

**THE TRYING CLIMATE IN LONDON.**

The absence of light in London—due largely to coal smoke, becomes, year after year, a subject of very serious consideration. It is this that drives the middle class to the suburbs, or to any spot where once in the course of the day they can seem to live; and there is no one class of the community which is not affected in health and spirits when the autumn is upon us, and the advent of winter is fairly threatened. Both young and old are subject to this seasonal influence; no man, however robust, can defy the treachery of the English climate, while for the weak a peril lurks at every window, and a danger at every door. If there is one feeble spot in a person's constitution the winter will find it out. Leave off a garment too hurriedly, or neglect to put one on at the right time, and too probably the penalty will be paid. The vigorous individual who gets along from November to May without rheumatism, neuralgia, toothache, cold, low, feverish symptoms, or bronchitis, is a miracle to his less hardy brethren. No doubt there are heroic creatures, of faultless digestion, who make a boast that they never wore a great coat in their lives, who scorn draughts, who neglect even as years advance the necessity of studying underclothing, who come out of hot rooms and refuse to wrap up, who break the ice in their bath or bathe all the year round in the Thames or the Serpentine; but such strong pitchers as these go once too often to the well, and chill October oftentimes forces the oaken gate while the creaking door is still on its hinges.—*London News.*

The indications given of approaching changes of the weather by pains and muscular aches amongst those so afflicted, are often wonderfully accurate; but some of the best of these *natural Barometers* we have lost since the people have begun using *St. Jacob's Oil*.

**PHOSPHATE OF LIME!**

**PROPERTIES FOR SALE!**

The undersigned has now on hand for sale, several thousand acres of PHOSPHATE LANDS. Of these, he would recommend the following:—

- 2 Lots in the GORE of Templeton;
- 2 Lots in the North West Corner of Buckingham;
- 1 " " ditto ditto ditto
- 5 " " Wakefield;
- 6 " " Hull.

The Lots enumerated, are all good properties, and abound in Montreal.

ONLY ACTUAL WORKERS AND MANUFACTURERS DEALT WITH.

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**The Canada West Land Agency Company**

OFFICES: 11 ADELAIDE STREET EAST,

Toronto, - - Canada.

**J. R. Adamson, - - - Manager.**

This Company is being established by a few leading men in the Province of Ontario with the object of bringing into the Province a better class of Immigrants than has hitherto been obtained.

It is felt that the time has come when in the interests of Ontario some such step should be taken.

There appears to be a great enquiry just now by persons of this class in Great Britain for information as to the advantages of emigrating to and settling in Canada, but at present there is no organization formed to gather information sought for, and spread it in the right direction there. The Government has never been successful in obtaining this class of immigrants, in fact they have never made it a special object to do so.

The reason for carrying on the work by the assistance of a Company, with a moderately large capital, is in order to inspire confidence in those whom the Company will deal with in Great Britain, who will be more disposed to rely on the information they receive if it is conveyed to them through such a responsible agency.

That there is very urgent necessity for some such organization as is now contemplated is very apparent. Within the last three years the selling value of farms in Ontario has declined at least 20 per cent. This decline has taken place in spite of the fact that during these three years we have had a succession of exceptionally good crops, a circumstance which has always had the effect of raising the price of land. The reason of course for this remarkable decline is that hundreds of our farmers have sold their farms, or have offered them for sale with the view of going to Manitoba or the North-West. So many farms have in fact been thrown on the market that the usual result of over-supply has happened. Now, this state of things will, beyond all question, grow worse and worse. Emigration to the North-West has only commenced. Every sort of inducement to emigrate will be held out to our people, and they will go by thousands. The selling price of land will still further decline, and the very apprehension of it will doubtless influence a great many more to sell, and so increase the difficulty.

It becomes therefore a question of very grave moment to those who have invested money in real estate and in mortgages to lose no time in endeavoring to counteract the influences which have produced this state of things. It does not appear that anything more effectual or more natural can be done than to procure a supply of immigrants who will take the place of those who are gone and are about to go. If this Company can even secure two or three hundred new settlers per annum of the class above indicated, it will have accomplished a great work. There does not seem to be any difficulty in doing this.

The idea of the gentlemen who are interesting themselves in this movement is to establish a Company, with a subscribed capital of \$100,000, the whole business of which will be to energetically and effectually prosecute the objects above mentioned.

Although as much as \$100,000 will be subscribed in order as above mentioned, to inspire confidence in the minds of the people in Great Britain who may deal with the Company; it is not intended to call up more than \$10,000 of this amount. The small commission which the Company will receive on the sale of each property, will, it is hoped, pay the working expenses, and leave sufficient for a reasonable dividend to the shareholders of, say from eight to ten per cent on the amount of stock paid up.

The Company will first collect from all parts of the Province particulars of farms for sale, and lists of farms will be prepared by it and published under appropriate headings in its monthly pamphlets.

These pamphlets will also contain information as to the numbers and nationality of the population in different localities; the advantages offered by schools, markets, railway communication; the kind and quality of soil; the adapt-