



## "Toronto's Drawing Room" The Most Delightful Suburban Sub-Division Ever Opened Up for Home Sites for Torontonians.

WHAT has been known only as the abiding place of Toronto's wealthy and influential citizens is for the first time placed within the reach of the man of moderate means.

**Tuxedo Park, Oakville** is located on the Grand Trunk Railway, midway between Toronto and Hamilton, on the shore of Lake Ontario. It is within 5 minutes' walk from the R. R. Station and is only 40 minutes from the city.

Fourteen trains per day make it as easily accessible as the outlying districts of Avenue Road Hill, Balm Beach, West Toronto, High Park or North Toronto, with the superior advantage of always getting a seat in comfortable, roomy coaches and not having to hang on to a strap in a crowded trolley car at both ends of the day.

Commutation tickets, issued by the G. T. R., make the problem of transportation an easy one. Every city convenience, except gas, is at hand. The town will install a new fire-alarm system and the Government has appropriated \$10,000.00 for dredging the harbor to make it capable of handling the large Lake Steamers.



RESIDENCE AT TUXEDO PARK

## City Treasurer Reports Big Increase of Revenue

**It Will Cost Nearly \$800,000 More to Run Toronto Than Last Year—Credit of City Stands Unabatedly High—Will Expend \$6,868,755 This Year.**

City Treasurer Coady says: "The council is to be congratulated on a rate of 17-1/2 mills on the dollar being submitted to it. A point of no small moment in this connection is that a uniformity of the rate from year to year is appreciated by manufacturers wishing to settle in the city from among and proportioned by others who desire to invest in real estate. A uniform rate, or a rate varying but little, enables men to calculate on the taxes property here has to bear, with the assurance that there is but little probability of sharp increases.

"The requirements of the city will, of course, increase with its growth, but while that is true, the growing value of property and business will produce a corresponding large assessment, and that fact, together with the natural increases of revenue from other sources, ought to enable council to operate so that the rate levied should vary but little, if anything, on account of the larger outlays.

"I may be allowed a word to the city council on the general expenditures. With increasing areas and population the legitimate requirements of the public service necessarily increase year by year. The important question may not always be the size of the sum total of the budget, but there never can be a time when the importance of a just and fair balance and proportion between assets and liabilities should be discarded. Sound municipal finance will lay the little debt as possible on against the future, but will meet current expenses by current income as far as that can properly be done. In other words, it is well to keep the uncontrollable expenditures well within manageable bounds, and to rely on controllable or current revenues for all but extraordinary purposes, thus keeping in touch with the electoral vote.

"The assets of Toronto are solid and abiding, and the credit of the city is based on a sound foundation."

It will cost the city \$6,868,755 to manage its affairs this year, as against \$6,061,532 last year, an increase of \$787,223, as shown in the annual budget issued by the city treasurer Saturday.

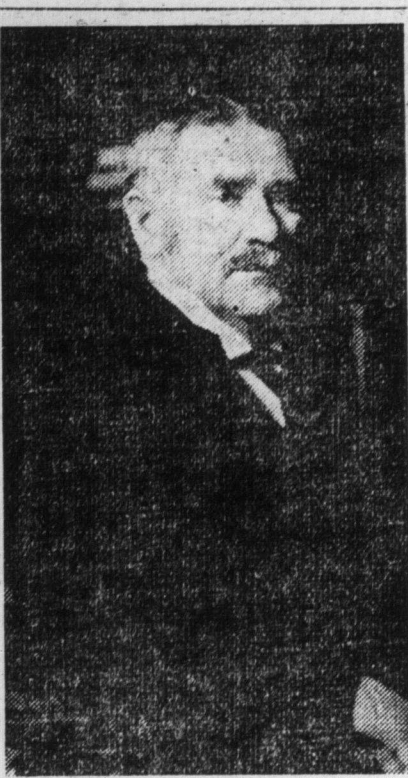
Owing to the increase in assessment from \$233,000,000 to \$270,000,000, the revenue from taxation is \$4,645,610, as compared with \$4,108,769 in 1909, an increase of \$446,841, while the revenue from other sources is \$2,223,145, compared with \$1,952,765, an increase of \$270,380.

Mr. Coady points out that the sum raised by taxation last year did not suffice by an amount equal to about one-seventh of a mill the assessment, so that it was necessary to make supplementary appropriations to the amount of \$91,276, but this amount was reduced by a surplus in the revenue of 1909 amounting to \$60,236, making a net deficit of \$31,040.

**City's Bonded Debt.**

Following are some facts gleaned from the budget:

Total bonded debt of the city Dec. 31, 1909, \$25,922,985.17. There are on hand sinking funds amounting to \$5,000,000.



R. T. COADY.

\$22,590.48, leaving a net debt of \$26,649,397.62.

Debtments to the amount of \$5,159,000 have been authorized but not yet got. A large proportion of the money has yet to be expended.

The city's revenue producing debt is \$15,834,517.92, including \$7,064,727 for waterworks, and \$8,769,790.15 on bond improvements.

