

COLBORNE STREET—A vacant lot adjoining property of Munn Cold Storage Co. (108-B)

COTE DES NEIGES ROAD—Choice building lot, just above Sherbrooke street, 61 ft. 9 in. x 115 ft. deep. Price \$1.25 per foot. (184-B)

COLLEGE STREET—Two lots near the corner of Pike street, on the south side, with brick building, renting for \$25. Suitable for light manufacturing or other business purposes. (510-3)

CRESCENT STREET—Three fine building lots on the best part of this street, each lot 30 ft. front x 109 ft. deep. Low price to a prompt buyer. (182-B)

DORCHESTER STREET—A vacant lot 30 feet by 110 feet, just west of the Windsor, the only one for sale in the vicinity. Particulars and price at office. (779-B)

DRUMMOND AND MOUNTAIN STS.—A block of land with a frontage of 120 feet on each of these popular residential streets, 130½ feet deep to a lane in rear, and adjoining the residence of Lord Mount Stephen, almost the only piece of ground in the vicinity, suitable for building high class residences. Particulars at office. (97-B)

DELISLE STREET—Forty vacant lots, suitable for building blocks of tenements or factory sites. (611-3)

DELOIRMIER AVENUE—The well known property, known as "The Kennels of the Montreal Hunt," comprising an area of 154,367 ft. of land with the buildings thereon erected, viz: the Club House, Stables, Kennels, etc. Full particulars at office. (192-B)

DORCHESTER STREET—A good building lot on the eastern part of the street, 40 x 100 ft. Price only 40 cents per foot. (196-B)

DRUMMOND STREET—Three choice building lots above Dorchester St., 78 feet by 127½ feet, with lane at side and in rear; very low price. (103-B)

EDGEHILL AVENUE—One of the best lots in the west end, 40 x 160 ft., unobstructed view. Would be sold to a prompt buyer for 80 cents per foot. (197-B)

FULLUM STREET—A block of land near Ontario street, 188 feet by 217 feet, suitable for factory site. (360-3)

GREY NUN STREET—A block of land having a frontage of 144½ feet on Grey Nun street by a depth of 98 feet, with the stone buildings thereon, suitable for warehouse or manufacturing purposes. Wanted exchange. (443-a)

GREY NUN STREET—A large substantial stone property comprising four warehouses. Would be sold at less than corporation valuation, to close an estate. Particulars at office. (765-3)

GUY STREET—Three good building lots, above Dorchester street, each 25 feet 3 inches front, very low vacant lots left in this section. (297-A)

LE ROYER STREET—A very desirable building lot for warehouse, etc., 24 feet by 60 feet. No waste ground. (79-B)

laborer she is often found, while frequently passing by the homes of the rich. Over gardens and fields she hovers on pleasant days of spring, and on blustering winter nights I hear the rustle of her wings above the poet's page. The sunshine that sifts through the window, warming and gilding all my surroundings, is mine to-day; to-morrow it may stream elsewhere. It is all the brighter when it comes; but to possess it I must open wide the casement to let in the beams.

Climbing with the sunny Rector of Eversley to the lonely tarn amid the hills—you have read and admired Chalk-Stream Studies; or, if not, you have that enjoyment in store—I recall the moral that adorns this delightful essay. "What matter," he happily reasons, "if, after two hours of such enjoyment, he (the angler) goes down again into the world of man with empty creel or with a dozen pounders or two-pounders, shorter, gamer, and redder-fleshed than ever came out of Thames or Kennet? What matter? If he has not caught them, he might have caught them; he has been catching them in imagination all the way up; and if he be a minute philosopher, he holds that there is no falser proverb than that 'devil's beatitude,' 'Blessed is he who expecteth nothing, for he shall not be disappointed.' Say, rather: 'Blessed is he who expecteth everything, for he enjoys everything once, at least; and, if it falls out true, twice also.'"

