power to waive their right to exemption on personal income.

"Rental or other income derived from real estate, except interest on mortgages."

"Household effects of whatever kind, books and wearing apparel."

"Vessel property of the following description, namely: Steamboats, sailing vessels, tow barges and tugs; but the income earned by or derived through or from any such property shall be liable to be assessed."

We unwittingly erred in the last sentence of the article on Justices of the Peace in last MISCELLANY, where we stated that Police Magistrates had no jurisdiction outside the limits of the town or locality for which they had been appointed. This holds good in a certain sense, as the authority of Justices of the Peace appointed by commission from the Crown is limited to the locality therein specified, but we should have noticed that by section 18 of the Police Magistrate Act, every such officer is *ex officio* a Justice of the Peace for the whole County or Union of Counties or District, for which, or part of which, he has been appointed. A Police Magistrate has therefore special powers given him by law in the locality where appointed, and in the remaining portion of the county he exercises all the powers of an ordinary Justice of the Peace.

COUNTY EQUALIZATION OF ASSESSMENT ROLLS.

The principal business transacted by a majority of county councils at their June sessions is the equalization of the various township, town and village assessment rolls, so as to ensure a just proportion of county rates being paid by all the local municipalities. Were all assessors equally careful to assess property at its actual value, or even at a uniform reduction from the actual value, there would be no need for the county to interfere. This, however, is notoriously not the case, as very great differences are found in the percentage of undervaluation by different assessors. Each municipality is seemingly striving to escape as lightly as possible in its share of county burdens, and this no doubt influences assessors to some extent. If no after revision of the various rolls took place, this state of matters would go from bad to worse. The law therefore provides for the revision by the county council. Different councils adopt different methods, as no hard and fast rules have been laid down for their guidance. The usual method is by the appointment of a committee composed of members who are supposed to have a good general knowledge of property in different localities. This committee look over the various rolls and select such properties as they think to be similar, and where assessor's valuations are found to differ, the differences are equalized by adding such a percentage to the rolls of those found lowest in value to bring them up to a common standard. It does not always follow that correct results are thus obtained, and frequently local municipalities have reason to complain, as such a revision at the best is but a partial one. Nor does it follow that a farm though equal in all other respects is of the same value in two adjoining municipalities, basing the value on its selling price. Real estate agents know well that it often happens that a property in one municipality will bring one third more at a sale than a similar property, situated it may be in a neighboring municipality. The wealth and general excellence of the settlement, roads, schools, markets, and even the character of the inhabitants, are all important factors in determining the value of any particular property, and it is not to be expected that any committee, in the limited time at their disposal and by a cursory glance over a number of assessment rolls, can always strike the happy medium, let their intentions be ever so impartial. Again some county councils adopt in township revisions an acreage system—grouping certain townships in classes according to their situation and general excellence, the total acreage being, say for the highest group \$6 or more an acre, the second group \$5, and so on down to the lowest for poor townships remotely situated. Towns and villages being equalized at a rate on their population at so much per head as taken from the voters' list. It has been found that the system of acreage has resulted in "land slides" in many townships, as the years pass by the quantity of land returned on the rolls becoming beautifully less.

The Municipal Act also provides for the appointment by the county council of valuers to assess the whole real property of the county for county purposes on similar lines