

4.—The question of borrowing in Great Britain has been adverted to in several of our annual reports. Some few years ago this was a source of great profit to the older companies, at which time this company had not sufficient paid-up capital to enable it to do so legally; but now the low rates for loans have made it unadvisable to get money from that source, so that some of the old companies are discontinuing such operations.

5.—The funds of the company, together with the deposits, have for the most part been pretty well employed, though at times there have been larger balances at our bankers than desirable.

6.—In consequence of the lowering of the rates of interest on loans, it became necessary to give notice that from the 1st of January the percentage allowed on deposits would also be lowered. Some of our friends may feel disappointed at this reduction, but at present it is unavoidable. Should financial matters change so as to warrant it, the company will no doubt be pleased to return to former rates.

7.—The books of the company are audited regularly every month. The Directors have to record, with regret, that since the last annual meeting the death of one of our auditors, Mr. W. R. Orr, who had acted for the company from its beginning, has taken place. The position has been ably filled by Mr. R. H. Gray.

All of which is respectfully submitted.

WM. ELLIOT, President.

*Assets.*

Dec. 31, 1880.—Amount loaned on Mortgage..	\$710,747 57
Real estate .....	1,400 00
	\$712,147 57
Office furniture .....	591 00
Cash on hand.....	160 89
Cash in bank.....	60,206 14
Sundry accounts .....	103 37
	\$773,208 97

*Liabilities.*

Dec. 31, 1880.—Stock paid up....	\$447,032 76
Reserve Fund, 1879 .....	\$19,000
Do. do. 1880 .....	5,000
	24,000 00
Contingent Fund.....	\$2,141 17
Less Directors' and Auditors' fees .....	1,300 00
	841 17
Appropriat'd from profits..	2744 35
	3,585 52
Dividend on capitalized stock due 3rd January .....	11,457 70
Total liabilities to stockholders....	486,075 98
Deposits .....	\$286,825 93
Sundry accounts .....	307 06
Total liabilities to the public .....	287,132 99
	\$773,208 97

PROFIT AND LOSS ACCOUNT.

Dr.	
To interest on deposits .....	\$ 8,866 64
" Rent, salaries and current expenses .....	3,749 51
" Commissions, etc. ....	508 11
" Dividend No. 10.....	14,383 92
" " 11.....	14,988 97
" Furniture, 10 per cent .....	59 58
" Reserve Fund.....	5,000 00
" Contingent Fund .....	2,744 35
	\$50,301 08
Cr.	
By interest accrued.....	\$50,301 08

The Auditors hereby certify that they have audited all the books of the company for the year ending 31st December, 1880, in detail, and all securities, vouchers, and documents relating

to the same; they have also valued all the mortgages, and have compared the accompanying balance sheet, comprising the assets and liabilities, and the profit and loss account, with the said books, and have found them correct and satisfactory in every respect.

JAMES CARLYLE, }  
ROBT. H. GRAY, } Auditors.

After the president moved the adoption of the Directors' report, which was carried unanimously, the usual complimentary resolutions were passed, and Messrs Carlyle and Gray appointed auditors for the ensuing year, and voted \$110 each for last year. Messrs. B. Saunders and R. H. Gray, were appointed scrutineers. They reported that the ballot resulted in the unanimous re-election of the following gentlemen, namely, Messrs. Wm. Elliot, W. H. Dunspaugh, Robert Walker, James Paterson, and Robert Barber.

At a meeting of the Directors held subsequently, Mr. Elliot was re-elected president, and Mr. Dunspaugh vice-president.

JAMES WATSON,  
Manager.

Toronto, Feb. 15, 1881.

ONTARIO LOAN AND SAVINGS' COMPANY.

The eighth annual meeting of this company was held in its office on Wednesday, February 2nd, 1881. The following stockholders were present: Hon. T. N. Gibbs, Messrs. W. F. Cowan, Thomas Cornish, W. F. Allan, J. S. Larke, R. S. Hamlin, J. A. Gibson, W. T. Dingle, Lyman English, Wm. Readwin, John Carter, Thomas Patterson, W. H. Thomas and T. H. McMillan.

