## RAILROADS

## ADIAN PACIFIC HICAGO EXPRESS

The Canadian. EAL ... ... 8.45 a.m. O ... 7.45 a.m.

# EXHIBITIONS

Toronto \$13.35 QUEBEC. 1, 2, 3.... 30, 31, Sept. 3, 4....

SIDE EXCURSIONS

nd Return \$9.35 and Return 8.80 Return 8.50

st 28, 29 and 30. Return limit Septem-

or Street .....†9.00 a.m., \*9.05 p.m.

ugh Parlor and Sleeping Cars. Daily ex. Sunday. \*Daily.

LONIZATION EXCURSION,

e-Ontario Shore Line

Trenton, Brighton, Colborne, Port Hope,

wmanville, Oshawa, Whitby. Leave

James Street Phone Main 8128
Place Viger and Windsor Street Stations

D TRUNK RAILWAY

TRACK ALL THE WAY

real 9.00 a.m., arrives Toronto 4.30 p.m.

treal 11.00 p.m., arrives Toronto 7.30 45 p.m., Chicago, 8.40 p.m. Club-Com-

Cochrane, Haileybury and other points

und Trip from Montreal. er 1, 2 and 3 . . . . . . . . . \$4.90 30, 31, Sept. 4 and 5 . . . . . . \$6.55

-MAINE COAST-THE ISLANDS.

, CONN. .... \$9.00 ...... \$9.60

28, 29, 30; valid for return until Sept.

Tickets are good for two months.

22 St. James St. cor. St. Francois Xavies —Phone Main 6905

Findsor Hotel ... Uptown 1181 onaventure Station ... Main 8221

ugust 24.—It became known that all

th American and Oriental trade are

y are to be bought with the direct

ing American exports to the warring

explained in administration circles two classes of contraband, the abso-

nditional, and that foodstuffs were

raband only where they obviously

d as extremely unlikely in admin-that the activity of private capital

reeks will modify the present lan to

,000,000 in the initial purchase of ident indicated that he expects the

Bill to pass Congress within three

NDER STARS AND STRIPES.

igust 24.—The Government has be

ited States Steel Corporation, United

nd Standard Oil Company that they

ir ships under American flag under ng home registry to foreign built

gust 24.—A capture off the Brazil-

New York to Brazil by the Brit-

was reported to the State D American Consul at Rio de Janei

advises the capture of the British

German cruiser Dresden, also of

e from a very early period in the preceded the outbreak of hostil

Hyades en route from Rosario

reported to the State De-

AMERS CAPTURED.

r belligerent armies

ernment purchased ships would be

SEEKERS' EXCURSIONS. lickets to Western Canada, via Chivery Tuesday until October 27th, at

TRADE LIMITATIONS.

Tourist Fares—Through Service

side Excursions

from Montreal to:-

2.1.

....\$10.00

\$10.50

t 25; returning September 4, 1914.

ing Car Montreal to Toronto daily.

real--Toronto--Chicago

TERNATIONAL LIMITED.

la's Train of Superior Service.

m., Chicago 8.00 a.m., daily.
ROVED NIGHT SERVICE.

ETTLERS' EXCURSIONS

ORONTO EXHIBITION.

5, 6, 7, 8, 10..... eturn limit, Sept. 15, 1914.

QUEBEC EXHIBITION.

ırn limit, September 7, 1914.

and 9 ..

New Ontario st 25, Return, Sept. 4.

TO TORONTO.

TICKET OFFICES:

Benjamin Gleckman sold to J. Alexandra Bemer and others lots 1019 and part of lot 1020, St. Louis Three Rivers class fare. Going, August 26. Return ard, measuring 42 feet by 70 feet, with buildings class rare. Going, August 20. Actum t 31. one Third: Going Aug. 24, 25, 27, 28, 22, on in St. Dominique street, for \$23,000. Aug. 81, 1914.

