

CANADA WEST, 2nd MAY, 1855.



INFORMATION

FOR

INTENDING EMIGRANTS OF ALL CLASSES,

TO

UPPER CANADA ;

DESIGNED PRINCIPALLY FOR THE SMALL FARMER, AGRICULTURAL LABOURER, ETC., BUT WHICH WILL  
BE FOUND INTERESTING TO OTHER CLASSES POSSESSED OF CAPITAL OR  
INDEPENDENT INCOMES, WHO MAY CONTEMPLATE LEAVING THE  
UNITED KINGDOM WITH THEIR FAMILIES.

BY FREDERICK WIDDER, ESQUIRE,

COMMISSIONER OF THE CANADA COMPANY,

TORONTO, U. C.

THE FOURTH EDITION, REVISED AND MUCH EXTENDED.

TORONTO :

PRINTED AT THOMPSON & CO.'S STEAM PRINTING ESTABLISHMENT.

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The increasing inquiries made to the Canada Company for information upon Upper Canada from various parts of the United Kingdom, the United States, and Germany, by intending Emigrants, have induced the Company to arrange those questions, with their corresponding answers, and to print them in a form for general circulation; believing, that as the data are furnished by intelligent and experienced gentlemen, long resident in the Province, who have readily contributed their assistance, the information herein given, in a succinct form, will prove very useful and interesting, and at the same time form a ready means for the transmission of information from settlers to their friends at home who may be anxious to join them.

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# INTRODUCTION

TO

## FOURTH EDITION.

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THIS little Pamphlet has passed through three editions, and upwards of ten thousand copies have been circulated in the United Kingdom; and an edition in the German language, of about two thousand copies, has been distributed widely in Germany,—it is believed with considerable benefit, in promoting the settlement of the Province. A few months since, some influential parties, in England, taking a deep interest in emigration to Canada, urged strongly that a new edition, revised and extended to the present time, would be very serviceable. It is, therefore, now submitted.

At no period, perhaps, in the history of this Province, has such a task become more difficult, than at the present epoch in our affairs.

During the last three years, a combination of circumstances has caused a most extraordinary change in the relative position of everything. The price of land, of labour, of provisions,—in fact, of everything, has advanced. The inducing causes have, no doubt, been most materially the introduction of railroads,—the demand for labour arising from them,—the large amount of money disbursed for the works, and also brought to this Province for investment,—together with the high prices obtained for the past two years' harvests; to which must be added the large emigration from Europe, and of settlers from the United States, seeking this Province as their adopted home.

These events continued to stimulate great progress in our affairs, until the effects of the Russian war acted upon the money market in England, and were more deeply felt in Canada, superinduced upon the very large importations of goods from Europe and the United States, and the great depreciation in the price of lumber.

A check was given to our Railway Works—and Remittances for investments became limited. No monetary crisis, however, arose from these occurrences—they merely caused a suspension in our rapid advancement. At the same time, the wealthy condition of the Farmers, and the great demand for produce, advanced the prices of their productions, and that of Wild Land, and of all Real Estate, and affirmed the substantial position which the Province has acquired. It may be

said we are simply pausing for breath, after the recent excitement, and that we are about recruiting ourselves for a new start in our career; which it is believed will be a more permanent and important one, in its results of positive progress and prosperity, than has hitherto been witnessed. But this state of transition throws embarrassment around the desire to give perfect data and unchangeable prices, such as is desired in a work of this description; for a continuance of the war, the scarcity of money, and the suspension of our public works, or bad harvests, may seriously affect the data given; on the other hand, a contrary position of those affairs, would place this Province in a most extraordinary state of prosperity. Nor should it be forgotten, that we are about reaping the advantages of an extended commerce with the United States, through the Reciprocity Act; which cannot fail to be of great importance to us.

