

apply any part of it to the purchase of annuities as pensions for some of the old officers of the department, it would at once be a well earned acknowledgment of their long labours, and would tend to place the department in a more effective condition, by introducing younger men into the service.

The whole respectfully submitted.

His Excellency the Governor General,
&c. &c. &c.

(signed) *R. T. Pennefather,*
Superintendent General.

Sir,

Toronto, 30 September 1857.

I HAVE the honour to report the result of a portion of the Indian land sale, which was opened as advertised, at Owen Sound, on the 15th, and closed on the 22d instant.

The audience was not quite so large as that at the sale last year, owing in some measure to the lateness of the harvest, in the northern and western parts of the Province, which prevented many farmers from attending; and it was observed that there were fewer speculators at this than at the former sale.

Nevertheless, this sale may, on the whole, be considered a very good one.

In terms of my instructions, a choice of two modes of payment was given to purchasers of the town plot of Brooke. One was that of a 10 years' lease, the interest on the amount at which the lots were bid off to be paid in advance annually, and 25 per cent. to be added to the price of the land at the end of that period, on changing the tenure from leasehold to that of freehold.

The other mode was the payment of an instalment of one-fourth of the purchase money down, at the time of sale, and the remaining three-fourths in six annual payments, with interest.

The plan of leasing was entirely successful, and nearly all who purchased preferred taking a lease and paying the interest. Very few indeed paid the instalment; and I feel quite sure that if this system had not been adopted, the sale of this portion of the property would have been a failure. It was the easy terms of payment upon which they were offered that induced people to bid for the town plot, and nearly the whole have been sold.

It is impossible at this early period to render an exact return; but the result of the sale of the town plot of Brooke will not vary much from the following:

One hundred and twenty-one small park lots of five acres each, which were all sold at an average advance of more than 100 per cent. above the upset prices. They were put up at 2,614 £., and sold for 5,531 £.

The town lots numbered about	-	-	-	-	2,000
Deduct unsold	-	-	-	-	257
Leaves sold	-	-	-	-	1,743

These were put up at prices varying from 3 £. to 11 £. a lot of about one-fourth of an acre each, and were offered at 9,686 £., and sold for 17,419 £., or a trifle less than 100 per cent. advance on upset prices.

RECAPITULATION:

Park lots - upset	-	£. 2,614	Sold for	-	-	£. 5,531
Town lots - „	-	9,686	„	-	-	17,419
		£. 12,300				£. 22,950

Of the lots unsold, four had houses on them which were valued at 40 £. each, and was considered too high a valuation. They were not bid for. Three others, on which were the Indian Church and Parsonage, were withheld from sale.

I shall, with as little delay as possible, complete the return of the farm lands, and will then furnish you with a detailed report.

With regard to the leases, I promised to have them completed and furnished to the lessees at an early date, and have given receipts to them for one year's interest in advance, paid to the agent of the Bank of Upper Canada, at Owen Sound, and at Toronto.

I have, &c.
(signed) *W. R. Bartlett,*
Agent for the Sale.

R. T. Pennefather, Esq.,
Superintendent General, Indian Affairs,
&c. &c. &c.