John Pratt sold to Alfred Thodored Holland lots 13-205 and 306, parish of St. Laurent, measuring 50 fest by 76 feet, with Nos. 3343 to 3353 Greenshield ie, for \$14,000.

VOL. XXIX. No. 93

REAL ESTATE

on Bourgeois sold to the Brothers of the Schools lots 750-7 and 8, St. Louis ward,

reaux sold to Mayer Rostentzvieg lot and 233a, Cote St. Louis, measuring 52 ft. by 78 twith buildings thereon in St. Dominique street,

nan schools for 180-7 and 8, St. Louis was tring 47 feet by 187 feet, with buildings thereo tarlo street, for \$28,250.

## NOT MUCH BORROWING ON LIFE INSURANCE POLICIES

Canada Life State that They are Making Very Few Loans to Their Policyholders.

ulet owing to the European situation, and many towing were borrowing money on their poll- the results of the business for 1912 and 1913; des, it was stated at the office of the Canada Life to-day that business had been even better than usual, and there had been very little borrowing on policies, no more loans being made than usual.

## OFFICERS ONLY ARE TAKING **OUT INSURANCE POLICIES**

Most of the Privates Find it Hard to Get the Necessary Extra Premium of \$50 and Many Have Family or Relations.

Almost all the policies which have been taken out by members of the overseas contingent have been taken by the officers of the various regiments, was nent made at the offices of the different companies doing business in the city.

Although the premium of fifty dollars is an exbeedingly moderate one in the opinion of most insurlace men, and one that hardly covers the risk involved, yet few have taken advantage of it. The reaon given for this is that many of the men, going, are unmarried and do not feel that they have any with any one company, as every company is limit-ing the amount to five thousand dollars. It is felt

The French Embassy confirmed the reports of the ness with those going to the front.

# ANNUAL REPORT OF NEW YORK CASUALTY COMPANIES ISSUED Real estate deals formally registered on Saturday material eighteen. The largest, one for \$32,000, was its transfer from Oddon Buses so John A. Sullivan of \$15-265, St. Jean Esptiste, measuring 30 feet by 139 feet, with the buildings thereon described as Nos. pif, 1313 and 1322 St. Hubert street.

the Year, but the Net Surplus Funds
Show Decreass.

(Exclusive Leased Wire to The Journal of Commerce New York, August 24.—Part three of the annual report of the State Insurance Department issued to-day by Superintendent of Insurance Hasbrouck, covlion dollars, but the net surplus funds of all com-panies decreased from \$35,326,994 to \$33,304,511, showing a loss of over two million dollars.

The valuations of the bonds and stocks owned are fixed in accordance with the departments appraisal of same and are thus placed upon uniform basis. The audit of the statements has been most carefully made particular attention having been given to the elimination of all assets of doubtful character or worth and proper re-adjustment of liabilities has been made in all cases where deemed necessary and justifiable. In veral instances the result of regular departmental examinations made as of December 31 have been substituted in place of companies' returns; this, for the eason that such examinations are in the nature of things much more thorough than any mere office audit could be, and therefore more nearly reflect the actual financial condition of a company from a departmental standpoint.

A comparison of the figures contained in this vol-ume with those of the pamphlet of preliminary tables established by the department early in April last and though it has been said at the local offices of insurance companies that business has been mumber of material changes have resulted from such Although it has been said at the local offices of prior to the audit of the statements shows that a

Casualty, credit, fidelity and surety companies:

	Assets \$162,406,391	\$169,773,657				
	Reserves for unpaid losses 26,499,300	28,487,667				
	Unearned premium reserve 50,105,192	52,941,394				
	Other liabilities 12,132,371	11,939,810				
	Total liabilities except	20				
	capital 88,736,872	93,368,871				
•	Capital stock 38,342,525	43,100,275				
	Surplus 35,326,994	33,304,511				
	Premiums	122,430,764				
	Other income 11,174,181	13,966,770				
	Total income 122,125,574	136,397,534				
	Claims paid policyholders. 43,197,657	53,984,837				
	Shareholders' dividends 5,864,307	5,877,806				
	Expenses 60,029,009	68,657,791				
	Total disbursements 109,090,973	128,520,434				
Total and mortgage guarantee companies:—						
	Assets 52,410,263	99,684,805				
,	Liabilities except capital 15,906,861	46,723,447				
	Capital stock 19,759.271	24,834,400				
	Surplus 16,744,131	28,126,958				
	Surpius	10 001 005				