With reference to the imports, the following statement, from the official returns, will prove extremely interesting, as showing the very great increase in the trade of the Province during the past four years, and its great power of consumption of goods induced by its prosperity:

COMPARATIVE STATEMENT OF IMPORTS,

*Exhibiting in contrast the Value of and Amount of Duties collected on Goods entered for consumption in Canada, during the years 1850, 1851, 1852, 1853, and 1854, respectively.*

WHENCE IMPORTED.	VALUE.									
	1850.		1851.		1852.		1853.		1854.	
	£	s. d.	£	s. d.						
Great Britain.....	2,407,980	4 0	3,012,033	2 6	2,667,783	3 0	4,622,220	3 10	5,740,832	11 4
N. American Colonies...	96,404	19 6	109,242	16 1	120,238	10 7	158,164	19 7	168,778	14 3
West Indies.....	1,112	19 3	3,408	7 4	1,278	13 1	869	13 8	668	3 11
United States.....	1,648,715	2 5	2,091,441	6 3	2,119,423	6 4	2,945,536	17 0	3,683,274	9 8
Other foreign countries..	91,303	18 4	142,574	0 5	162,899	10 11	268,507	7 0	338,777	7 7
Totals.....	4,245,517	3 6	5,358,697	12 7	5,071,623	3 11	7,995,359	1 1	10,132,331	6 9
Duty on the above. . . .	615,694	13 8	737,439	0 2	739,263	12 9	1,028,676	15 7	1,224,751	4 8

Railroads are particularly alluded to in this little work; because they are considered as destined to work out an extraordinary change, socially and commercially, and act upon the value of all kinds of real estate, and Canadian productions, in an eminent degree.

To any one in Europe who may have been sceptical of the necessity or advantages of railways in this Province, or that they could be supported, with a prospect of a fair return on the capital invested in them, a most convincing argument is set forth in the Returns of the Great Western Railway Company of Canada, opened in January, 1854,

which show that the revenue for the six months ending in January last, amounted to £192,719; whilst the last Returns from the Audit Office of that Company at Hamilton, show the following astonishing increase:

COMPARATIVE STATEMENT of Traffic for the Week ending 20th April.

13,817½ Passengers.....	£8,360	14	1	
For Freight.....	5,939	5	6	
For sundries.....	489	11	2½	
	<hr/>			£14,789 10 9½

Corresponding Week, 1854.

7,139 passengers.....	£4,170	2	4½	
For freight.....	1,857	8	4	
For sundries.....	319	15	6	
	<hr/>			£6,347 6 2½

Increase..... £8,442 4 7

Total traffic since the 1st February.....	£104,536	8	10½
Total traffic for corresponding period last year.....	64,905	5	9
No. of passengers since 1st February.....			103,220
No. of passengers corresponding period last year.....			69,677½

STATEMENT of General Traffic for Month ending 30th April, 1855.

DESCRIPTION OF TRAFFIC.	NUMBER.	AMOUNT.					
		£	s.	d.	£	s.	d.
Local .....	36,577	11,933	18	5½			
Foreign .....	14,431½	18,793	11	0			
Emigrant.....	6,086½	4,018	18	10½			
	<hr/> 57,095				34,746	8	4
Excess Luggage, &c., local and foreign.....		641	19	0			
Mails and Express Freight.....		1,250	13	2½			
					<hr/> 1,892	12	3½
Live Stock.....		2,054	18	5			
Freight.....		18,990	14	3½			
					<hr/> 21,045	12	8½
	<hr/> 57,095				<hr/> 57,684	13	4¼

The views adopted in Europe, upon railroads, are not applicable to this country. *There*, railroads are the consequences of the requirements for quick and cheap conveyance of a dense population, and of its manufactures and productions; *here*, railroads are self-creative of support, by raising population,—through opening up a new and fertile country, which transmits its productions, in return for the supplies of its wants.