The estimated value of the city's property and other assets is over \$20,000,000. The total revenue from three properties, exclusive of the waterworks, is \$187,000.

The estimated uncontrollable expenditures are \$557,000 above that of last year, and of controllable expenditure \$229,926.

Since 1895 the uncontrollable and controllable expenditures have doubled. The figures are: 1895, uncontrollable \$1,700,297, controllable \$1,290,661. In 1909, uncontrollable \$5,524,091, and controllable \$2,557,531.

The expenditure on schools has increased from \$311,293 in 1888, to \$1,361,065 in 1909.

**Credit Stands High.**

In his general survey, Mr. Coady refers with satisfaction to the wave of prosperity which has succeeded the financial depression of two years ago, and which has led to the discovery of the dastardly offense.

Mayor Patterson has offered a substantial reward for allowing their dogs to run at large unmuzzled. They were the first cases tried in Hamilton under the Donnell and Provincial order-in-council passed some time ago.

**Unmuzzled Canines Costly.**

HAMILTON, April 16.—At the police court this morning, Mrs. John Rodgers, Mrs. John Griffin and O. Stevens, were fined \$100 each for allowing their dogs to run at large unmuzzled. They were the first cases tried in Hamilton under the Donnell and Provincial order-in-council passed some time ago.

## The Lots

are 50 x 147; the land is high and dry, and level; the entire property is covered with an abundance of large and small fruits already bearing, including apples, pears, plums, blackberries, black and red raspberries, red and white currants, gooseberries and strawberries. The whole section is level and the streets, which are all boulevarded, are lined on either side with shade trees.

## The Price for

in Tuxedo Park is from \$6 to \$10 per front foot on easy terms, titles guaranteed. Several fine houses have already been erected on the property, and more are being erected at the present time.

## Remember Visitors' Day, April 23rd

We have arranged for a big Visitors' Day at Tuxedo Park on Saturday, April 23. Special cars will be engaged, leaving Union Station, Toronto, at 2 p.m.

We will furnish Free Transportation to any who are interested on application at our office.

Don't Delay if you want a home. Arrange to visit Tuxedo Park on Visitors' Day, April 23rd.

## Facts About Oakville

On Lake Ontario, twenty-one miles from Toronto, nineteen miles from Hamilton. An ideal and most desirable residential town. All conveniences except gas. Splendid electric light service, good waterworks, well-equipped public and high schools, public library, churches, all-night telephone and excellent G.T.R. service. Commuters can reach Toronto in 15 cents, students 4 cents. Radial electric fare ten-trip tickets all the year round. Radial electric railway to Hamilton every hour. Boat service to Toronto and Hamilton promised at an early date. It is expected the Canadian Northern and Canadian Pacific Railways will be completed between Toronto and Hamilton, through Oakville, within a very short time, when railway communication will be still better.

## Goulding & Hamilton

106 Victoria Street, Toronto  
Cor. Richmond

Phone 6510 Main. Nights, Sundays and Holidays, Park 3070.

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## ESTATE NOTICES.

**Sale of Toronto Park Company Property.**

Judicial Sale by Tender of the Assets of the Toronto Park Co., Limited.

IN THE HIGH COURT OF JUSTICE, IN THE MATTER OF THE Winding-Up Act, being Chapter 144 of the Revised Statutes of Canada, and amending acts, and in the matter of The Toronto Park Company, Limited.

And pursuant to an order made in an action of Sloan v. The Imperial Trust Company, et al., and with the approval of J. A. C. Cameron, Esq., Official Referee, tenders will be received, addressed to J. A. C. Cameron, Official Referee, at his offices in Osgoode Hall, Toronto, Canada, and marked "Tenders re Toronto Park Company," for the purchase of the assets of THE TORONTO PARK COMPANY, LIMITED, TORONTO.

—Consisting of—  
Lot No. 3 in the Broken Front Concession of the Township of York, now in the City of Toronto, containing 40 acres, more or less, together with water lot in front of said Lot No. 3, as shown by plan of survey by F. F. Passmore, P.L.S., dated July 27th, 1888, containing 24 acres, more or less, together with buildings, erections and improvements in Scarborough Beach Park thereon, which buildings, etc., are valued at \$307,451.88, together with the machinery, equipment, and supplies, inventoried at \$48,225.51.

(1) Tenders will be received in the alternative as follows: For the purchase of the whole above described property on the basis as described, subject to a lease of a certain portion thereof of an area of 5.34 acres, more or less, which lease is subject to the provisions of the lease, and to the conditions; the tenderer to state what he offers for the real property, buildings, erections and improvements, and what for the equipment and supplies; or, (2) For the purchase of that portion of the above described property which is described as follows: The buildings, erections and improvements thereon, which buildings, etc., are valued at \$307,451.88, together with the machinery, equipment, and supplies, inventoried at \$48,225.51. The tenderer to state what he offers for the land, buildings, erections and improvements, and what for the equipment and supplies; or, (3) Offers will also be received at the same time and place for the lease up to October 1st, 1910, of the Scarborough Beach Park, more particularly described in paragraph preceding, together with the buildings, erections, improvements, equipment and supplies thereon. Lessees will be required to pay \$10,000 cash forthwith as a consideration of the lease, and to state what proportion of the gross receipts, in addition to the said \$10,000, they will pay to the lessor, and the tenderer will further be required to carry out such concessions as shall have been granted, and such agreements as shall have been made in connection with the operation of the park up to the time of purchase or execution of lease, and to pay such amount as may have been expended by the Liquidator and Receiver, or for which he is liable, and to submit to such terms as the court shall require in the premises, and execute such documents as the court may approve.