### CONFIRMS CAPTURE OF ZEPPELIN.

London, August 24.—The French Embassy issued need to provide for anyone in case of their death. the following statement relative to the battle in Bel-It is true that many officers have taken out poli- gium. "According to telegrams just received the but none of these have been for a large amount forces are in contact all along the line but neither

10,146,375

Ing the amount to five thousand dollars. It is felt that there is little profit in this business and soveral destruction of the German Zeppelin No. 8 on the American companies are refusing to write any business are refusing to write any business. This present and also confirms the capture of the gross rate, less the loading for expenses. This present and also confirms the capture of the gross rate, less the loading for expenses. This present and also confirms the capture of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. This present a supplier of the gross rate, less the loading for expenses. The gross rate is the gross rate, less the loading for expenses and the gross rate of the gross ra .. Gumbinnen in East Prussia by the Russians.

Mont. Lachine Land Syn., Ltd. .... 95 110

# Real Estate and Trust Companies

Quotations for to-day on the Montrea	l Real	Estate	Mont. Lachine Land Syn., Ltd	95
AMCORDING OF ALLOW HOLD AND ADDRESS HER	Bid.	Asked	Mont. Westering Land	
mode door madestee at he pe it it	120	1241/2	Montreal South Land Co., Pfd	40
monday montessessessessessessesses	200	201 82	Do., Com	10
Bellevue Land Co	80		Montreal Welland Land Co. Pfd	75
Bleury Inv. Co	97	1041/2		10
Caledonia Realty, Com	15	19	Do., Com	75
Can. Cons. Lands, Ltd	3	5	Mutual Bond & Realties Corp of Can.	76
	80	85	National Real Est. & Inv. Co., Ltd.,	
Cartier Realty	100	108	Common	10
		25	Nesbit Heights	50
Charing Cross Industrial, Com. 8 p.c.	14	73	North Montreal Land, Lt1	150
		19	North Montreal Centre	125
City Central Real Estate, com	151/4	881/2	Notre Dame de Grace Realty Co	102
		55	Ottawa South Property Co., Ltd	170
Cote St. Luc R. & In. Co	50	18	Orchard Land Co	100
C. C. Cottrell, Ltd., 7 p.c., Pfd	14	1381/4	Pointe Claire Land Co	125
	120	61.34	Quebec Land Co	1751/
Crystal Spring Land Co	60	95	Rivermere Land	65
Daoust Realty Co., Ltd	68	98	Riverview Land Co	100
	• • • •	39	Rivera Estates Co	
Dorval Realties, Ltd	30	102	Rockfield Land Co	25
	100	1091/4	Rosehill Park Realties, Ltd	15
	105	120	Security Land Co., Reg	75
	119		Summit Realties Co	491/
fort Realty	25	35 1/2 300	St. Andrews Land Co	74
	225		St. Catherine Rd. Co	• • • •
	100	118	South Short Realty Co	
Highland Land Co	45	64	St. Paul Land Co	650
mproved Realties, Ltd., Pfd	69	18	St. Denis Realty Co	75
Do., Com.	15 561/4	75	St. Lawrence Blvd. Land of Canada	100
Kenmon Park Co	70	79	St. Lawrence Inv. & Trust Co	85
Kenmore Realty Co	55	681/4	St. Lawrence Heights Ltd	
achine Land Co	121%	138%	St. Regis Park	95
and of Montreal	40	65	Transportation, Pfd	65
Landholders Co., Ltd	91	98	Union Land Co	80
Lauzon Dry Dock Land, Ltd	80	100	Viewbank Realties, Ltd	
		64	Wentworth Realty	140
a Compagnie des Terres de Ciment.	40	65	West End Land Co., Ltd	65
a Compagnie National de L'Est	80	9914	Windsor Arcade, Ltd., 7 per cent. with	
a Compagnie Montreal Est	90	94	100 per cent. bonus	80
a Salle Realty	97	99	Bonds:-	
a Compagnie d'Immeuble Union, Lte.	55	6814	Alex. Bldg. 7 pe rcent. sec. mtg. bonds,	
a Compagnie Immobiliere du Canada			with 50 per cent. bonus co. bnds	75
Ltee	40	731/2	Arena Gardens, Toronto, 6 p.c. bonds	
a Compagnie Industriel et d'Immeu-			Caledonia Realties Co., Ltd., 6 p.c	75
		94	City Central Real Estate Bond	
a Compagnie Montreal Ouest de N.				. 80%
D. de G	91	971/4	Marcil Trust Gold Bond	
ongueuil Realty Co	95	100	Montreal Deb. Corp., 6 p.c. Deb	44%
		101		447
fountain Sites, Ltd	85	89	Transportation Bldg., pfd	•••
todel City Annex		-59	Trust Companies:-	110
tuntmartre Realty Co.	10	104	Crown	110
tont, Deb. Corp. pfd.	70	80	Eastern	160
dont. Deb., Corp., Com.	40	50	Financial	136
Montreal-Edmonton Western Land &			Marcil Trust Co	250
inv. Co. of Canada	90	95	Montreal	181
	žő.	98%	National	221
Programme and the control of the con	ESTREMENT AND ADDRESS.	COLUMN TO SE	Prodential common	490