The effects of railroads upon the prices of produce, will probably be, to equalize them throughout the Province; whilst it can scarcely be expected they will reduce the cost of living, in the towns and ports where the railroads have their termini and depôts for exportation and importation. The requisite shipping, the great trade and commerce,

combined with the docks for ship-building, and manufactories, that will necessarily arise, will induce a consequent increased permanent and transient population, who must be supplied, and can well pay for their wants. Such has been the effect upon the cities of New York and Boston, and other places similarly situated. As to real estate, it must, from the same causes, be affected in a like manner, in the towns and ports; whilst farm lands will, in every manner, be greatly benefitted by railroads. About five years since, the price per acre for lands in the Genesee Country, and other parts of the State of New York, was from £12 10s. to £18 10s.; they are now selling at £18 to £25 per acre, including the ordinary farm-buildings; these are cleared lands, but the value of the timber would have been greater than the cost of clearing. The prices of wild lands, in Upper Canada, have undergone a very great advance, during the past three years; but, circumstanced as this Province is, and considering its comparative small amount of population, it will not, perhaps, be taking a too sanguine view, if we anticipate, that we shall, in a year or two, approach the prices now paid in the State of New York, for lands in this section of the Province enjoying an equally fertile soil, and having the like facilities of railroad and water communications.

It has been well observed by Professor Johnston, in a recent article of the *Journal of the Royal Agricultural Society of England*, on the relations of Geology to Agriculture in North America, that the *Peninsula* of Upper Canada, encircled by Lakes Ontario, Erie, and Huron, has a much wider expansion of those happily combined soils, which are so eminently distinguished for the growth of the finest quality of Wheat, in large abundance, than even the far-famed Genesee District of the neighbouring State of New York.

In this extensive range of country, (bounded by the great Lakes,) there is absolutely no land that is naturally sterile; and, probably, there is no other tract of equal area on the North American Continent, so well adapted, from circumstances of soil and climate, to the general purposes of Agriculture. This interesting region has already been materially benefitted by the opening of the Great Western, and the Ontario, Simcoe, and Huron Railways; and is rapidly settling by a persevering and industrious class of people. It will in a few years be the Garden of Canada, if not of North America.

It is considered that the altered position of this Province will much attract the attention of a class of people possessed of considerable means; who will make Canada a home for themselves and families. With this view, some pains has been bestowed upon the educational matter,—procured from the heads of the various departments,—and which cannot fail to be of interest to those families contemplating settlement in Canada.

FREDERICK WIDDER.

CANADA COMPANY'S OFFICE,

Toronto, Canada West, 2nd May, 1855.

## INFORMATION.

### QUERIES AND ANSWERS.

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QUERY No. 1.—*Climate of Canada West, and the Highest and Lowest Temperature, number of Wet and Snowy Days, &c., during the year ?*

ANSWER.—This may be considered a very important question, since so much ignorance and misrepresentation prevail upon the subject, and therefore it is conclusively answered by referring to the Government Meteorological Observations, made at Toronto, for ten years, from which the following is taken :—

| Year. | Mean Temperature. | Greatest Degree of Heat. | Lowest Degree of Cold. | No. of Days. |       |      | Rain, depth in Inches. | Snow, depth in Inches. |
|-------|-------------------|--------------------------|------------------------|--------------|-------|------|------------------------|------------------------|
|       |                   |                          |                        | Rain.        | Snow. | air. |                        |                        |
|       |                   | +                        |                        |              |       |      |                        |                        |
| 1840  | 44.1              | 82.4                     | —18.6                  | 97           | 56    | 213  | 29.6                   |                        |
| 1841  | 44.3              | 93.1                     | — 6.7                  | 80           | 46    | 239  | 36.7                   |                        |
| 1842  | 44.3              | 91.0                     | + 1.9                  | 89           | 55    | 221  | 43.0                   |                        |
| 1843  | 42.7              | 89.0                     | — 9.4                  | 83           | 73    | 209  | 43.6                   | 66.2                   |
| 1844  | 44.7              | 86.8                     | — 7.2                  | 106          | 41    | 219  | 34.8                   | 73.1                   |
| 1845  | 44.8              | 95.6                     | — 4.2                  | 97           | 47    | 221  | 27.1                   | 55.7                   |
| 1846  | 46.4              | 94.6                     | —16.7                  | 103          | 43    | 219  | 32.4                   | 62.1                   |
| 1847  | 43.5              | 87.0                     | — 2.9                  | 115          | 39    | 211  | 32.0                   | 49.8                   |
| 1848  | 44.6              | 92.0                     | —11.4                  | 98           | 33    | 235  | 22.2                   | 46.0                   |
| 1849  | 43.8              | 88.6                     | —14.2                  | 97           | 42    | 226  | 32.2                   | 43.0                   |

