

ways. No one dare open a door for fear of surprising them, and I have already purchased a pair of double-soled and very squeaky shoes in order to give them fair warning of my approach.

"Now, this everlasting spooning might be borne if the effects on the 'spooners' themselves were not so disastrous. One day they walk on clouds in a state of beatific happiness, while twenty-four hours later find them utter wrecks and wrapped in tragic gloom. I am quite sure that everybody around them is ready enough to tolerate their raptures, and, for that matter, to lend them a helping hand when they decide to hitch up their matrimonial team; but they have already convinced themselves that all their relatives and the world in general are secretly leagued against them.

"Of course, as an old maid sister, who never had a 'proposal' in her life—or, at least, one worth considering—I am not supposed to appreciate the ups and downs, the raptures and ruptures, the frosts and fevers of love's young dream. It may be just ever so nice for two people to be all in all to each other, but as long as they continue to live up to that idea they are of no earthly use to anybody else. So I hope that this useless, aimless engagement period of our young people will be cut as short as possible by speedy marriage."

The following is offered as a solution to the problem:—"Marry your young people as soon as possible, by all means. Engagement is the pleasant porch to the matrimonial temple—the steps, as it were, to the altar—but applicants should not linger too long at the doorway. Now, as to engaged people being uninteresting and generally troublesome to have about, let me say that I was once engaged myself—and not so long ago, either—but that I can readily recall the playful wit and sarcasm which invariably greeted any display of our devotion. We 'had it' very bad indeed, as everybody said, and doubtless with truth.

"The contagion was quite widespread at the time, and in common with several of my acquaintances I fell a victim; in fact, I have never entirely recovered to this day. I have not for-

gotten, either, that our approach was generally the signal for people to scatter, and once when I visited Ethelbertha at her sister's house in the country, we were abandoned to two days of almost absolute solitude. Now, Cupid's little arrow doesn't slay all the social instincts at once, and we resented very much of this mistaken consideration. We were all in all to each other in those days—very much so, indeed—but we did not always relish being treated like amiable idiots, and one of the satisfactions in emerging from the blessed but transitory engagement state was the reinstatement among our friends and acquaintances to the ranks of sane and rational human beings."

I was spending an evening out not long ago, and as nearly every one present had attended a recent high-class social reception, the conversation naturally drifted towards that event. One young lady remarked that it was a matter of more than passing note that the unmarried men danced nearly the whole night with the married women, and she was curious to know how this somewhat unusual conduct could be accounted for. A gent'eman present undertook the task of enlightening the ladies on this point and in this way. He said that our young men, with rare exceptions, are not in a position to marry and keep wives in the style demanded by their environments, and for this reason they preferred the honorable course of not doing anything that might be construed into an obligation to make a proposal.

I believe there is some truth in this, and my high opinion of Victoria young ladies constrain me to remark that young men so circumstanced consult their future happiness by thus standing aloof. It is a well known fact that many of our best-behaved young men are not in a position to keep a wife, and moreover, it is my firm conviction that many of them never will, at least until they turn their hands to something for which they are better adapted than a profession. The professions are all overcrowded in this city, so are the clerkships, and it would be well for parents to consider well before they encourage their sons take up a line of study, or a business, that will end in misery for their offspring.

PERE GRINATOR.

## A. TOLLER & CO Real Estate Agents, 18 Broad Street, VICTORIA, B. C.

Four Room House with street on either side partly fenced, beautiful garden land, \$850.

PORT ANGELES—50 acres, \$30 per acre, short distance from town.

TWO LOTS—Victoria West, with two houses 120 feet x 130, corner, all fenced, \$4000.

MONTREAL ST., James Bay—Lot on front, 104 feet, good house, \$2600.

CRAIGFLOWER ROAD—Lot 120x80, small, new house, \$700, corner lot.

SOOKE DISTRICT—117 acres on the water front, close to railway terminus, \$1,200.

CHATHAM ST.—One lot and 7-room house, \$1700. \$500 or \$750 cash, balance in 2 years.

SOUTH TURNER ST., James Bay, next street to one to water, \$1,300.

FRONT ST., Esquimalt Road—12 to 14 trees, \$500.

ESQUIMALT ROAD—Lot 20, by switch of Tram Co's Line, \$700.

JAMES BAY—Lot and two houses, renting at \$25 per month, \$2,800.

One 13-room house, 2 acres of land, all fenced and cultivated, highest part of the city and overlooking everybody, \$13,000.

OAK BAY, on the water side—7-room house and beautifully situated for bathing facilities, this is an absolute bargain, \$1,650.

Four and a half acres in Saanich District for \$13 per month without interest; also farm of 76 acres on Saanich Road.

ROCK BAY—Two beautiful lots, very suitable for a garden.

EDMONTON ROAD—Lot 18, Block 70, good garden soil, \$425.

Hotel to lease, doing a good business, with four acres of land, \$1,700.

Eighty acres of land, all of first-class quality, Saanich, 30 acres absolutely clear and 50 acres nearly so, facing salt water, \$6,500.

EARL STREET—Two 1-acre lots, \$900 each, partly fenced, well situated. Also one acre of land with house and improvements—\$3,200. Terms easy.

BELMOT AVENUE—One lot, beautifully situated, \$600; also one lot, \$550.

FERNWOOD ROAD and Johnson Street—A fine 3-story dwelling containing 8 rooms, closets, hot and cold water, \$3,600.

VICTORIA WEST—A new 5-roomed house on front street, fine, airy situation, \$1,200.

FAIRFIELD ESTATE—Dwelling house, seven rooms, rented at \$14 per month, \$1,300.

LAKE DISTRICT—6 acres partly cleared, situated near tram line, \$2,100.

CONSTANCE COVE—About one acre of land fronting on salt water, \$2,500. \$500 cash.

BEACON HILL—Beautiful house and lot, every convenience, 8 rooms, \$4,200.

PINE ST., Victoria West—Very good lot cleared, \$525.

ALBERTI, B. C.—152 acres of beautiful land, barn, stables and everything complete, capable of being made into a first class home for right party, \$3,200.

POWDERLEY AVENUE—Lot 21 113x118x120, \$525.

VICTORIA WEST—One house to sell, 5-rooms, bath and pantry, hot and cold water laid on all over the house, \$1,500 very easy terms. Two houses to let, \$12 and \$16 per month, respectively.

PINE ST., Victoria West.—Lot 60x140, fenced, cleared, small house (new), water laid on, \$1,200. Very easy terms.

OAK BAY AVENUE—2 lots 60x120, \$500 each.

ALFRED STREET—One lot, 20x175, \$175.

OAK BAY, Water Front—Large lot, 60 feet front on road and about 120 feet on water, \$1,000.

CADBORO BAY ROAD—Lot, 40x120, \$450.

CADBORO BAY ROAD—Two 7-room houses very easy terms, \$4,200.

CHAMBERS ST., cor. North Park St—3 lots, \$2,650.

CHATHAM ST., cor. Stanley Avenue—Two beautiful lots, 108x120, \$2,000.

VICTORIA WEST, Powderley Avenue—A fine lot, 60x120, \$325. \$75 cash.

ESQUIMALT DISTRICT—100 acres excellent timber, all good land, no rock, adjoining Public School, \$3,000.

METCHOSIN DISTRICT—102 acres land, 4 acres cleared, 40 acres slashed, two log houses, two rooms each, \$30 per acre.

House of 6 rooms, bath and pantry, \$1,400. \$18 per month.

No WILD CAT schemes, but solid bargains.