•	Mont. Westering Land		00
•	Montreal South Land Co., Pfd	40	59
	Do., Com	10	20
	Montreal Welland Land Co. Pfd	75	93
à		10	20
	Do., Com	75	80
	Mutual Bond & Realties Corp of Can.	76	95
	National Real Est. & Inv. Co., Ltd.,		
	Common	10	12
	Nesbit Heights	50	84
	North Montreal Land, Lt1	150	156
	North Montreal Centre	125	133
2	Notre Dame de Grace Realty Co	102	109
	Ottawa South Property Co., Ltd	170	180
	Orchard Land Co	100	125
2	Pointe Claire Land Co	125	144
	Quebec Land Co	1751/2	178
	Rivermere Land	65	70
	Riverview Land Co	100	114
	Rivera Estates Co		83
	Rockfield Land Co	25	27
2	Rosehill Park Realties, Ltd	15	18
	Security Land Co., Reg	75	80
	Summit Realties Co	491/2	52
	St. Andrews Land Co	71/3	10
	St. Catherine Rd. Co	• • • •	50
	South Short Realty Co	650	51
	St. Paul Land Co	75	690
	St. Lawrence Blvd. Land of Canada	100	98 135
	St. Lawrence Inv. & Trust Co	85	90
	St. Lawrence Heights Ltd		55
3	St. Regis Park	95	103
	Transportation, Pfd	65	68
	Union Land Co	80	88
	Viewbank Realties, Ltd		143
	Wentworth Realty	140	149
	West End Land Co., Ltd	65	89
	Windsor Arcade, Ltd., 7 per cent. with		
	100 per cent. bonus	80	84
	Bonds:-		
š	Alex. Bldg. 7 pe rcent. sec. mtg. bonds,		
Signal Transfer Trans	with 50 per cent. bonus co. bnds	75	77
	Arena Gardens, Toronto, 6 p.c. bonds		84
S) V	Caledonia Realties Co., Ltd., 6 p.c	75	83
WES	City Central Real Estate Bond		
Sec.	City R. and Inv. Co., Bond	80%	82
Ü	Marcil Trust Gold Bond	95	101
			50
W1217	Transportation Bldg., pfd	• • • •	70
	Trust Companies:-	7	1
91940	Trust Companies:— Crown	110	112
	Eastern	160	161
	Financial	136	137
	Marcil Trust Co	250	299
	Montreal	181	200
	National	221	222
á	Prudential, common	490	505

# TEST ACCIDENT PREVENTION BIRMINGHAM PEOPLE ARE

A development in the work of the Workmen's Comployees. In this connection the companies, but is an and mutual, are empowered to apply the merit rating and mutual, are empowered to apply the merit rating system for the reduction of rates of compensation insurance when an employer properly equips his factory. It has therefore become necessary that the inspectors who apply the system must have some in regard to rates.

atories does this work.