Intending tenderers may obtain particulars of some of the terms and conditions of the lease, or of the purchase of the property, by applying to the Liquidator and Receiver, E. R. C. Clarkson, 23 Scott Street, Toronto.

Tenders will be opened by the Official Referee, J. A. C. Cameron, at his offices in Osgoode Hall, Toronto, on Monday, May 16th, 1910, at twelve o'clock noon, when all tenders and intending lessees are requested to be present.

The highest or any tender not necessarily accepted.

Marked cheque for ten per cent, is to accompany each tender for purchase, and with the offer for lease a cheque for ten per cent, of the purchase price, or the balance in equal instalments in thirty days, and the balance in equal instalments in one and two years, with interest at six per cent.

In case of offer for lease being accepted the whole of the \$10,000 shall be paid forthwith, together with the amount of all expenditures made by the Receiver and Liquidator, or for which he is liable, and the improvements and additions during the term of the lease, shall be paid by the purchaser, and the property shall be kept in repair by him, taxes and insurance being apportioned as of the date of acceptance.

The purchaser shall search the title at his own expense, and will be bound to required to furnish any abstracts or produce of title, except those in his possession. The purchaser shall have ten days within which to make any objections or requisitions, which, if the Liquidator and Receiver shall not answer, he may then rescind the sale, in which case the purchaser shall be entitled only to a return of the deposit, without interest, costs or compensation.

In case of default by the purchaser or lessee, after notice, the Liquidator may declare the deposit forfeited.

In the event of a sale, possession will be given upon payment of the said fifty per cent, of the purchase money. The other conditions of sale will be the standard conditions of the court, and particulars of the park equipment, supplies and improvements, shall be had upon application to the Liquidator and Receiver, E. R. C. Clarkson, 23 Scott Street, Toronto, or to the Official Referee, J. A. C. Cameron, at his offices in Osgoode Hall, Toronto.

## IRELAND'S DRINK BILL IS YIELDING SLOWLY TO TEMPERANCE WORK

**Average Expenditure Per Head \$15 Less Than In England—Wood Alcohol Drinkers in Belfast.**

DUBLIN, April 16.—Ireland's drink bill for 1909 was something over \$68,500,000, which in a poor country like Ireland is something enormous. To put it in another way, the average expenditure on drink for every man, woman and child in Ireland was about \$15.22. In England the average was somewhat higher, amounting to about \$18 a head, but in Scotland it was only \$13.60.

An alarming feature of the problem has just come to light in Belfast, where it has been discovered the practice of drinking methylated spirit, or wood alcohol, is largely on the increase. Of course, the stuff is rank poison, but it is cheap and it can be obtained from chemists at times when the public houses are closed. An attempt to deal with the evil was made the other day when the excise authorities prosecuted a number of chemists for selling this form of alcohol, but the prosecution was unsuccessful, as the chemists knew it was being sold for drinking purposes.

The growth of the temperance movement has just been illustrated by the General Synod of the Church of Ireland and a return was read showing a marked decline in the subscriptions for drunkenness, especially in the large cities. In Limerick, Derry, Belfast and Dublin, for instance, the decline was twice the average decline for the whole country, and a member from the south of Ireland declared that in his district not five per cent, of the farmers would go into public houses on market days. The old custom of binding a bargain over a glass of whiskey, which usually meant several glasses, is almost extinct, and a well-to-do farmer under the influence of liquor is now a sight so rare on market and fair days as to attract attention. A number of clergymen paid a high tribute to the good work which is being done by the Roman Catholic Church in the cause of temperance.

## SHACKLETON'S TRIUMPH

**Hero of Antarctic Got Ovation From Big Audience in Ottawa.**

Ottawa has been added to the score of American cities which have fallen under the spell of Lieutenant Sir Ernest Shackleton's lecture. Last night the Russell Theatre, Ottawa, was crowded with eager listeners, to whom the thrilling narrative of the struggle towards the south pole came with oratorical clearness and power. A long series of monster moving pictures gave double emphasis to Sir Ernest's graphic descriptions, and the still views gave opportunity for closer study and more detailed explanation. The demand for seats for the Shackleton lecture in Massey Hall, Wednesday evening, April 27, is a large one.

## PASSENGER TRAFFIC.

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**Canadian Pacific Luxurious Great Lake Steamers**

First Sailing, 55. Assiniboia, from Owen Sound, Saturday, April 16, daily except Friday and Sunday, thereafter.

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