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A WAY TO NULLIFY A BAD LEASE.

There is a shrewd and wealthy old Yankee landlord away down in Maine who is noted for driving his sharp bargains—by which he has amassed a large amount of property. He is the owner of a large number of dwelling houses, and it is said of him that he is not over scrupulous in his rental charges, whenever he can find a customer whom he knows to be responsible. His object is always to lease his house for a term of years, to the best tenants, and get the utmost farthing in the shape of rent.

A diminutive Frenchman called on him last winter to hire a dwelling he owned in Portland, and which had long remained empty. References were given, and the Yankee landlord ascertained that the tenant was a man "after his own heart" for a tenant, immediately consented to "let" him. He found that the tenant appeared to suit the little Frenchman, and he placed an exorbitant price upon it; but the lease was drawn and duly executed, and the tenant removed into his new quarters.

Upon the kindling of fires in the house, it was found that the chimneys wouldn't "draw," and the house was filled with smoke. The window sashes rattled in the wind at night, and the cold air rushed in through a hundred crevices about the house, until now noticed. The snow melted upon the roof, and the attic were drenched from leaking. The rain pelted, and out Frenchman found a "natural" bath room upon the cellar floor—but the lease was signed, and the landlord chuckled.

"I have been vat you sal call 'suck in,' vis zis sacre maison," muttered our victim to himself, a week afterwards—"but 'nimporte—ve sal see vat ve sal see."

Next morning he arose bright and early, and passing down town, he encountered the landlord.

"A-ha!—Bon jour, Monsieur," said he, in his happiest manner.

"Good day, sir. How do you like your house?"

"Ah! Monsieur—elegant, beautiful—magnificent. Ee bien, Monsieur, I have but ze one regret."

"Ah! Wat is that?"

"Monsieur, I shall live in zat house but tree little year."

"How so?"

"I have find by vot you sal call ze lease, zat you hav giv me ze house but for tree year, and I ver much sorrow for zat."

"But you can have it longer if you wish."

"Ah, Monsieur, I sal be ver mooch glad, if I can have zat house so long as I please—eh, Monsieur?"

"Oh, certainly, certainly, sir."

"Trees bien, Monsieur! I sal vall rite to your offices,—an you sal give me vat you sal call the lease for zat maison, jes so long as I sal vant ze house."—EW, Monsieur.

"Certainly, sir. You can stay there your life-time if you like."

"Ah, Monsieur—I have ver mooch tanks or zis accommodation."

The old leases were destroyed and a new one was delivered in form to the French gentleman, giving him possession of the premises for "such period as the lessee may desire the same, he paying the rent thereof promptly."

The next morning, our crafty landlord was passing the house just as the Frenchman's last load of furniture was being started from door; and, an hour afterwards, a messenger called on him with a "legal tender," for the rent of eight days, accompanied with a note, as follows:

"Monsieur—I have bin smoke—I have bin drowned—I have din frees to death, in ze house vat I have hir of you, 'for za period as I may desiré.' I hav stay in ze dam 'house, jes so long as I plesé,' and ze bearer of zis will give you ze key!" Bon jour, Monsieur.

It is needless to add that our Yankee landlord has never since been known to give up "a bird in hand, for one in the bush."—Boston Times.

I WANT TO GO HOME.

"I want to go home!" said a weary child, That had lost its way and straying; You may try in vain to calm its fears, Or wipe from its eyes the blinding tears, It looks in your face still saying— "I want to go home!"

"I want to go home!" said a fair young bride, In anguish of spirit praying; Her chosen hath broken the silver cord— Hath spoken a harsh and cruel word, And she now, alas! is saying— "I want to go home!"

"I want to go home!" said the weary soul, Ever earnest thus it is praying; It weepeth a tear—heaveth a sigh— And upward glanceth with streaming eye, To its promised rest still saying— "I want to go home!"

SUMMARY OF NEWS.

ATTEMPTED ESCAPE OF MR. DUFFY.

All Dublin was thrown last night (16th October) into a state of excitement, a report having been circulated during the evening that C. G. Duffy had been discovered in an attempt at escape from Newgate. The officers of the prison, it appeared, had received information leading to that conclusion, at an early hour of the afternoon, and proceeded to Mr. Duffy's cell to search. After a scrutinising inquiry, they discovered in a trunk, in Mr. Duffy's possession, a ladder of rope, well and artistically made, and of about forty feet in length, to the extremity of which a single coil of rope of some forty feet further length was attached. Mr. Duffy's ladder was of course seized immediately, and himself removed to a more secure part of Newgate, where he is confined in a strong cell, double locked and double guarded. It is said the story of the ladder came to the authorities through the careless communication of a nautical friend of Mr. Duffy, who made the ladder. One of the guards of the goal is said to have been offered a sum of money to facilitate the escape of the prisoner. So at least the man reports.