And with this gentle spirit, despite his many trials, Charles Kingsley lived on through life, shedding sunshine and cheer from the vine-embowered rectory at Eversley. His house was large enough for his personal comforts, for the entertainment of his chosen friends, and for the satisfaction of his domestic requirements; and this sufficed. Reflecting the "sweetness and light" of his own nature, it became the perfect house to him for the reason that he was satisfied with his surroundings. The ideal home is largely the handiwork of the contented mind; and if before we build we learn to extract the finer essences of things, we may then pluck the rose where others only find the thorn. *From "The Story of my House."*

AMERICAN CITY GOVERNMENT.

American city government may be justly described to be a system under which those who do not, and never will own property, because they are too lazy to work and also too fond of their vices to save, manage the property of those whose industry and self-denial have enabled them to own real estate or other possessions. The industrious and saving man is taxed by the loafer; the man with means by the man who has none, the former practically not having a word to say on what will be squeezed from him in taxation. He is only allowed to know this—that whether his property is empty or occupied, and whether rents are high or low, he can only expect one thing—that his taxes either by one side or the other (higher assessments or a higher rate of taxation) will continue to advance, forms of law protecting those who are robbing him. —*San Francisco Journal.*

McGILL STREET—That fine block of land having four frontages, McGill, Grey Nun, Common and Youville streets, and containing an area of over 40,000 feet. Suitable for warehouses, cold storage, or public buildings. Reasonable offers solicited. (125-B)

MILTON STREET—A choice piece of land near University street having a frontage of 110 feet by a depth of 124 feet. Will be sold free of special tax at a reasonable price. (82-B)

NOTRE DAME STREET (East)—A large block of land with harbor frontage as well, containing 22,000 feet of land, with substantial building thereon. Owner anxious to sell. (241-3)

NOTRE DAME STREET—A good stone front warehouse, near McGill street, 30 feet front, splendid situation for any kind of wholesale business. (688-3)

NOTRE DAME STREET—Twelve building lots each 30 feet front in the best part of St. Henry. (611-3)

PAPINEAU AVENUE—A block of land with a frontage of about 200 feet by a depth of 155 feet on Lafontaine street. Splendid manufacturing site. (441-a)

PARTHENAIS STREET—Nine good building lots, near Ontario, each 38 feet front, 15 cents per foot. (112-B)

ROBERVAL STREET, HOCHELAGA—A number of fine lots immediately adjoining the bridge works and the Canadian Pacific Railway. Suitable for workmen's dwellings or a factory site. A low price will be taken. (99-3)

RICHELIEU STREET—Thirty good building lots ranging from 20 feet to 30 feet front. Price 50 cents per foot. (611-3)

RICHMOND STREET, corner of Basin Street—A large property with two street frontages and lanes on the other two sides containing an area of 14,000 feet, including a corner building suitable for office, dwelling or tenements. Splendid factory property with light on four sides. Will be sold to close out a mortgage. Call for particulars. (255-B)

SEIGNEURS STREET—A block of land just below St. Antoine street, about 75 feet by 116 feet, with the old brick and wooden buildings thereon. Splendid site for a block of tenements. (12-B)

SIMPSON STREET—A fine villa lot, 50 feet by 140½ feet, with a small brick building thereon; delightfully situated, adjoining the Trafalgar Institute. Moderate price. (435-A)

SHERBROOKE, CORNER ST. ANDRE STREET—A first-class block of land, 110 feet frontage on Sherbrooke St. Plan in office. (135-B)

ST. ANTOINE, CORNER ST. GENEVIEVE STREET—A block of land forming corner of above streets, with the frame and brick buildings thereon. One of the best business sites on the street. About 100 feet square. (327-a)

ST. AMBROISE, ST. JOHN, HARRISON STREETS AND LACHINE CANAL—This valuable manufacturing site, having an area of 27,535 feet, could be easily sub-divided, having four frontages. Plan and particulars at office. (298-A)