It passes upon the utility of building materials from extinguishers of various kinds, of hose and, in fact, of all material factors designed to prevent fires.

labelled the rate makers take it into consideration when applying rates. This same work will be done by the new department of accident prevention and the inspectors of the

applying the merit rating system. The resolution than \$100. adopted by the governing committee reads as follows: "Whereas, to meet the recognized demands of

"Whereas, the Workmen's Compensation Service Bureau has in connection with its work of schedule rating already established a comprehensive system of standardization which might naturally serve as a basis for such further work, and

"Whereas, such work is in the natural line of development of the Bureau as an agency for producing tion that they are operating illegally and that their B.C.; William Grover, Toronto; C. S. Shore, London uniformity and efficiency in the treatment of workmen's compensation problems and particularly the problem of accident prevention, therefore, be it "Resolved, That the Workmen's Compensation Ser- kind.

vice Bureau hereby commits itself to the work of approving and labelling machinery and appliances as the Government had granted them permission in May Mr. and Mrs. C. Madison-Riley, Philadelphia: Mr. M. to operate for three weeks for experimental purposes of the Place Viger: Sir Lomer and Lady Gouin, Quebec; Mr. and Mrs. C. Madison-Riley, Philadelphia: Mr. M. to operate for three weeks for experimental purposes of the Place Viger: Sir Lomer and Lady Gouin, Quebec; Mr. and Mrs. C. Madison-Riley, Philadelphia: Mr. M. J. Foley, Boston; Mr. A. L. Ebbels, New York; Mr. R. Work on the plan is now going forward and the

# LIFE INSURANCE PREMIUMS MUST NOT BE REDUCED

Their Rates. . A Reduction in Premium Poor Plan for Company.

There are very strong reasons why life insurance

companies should not reduce rates, and some of these reasons will be timely just now.

Over eighty per cent on an average of the rates of mutual life insurance companies is net rate-i.e. must first of all, carry the major pledge of life in surance-viz.: the promice to pay the amount in sured on the death of the policyholder or at any other time agreed upon. This net rate must also sustain the entire system of guaranteed non-forfeiture values, and, nowadays, the collateral in a number of States. These things mean culminative respon sibility on the part of a company and greatly increase the need of scientific management.

Any impairment in this hypothesis is a seriou Its continuous maintenance rests upon a successful mortality and investment experience, of course, and the prerequisites of normal death losses and good

cut occurs, the gross or office rate commences to approach the basic net rate (which carries the prin cipal business of life insurance) - and as the differ ence between the office rate and the net rate is uncertain by reason of the added burdens it is

The original actuarial conception of margin on loading (which in mutual life insurance companies today is about twenty per cent. of the gross rate charged the insured), was not merely that of a pro- BURNSIDE PLACE, 34 AND 36, CORNER McGILL vision for expenses of management. This once ample margin was regarded also as partly an additional safeguard to the maintenance of net rates and policy reserves in the event of extra-tabular losses or losse instances, to perform these added duties, is one of the strong reasons why rates on life insurance policies

should not be reduced. Conceding that some companies, by reason of their great strength and extensive holdings, could safely make rate-reductions (this paper does not concede the newer companies,-now numbering many, especially in the West and South. These companie which should be fostered with more care than they MANUFACTURING FLATS, WAREHOUSES AND are commonly exercising, would best proceed through dividend returns than by competition in premium

Dividends in life insurance are both a guarantee mutual practice and a safety reserve in the event of widespread misfortune Always and everywhere, in 1% new companies and in old companies, the net rate money on which the chief functions rest), should be made to sustain itself.