EDUCATION OF OFFICERS AND SOLDIERS.

The steps recently taken to establish a regular system of education for every private soldier in her Majesty's service, are already producing the anticipated and desirable effect of calling increased attention to the lamentable deficiencies of the education which has hitherto been deemed sufficient to qualify the officers in that service for the very arduous and responsible duties of their profession. The absurdities and abuse of the system by which the officers in the British army are appointed and promoted are so familiar to and we trust so rightly estimated by, our readers, that we need not enlarge thereon. The bestowing a commission on every body who has aristocratic connexions and a few hundred pounds, to the exclusion of the enterprising, the intelligent, and ambitious, who are destitute of the above qualifications, is in itself sufficiently preposterous. It may fairly be asserted that any other profession would have been ruined, and rendered utterly useless to the community, of which the rewards and honours were distributed on the like principle. But the climax of the absurdity was and is, that, which so inevitably lowers the general standard of intelligence in members of the military profession, so little pains are taken to correct by subsequent discipline and instruction the natural or educational disadvantages under which young gentlemen, entering the army are known to labour. Fortunately the doom of this, the most glaring and indefensible of all our insular absurdities, may now be regarded as sealed. Even if government took no other steps to remedy the abuse, the officers of the army will be driven for very shame to adopt of their own accord quite a different standard of professional education from that which the majority of them have hitherto been content with. Let the system of army schoolmasters, of which the government have laid the foundations, once come into anything like general operation, and in ten years the great body of the privates and noncommissioned officers will surpass both in general and in professional information, three-fourths at least—we might perhaps, not unfairly name a larger proportion—of the officers who command them—an unexampled position for a set of gentlemen to be placed in—and one not without its dangers and inconveniences, if the very dread of such a consummation were not sufficient in itself to generate a timely and adequate remedy. [Daily News, 20th Oct.]

The Frederickton Reporter contains the following paragraph: We observe that notwithstanding the hardness of the times, we have had more dwelling houses erected in this City during the present year, than in any other for a long time past. It is true that none of them are of the first class of Buildings, but generally speaking, they denote the comfortable circumstances of their owners. Very few indeed of our people have been afflicted with the mania of following to distant parts, the 'Will-o'-wisp' which ever recedes as it is pursued. The times are hard, but we live in hope that they will soon mend.

A Contradiction in Desires.—We are for lengthening our span of life in general, but would tain contract the parts of which it is composed. The usurer would be very well satisfied to have all the time annihilated that lies between the present moment and next quarter-day. The politician would be contented to lose three years in his life, could he place things in the posture which he fancies they will stand in after such a revolution of time. The lover would be glad to strike out of his existence all the moments that are to pass away before the happy meeting. Thus, as fast as our time runs, we should be very glad in most parts of our lives, that it ran much faster than it does. Several hours of the day hang upon our hands; nay, we wish away whole years, and travel through time as through a country filled with many wild and empty which we would fain hurry over, that we may arrive at those several little settlements or imaginary points of rest which are dispersed up and down in it.—[Addison.]

That unfortunate man McFadyan, now under sentence of death, attempted to take his own life some time in the course of last week. Though his hands are secured by handcuffs, he succeeded in tearing his bed tick into strips, and plating it into a rope which would have amply sufficed for his purpose, had it not been discovered by Mr. Harris, while the prisoner was taken into another room for the purpose of conversing with a clergyman. We understood that a similar attempt was made by him previous to his trial, while confined in the Lockup-house, at New Glasgow.—Eastern Chronicle.

MARINE AND FIRE INSURANCE.

Protection Insurance Company of N. J.
CAPITAL, \$200,000.
Camden Insurance Company of N. J.
CAPITAL, \$100,000.
WITH A SURPLUS OF OVER \$30,000.
HARTFORD FIRE INSURANCE COMPANY
OF CONNECTICUT,
CAPITAL, \$150,000.

THE Subscriber, having received the Agency for the above-named Insurance Companies for Calais and vicinity, will receive applications and issue Policies on Vessels, Cargoes, and Freights, and Vessels upon the Stacks, Buildings, Furniture, and Goods, at the current rates, to the amount of \$10,000 on Marine risks, and \$20,000 on Fire risks. All losses promptly adjusted and paid, or, in case of differences, the Courts of this State will be recognised.

E. D. GREEN, Agent.
Refer to Wm. Ker, Esq., Agent, St. Andrews, N. B.