|                                                       |                             |
|-------------------------------------------------------|-----------------------------|
| Mean Temperature, taken from ten years' observation.. | 44.3                        |
| Highest Temperature.....                              | +95.0 12th July, 1845.      |
| Lowest do. ....                                       | —18.6 16th Jan., 1840.      |
| Total number of days on which rain fell.....          | 965—yearly average. 97      |
| Total number of days on which snow fell.....          | 475 “ 47                    |
| Total number of days perfectly fair.....              | 2213 “ 221                  |
| Average yearly depth of rain.....                     | 33.4 inches.                |
| Average yearly depth of snow.....                     | 56.6 “                      |
| Mean Temperature of four summer months.....           | 62° 6" four warmest months. |
| Mean Temperature of four winter months.....           | 26° 6" four coldest months. |

N.B.—If a particle of snow or rain falls during the 24 hours, the day is respectively considered at the Observatory as a rainy or snowy day.

QUERY No. 2.—*Does Farming afford a profitable return for Capital invested in it ?*

ANSWER.—This question cannot better be answered than by giving a brief review of affairs, during the last seven years, in Canada. Wheat has been sold at 3s. a 9s. per bushel, (now 1st May—is 10s. 11d. per bushel,) and other produce at proportionate prices: these great fluctuations have led to considerable speculations amongst most classes, but whilst the result has been ruinous to many engaged

in them, the Farmer holds a positive and steady position—seldom rich, as far as money is concerned; never poor, for from the produce of his own farm he enjoys every necessary and most of the luxuries of life; his property is constantly increasing in value, and he is yearly adding to his possessions either by the acquisition of wild lands for the settlement of his family, or by making extensive clearings and other improvements on the land he occupies: the constant increase in the comforts around him, shows corresponding progress in prosperity, whilst the absence of the means or opportunity for speculation protects him against losses and reverses of fortune. Let the crop be as bad as it may, he is certain of enough to support his family. If the Fall Wheat fails, he replaces it with Spring Wheat; and our seasons are so peculiar that some crop is always certain to be productive. The only parties who suffer disappointment in farming, are gentlemen who expect, from off the produce of a small farm in Canada, to live in the style they did in Europe, and parties who invest borrowed capital in farming operations. Those who understand their business, and whose capital employed in it is their own, are sure to increase their means and wealth. They may be checked for one, or even two years, but the third will certainly afford a recompense for their industry and perseverance. If a farmer determines to keep out of debt, and be satisfied with what his farm yields, independence in a few years will be the result.

Such was the state of matters till 1852; but from the results of Farming operations in Canada, for the last 3 years, it may now be safely said,—That Farming, when conducted with a reasonable degree of skill, affords as good, if not a better return for capital, than any other business in the Province. At the present time, Farmers as a body, are in a very prosperous state, and have money at command; many indeed have become little capitalists in their neighbourhood, and are loaning money at interest, and investing money in Bank Stock and other securities. The continuance of this state of affairs, is, of course, more or less, dependant upon Emigration, the progress of Railroads, and other Public works, the abundance of the crops, and the prices which they realize.