## BRITISH HELD THEIR GROUND.

London, August 24.—British troops are holding their n against the German attack in Belgium. An official statement issued by the Government Press Bur-"British forces were engaged all Sunday until

after dark with the enemy in the neighborhood of Mons. The British held their ground."

FRED W. G. JOHNSON INSURANCE AND REAL ESTATE B11 Board of Trade Building Telephones: - - - Main 7682; Up. 1329

orkmen's Compensation Bureau Have Undertaken In Order to Decrease the Fire Hazard Strict Measu to/Label all Safety Devices and Reduces Rates,
According to Precautions Taken.

According to Precautions Taken.

Drastic action has been taken by the Birminghan pensation Service Bureau which promises to perform
a service equal to that of the Underwriters' Laboraof trash and combustible material about the premise tories for the fire underwriters, has been determined of any lot or building, in the hope of reducing the day by Superintendent of Insurance Hasbrouck, covers for the fire underwriters, has been determined of any lot or building, in the hope of reducing the upon by the governing committee. It has been determined to establish an agency for the testing, approving and labelling of materials, machinery and State for the year ended December 31, 1912. The total assets of the companies at the close of last year were \$169,773,657, showing a gain of over seven million dollars, but they not suppose of preventing accidents and conserving the health and safety of employees. In this connection the companies, both state and mutual, are empowered to apply the merit rating accommittee. It has been determined of any lot or building, in the hope of reducing the upon by the special state of the charge of any lot or building, in the hope of reducing the fire underwriters, has been determined of any lot or building, in the hope of reducing the special state of the charge of any lot or building, in the hope of reducing the fire underwriters, has been determined of any lot or building, in the hope of reducing the special state of any lot or building, in the hope of reducing the fire underwriters, has been determined of any lot or building, in the hope of reducing the special state of the charge of any lot or building, in the hope of reducing the special state of the charge of any lot or building, in the hope of any lot or building in the lot of any lot or building in the passet of any lot or building in the lot of any lot or building in the lot or building in the lot of any lot or building in the lot of any lot or

> and there has been substituted therefor the words: standard whereby the different devices can be judged "The owner, occupant or person responsible," thus making the very presence of the accumulation the cause for arrest. The section is given as follows:

> Section 462.—Unlawful to allow combustible material to accumulate. No owner, occupant or other a fire-resisting standpoint, the effectiveness of fire person shall allow any combustible material to accumulate in or upon any building or lot in the city. Where any accumulations or combustibles shall exist When these tests are made and the device properly so as to endanger any building, whether adjacent of otherwise, it shall be the duty of the Chief of the Fire Department or any public officer of the city to order the same to be removed within a reasonable time, and any failure to comply with the order shall rating bureau will consider the devices labelled when be punished with a fine of not less than \$10 or more

#### THREE BARNS BURNED.

Woodstock, Ont., August 23.-Fire of unknown origin to-day destroyed three barns belonging to William audit. The appended comparative tabulation gives in and labelling machinery and appliances in respect parsons, two miles south of here, a loss of \$8,000 being

#### WIRELESS PLANT WARNED.

Washington, August 24.—By the direction of Pre- F. sident Wilson, Secretary of Commerce Redfield, informed the officials of Tuckerton, N.J., Wireless Sta-coit, Dayton; Mr. and Mrs. S. E. Elliott, Kamloops

not to receive or send any more messages of any vey, Cincinnati.

only.

No new steps have been taken with respect to organization and methods of the underwriters' asso- Saville Wireless Station, which already had been licensed, it was stated.

## **PERSONALS**

Hon. W. J. Hanna, Provincial Secretary of Or had to return to New York on an oil tank steam being unable to secure passage on a regular liner.