The president occupied the chair, and T. H. McMillan acted as secretary to the meeting. After the minutes of the previous annual meeting had been read and confirmed the chairman read the annual report of the affairs of the company for the past year as follows:—

REPORT.

The directors have much pleasure in submitting, their eighth annual report, the result of which must, they are sure, be gratifying to every shareholder, presenting as it does, the most successful year's results during the existence of the company. Your directors have had some difficulty in finding safe employment for the funds at their control, owing to the very large increase of deposits which flowed in upon them, and the unusual competition which has prevailed with loan companies and private lenders for mortgage securities; but upon the whole were successful in keeping the funds of the company mostly employed, which is evidenced in the very gratifying results presented in the accompanying report.

The net earnings of the company, after deducting salaries, rent, taxes, interest to depositors, and all other expenses, were \$32,630.17 as compared with \$24,067.42 the previous year. Out of which two half-yearly dividends at the rate of nine per cent. per annum were paid amounting to \$22,149.94, leaving the balance \$10,480.23. Of this amount \$10,000 have been placed to the credit of rest account, which account now amounts to the respectable sum of \$35,000, and the balance \$480.23 carried to the credit of contingent account. The deposits in the savings department during the year were \$645,031.31, as compared with \$338,383.91 the previous year, the net increase \$120,495.13 as compared with \$54,435.91 the previous year, and the repayments of loans \$97,845.33 as compared with \$122,287.04 the previous year. New loans to the amount of \$226,961.11 were made during the year as compared with \$129,906.45 the previous year.

Your directors may also be permitted to express the belief that the year the company have just entered upon will be productive of equally good, if not more profitable, results than the past, from the fact that the investments of the

company have now reached the large sum of \$639,641, all of which bear a much higher rate of interest than at present prevails, together with the renewed prosperity which seems to pervade every interest in the country. In connection with this anticipated result, your directors beg to suggest the propriety of building up a large rest account (even if your dividend be reduced say to eight per cent.) in order to provide for any further reduction in the rate of interest obtainable on mortgage security. The accounts of the year have been carefully audited and the securities valued.

The rapid growth of the business of the company has very much increased the labor and responsibility resting upon the secretary-treasurer, which previously had been exceedingly arduous, and the directors desire to express their approbation of the manner in which he has devoted himself to the interests of the company. All of which is respectfully submitted.

THOMAS N. GIBBS,  
President.

Oshawa, 2nd Feb. 1881.

STATEMENT OF ASSETS AND LIABILITIES.

*Assets.*

By Mortgages, present value.....	\$ 639,641 00
" Office furniture ..	\$ 601 60
" less 10 per cent off ..	60 16
" Cash in Ontario Bank, Oshawa....	17,167 98
" Nov. interest .....	263 01
	\$17,430 99
less cheques not presented .....	2,041 48
	15,389 51
By Cash in Ontario Bank, Whitby....	12,895 04
" cash in Ontario Bank, Bowmanville .....	4,974 81
" cash on hand .....	2,107 63
	\$675,549 43

*Liabilities.*

To Capital stock .....	\$ 273,630 40
" Depositors.....	366,195 82
" Rest account .....	35,000 00
" Contingent account .....	723 21
	\$675,549 43

STATEMENT OF PROFIT AND LOSS.

By Interest received..	\$ 29,602 17
" accrued in 1880.....	16,773 45
" premium account..	5,004 00
	\$51,379 62
To Interest paid.....	12,998 92
" Expense account..	4,264 73
" Solicitor's and valuers' fees chargeable to mortgagors ..	1,425 64
" Dividends Nos. 14 and 15 .....	22,149 94
" 10 per cent. off office furniture (\$601.60) .....	60 16
" Amount placed to rest account .....	10,000 00
" Amount placed to contingent account ..	480 23
	\$ 51,379 62

The Chairman said it was his duty to move the adoption of the report, and he had great pleasure in doing so. The Company had to meet last year severe competition and interest on first-class mortgages had declined in consequence. The fact that notwithstanding this the Company had been able to pay so large dividends as it had, and placed the handsome sum of \$10,000 to rest was one upon which the shareholders had reason