Mr. M. Bruker, Stanley street, is returning from

Mr. Oliver Kingman is at Prout's Neck, Maine, where he has been spending the summer with his fam-

Mr. Ross Simms has returned to the city after a visit at Prout's Neck, Maine.

Mr. Walter H. Barry is still in Switzerland.

Mr. John MacGregor arrived home on Saturday from a visit to Old Orchard, Maine.

Mr. E. F. Walter is returning home to-morrow rom a visit at Stony Lake, near Peterborough, Ontario.

Mr. H. K. Starnes has been spending the week n Sherbrooke, visiting Mrs. Starnes' parents, Mr. and Mrs. F. N. McCrae.

Mr. Gordon Mackenzie is living in a villa near

Biarritz, in the south of France. Mr. Barkley Drummond, son of the late Dr. Drum-

mond, of "Habitant" fame, has volunteered for service at the front.

#### At the Hotels.

At the Ritz-Carlton- Dr. and Mrs. D. B. Dooley Philadelphia; Mr. and Mrs. E. L. Doheny, Los Angeles; Henry J. Brock, Buffalo; Mr. and Mrs. W. K.

Danman, Columbus, Ohio; C. B. Singer, Toledo,
At the Windsor: Senator Peter McSweeny, Moneton: H. H. Stevens, M.P., Ottawa; Mr. and Mrs. George Prentice, New Haven, Conn.; Dr. C. Waldron, Baltimore; Mr. and Mrs. J. Edgeworth, Chicago; J. M. Douglas, Edmonton; William J. Dawson, Boston; W Fischer, New York; A. F. Blair, Queb

At the Queen's: E. J. Young, Ottawa; W. C. Boul-Operators at the station also have been warned J. C. Havens, Detroit; Mr. and Mrs. William T. Har-

At the Place Viger: Sir Lomer and Lady Gouin Altiver, Pittsburg; Mr. and Mrs. Poberts Ottawa.

Russia had a population of 171,509,000 on January 1.

# **CLASSIFIED** . ADVTS.

2c Per Word for the First Insertion . . . lc Per Word for Each

## FOR SALE OR EXCHANGE.

ONE OF THE BEST COMMERCIAL CORNERS ON WANTED.-BUSINESS MAN WHO WOULD LIKE Notre Dame street west, near Bonaventure station, 10,300 feet, with buildings, good revenue, attractive price, very desirable for moving picture thea-tre, store or factory. Would take \$10,000 to \$15,000 well located lots as part payment. P. E. Brown

COTTAGE IN OUTREMONT - WELL LOCATED solid brick house; nine large bright rooms in splen-did condition; side entrance, \$3,000 cash; balance in ten yearly payments. Severs & Co., Main 399.

KINDLING WOOD FOR THE MILION-Kindling. \$2.25; Cut Hardwood, \$3.25; Mill Blocks, \$2.00 per load. "Molascuit" for horses. J. C. McDiarmid, 402 William Street. Tel. Main 452.

investments must be and remain self-sustaining, so that the eighty per cent net rate need not be drawn upon for any part of the expense of management.

A reduction in premium rates implies first a cut in the margin on loading for expenses. When such cut occurs, the gross or office rate commences to the commence

## BUSINESS PREMISES TO LET.

WE HAVE some very fine offices, show rooms, in the Windsor Arcade Building, corner of Peel and St. Catherine streets, and Southam Building, 128 Bleury street. For further particulars and booklet, apply The Crown Trust Company, 145 St. James street. Main 7890.

College-Two stores, in good condition, to let: immediately, at cheap prices; one at \$20, and the other at \$30. Apply East 1983.

on investments. Because it has become less able, in DORCHESTER WEST-TO LET, STORE AND OF fices on second and third stories, of new building; near completion; No. 260 Dorchester street, opposite Fraser Library. Apply, A. Bovin, 245 Mackay

> MANUFACTORY TO LET, WITH OR WITHOUT large yard; cheap private. Address 318A Delaroch

garage, all heated, to let; in several localities Will divide to suit tenant. Very advantageous Apply 269 St. Denis. East 891.

PHILLIPS SQUARE, NO. 23 (NEAR COR. ST. Catherine.)-Basement for Barber Shop; plumbing all done; heated; no taxes; immediate occupancy \$40.00 a month. Jas. H. Maher, 724 Transportati Building. Phone Main 2510.

SHERBROOKE STREET WEST, 5123-BUTCHER'S store to let; first class opening for butcher. Pho Westmount 3924.

ST. LAWRENCE BOULEVARD, NO. 1441, STORE and Workshop; immediate occupancy; rent \$30.00 month; private house over store, \$15.00 month. Jas. H. Maher, 724 Transportation Building. Phone

NEW STONE AND BRICK COTTAGE, NO. 373 ue, above Cote Road, one of fin spots in the city; close to churches and cars; price \$8,500; very little cash and interest 6; this is certainly the cheapest house in that locality; can be seen at any time. For conditions. Apply to S. D. Vallieres. Tel St. Louis 939.

## Subsequent Insertion WANTED.

nice furnished room with home comforts, use of living room, telephone, electric light, etc.; good location; rates reasonable; private family. 'Phone Up 6560, or write Box L. 63, Journal of Commerce, city.

## SUMMER RESORTS.

DIGBY—NOVA SCOTIA.

LODGE ROOM AND COTTAGES.—Write Aubrey
Brown, for illustrated booklet.

SUMMER BOARD—Fairmount House has a few va-cancies; good rooms and board, plenty of shade, convenient to Post Office and Lake; young ladies and gentlemen preferred. Apply Mrs. M. McClay. Bondville, P. Que.

LAURENTIAN MOUNTAINS. — Torquay House. —
Good board, boating, bathing, driving free; conveyance to and from station; long distance telephone. Terms, \$7 and \$9 per week. S. H. Sobey,
Arundel, Que.

## LAKE MEMPHREMAGOG.

GOOD ACCOMMODATION FOR GUESTS FOR SUMMER—Good fishing, bathing and boating; terms moderate; mails delivered twice daily. For terms apply to Miss Shephard, Glendale, Georgeville.

## MISCELLANEOUS.

THE HAY MARKET STABLES, CORNER OF OTtawa and Nazareth Streets, one block south of the Hay Market, has been remodelled and rebuilt into one of the finest Sales-and Commission Stables in the city. Large and roomy stabling for one hundred horses and one of the best sale yards in the city to show horses. Also large offices and waiting rooms. Will open for business Monday, August with large stock of choicely selected he suitable for all purposes. We will hold regula auction sales every Monday and Thursday. Priies. T. W. Foster & Co., Pre prietors, 68 to 76 Ottawa street. Telephone Main 720. Mr. Tom W. Foster, who officiated as King's auctioneer for the late Boer war horses, and also has officiated in Cincinnati, Chicago, Lexington, St. Louis and New York, Auctioneer, Montreal's

WANTED .- Business Men who would like a real rest in the heart of the Laurentians to co Gray Rocks Inn at Ste. Jovite. Fine hotel overlooking LacQuimet; running water in the house own gas plant, free boats, excellent bathing, cuisine unequalled in the Laurentians. Write phone for rates. Good accomodation at \$2 plied. G. E. Wheeler, proprietor, Ste. Jovite

WOOD, COAL, WHEAT AND GRAIN business for sale; established 19 years; good business place in centre of city. Lease to run three years yet. Bargain. Reason for selling, owner leaving city; no reasonable offer will be Dorion. Phone East 3106.

## BOATS-LAUNCHES-ENGINES.

MOTOR LAUNCH FOR SALE, CHEAP, 19 FEET b feet; fully equipped; carries 8 people; four horse power engine; rate 7 miles; com,ortable and safe sea boat; at present on Lake St. Louis. Apply H. W. B., Swabey, Strathmore, P.Q.

## WANT \$1,000 AT ONCE FOR GOOD THEATRICAL

599 University street, city, phone Uptown, 7358.