*QUERY No. 3.—What advantages does Canada afford for the residence of families possessed of incomes of from £300 to £1000 per annum, and what opportunities are afforded to such parties of increasing their capital or incomes?*

*ANSWER.*—Canada certainly offers great advantages in its principal Towns and Villages, as a place of residence for persons having families, and enjoying incomes of £300 to £800 per annum, and upwards. In a fertile country like this, whose productive powers, from the extent of its territory, are at present as it were unlimited, all the necessaries of life, which are one of the principal items of expense in families, are cheaper than in England. They were much more so until the commencement of Railroads, and the subsequent rise in most articles of consumption. The taxes are likewise lighter than at home, many things being in this country provided for by voluntary subscription, which are made the object of direct taxation in the mother country. The Grammar Schools in each county, are respectably conducted, and are every year improving; while it is believed, that few places can compete with Toronto, the capital of Western Canada, in the advantages which it holds out for educating a family on the English system.

In the rural districts, even where there is no Grammar School, the Common Schools are frequently conducted so as to admit of the attendance of the children of the better classes; and they are thus often made use of. In consequence of the habits of the country, and the constant acquirement of considerable property by persons who commenced

life in a station little above that of the labourer, a much greater amalgamation of grades of society takes place (particularly in the rural districts) than is usual in the old country; and this is not found to produce any evil effects,—but the contrary. Throughout the province there are separate schools for Roman Catholics. This country holds out important advantages to every prudent father of a family, by enabling him to a much greater extent, and at less expense than is possible in England, to successfully provide for the settlement of his sons in life. Young men who combine habits of industry with natural talent, will find fresh fields annually opening to their enterprise, both in professional and mercantile pursuits, through the rapidly increasing development of the resources of the Province, which are opening up channels for the exercise of abilities and perseverance, and few youths possessed of these qualifications need be apprehensive of not obtaining a competency. Investments in Canada, are for two purposes: for present income, and for deferred returns for capital invested. The former class, prudently made, yield 6 per cent. per annum, (the legal interest of the Province,) but by judicious management 7 and 8 per cent. can be safely obtained. The latter class of investment is specially adapted for the provision of children, and for those possessed of spare capital; and which, if made with judgment in real estate, is certain of realizing, in the course of 8 or 10 years, at least compound interest, and frequently much more,—for instance land in the neighbourhood of Toronto, Hamilton, and other Cities and Towns, has increased in value fully tenfold within the last 5 years. It must also be borne in mind, that as Exchange on England, generally rules at from 9 to 12½ per cent. premium, (the present rates are 11 a 12 prem.,) parties investing in Canada, at once increase their capital in the same ratio—the Exchange being 12½ prem., renders £1 sterling equal to £1 5s. cy., or £100 sterling equal to £125 currency.

The subject of Education has engaged the deepest attention of the Legislature and people of the Province, and the results are very satisfactory, as will be seen from the following particulars.

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#### STATE OF EDUCATION IN UPPER CANADA.

There are in Upper Canada, 3,127 Public Elementary Schools, 70 County Grammar Schools, 5 University Colleges, and 4 Colleges without University powers.

THE PUBLIC ELEMENTARY SCHOOLS, are supported by a yearly Legislative Grant, Local Assessment, and School Fees. The Legislative Grant, is £31,000 per annum; the Local Assessment, is about the same amount; and the School Fees and Voluntary Rates, about £60,000. The total amount raised for the payment of the Salaries of these Elementary Schools in 1853, was £130,039 0s. 3d. The following additional sums were also expended in Upper Canada, in aid of Education, in 1853, viz., £30,730 for the erection and repairs of School Houses; £1,377 for Maps and Apparatus; £3,500 for Public School Libraries; and £37,526 for Colleges and Grammar Schools: Grand Total, £202,000.

In connection with the Public Elementary Schools, the Legislature has made provision for establishing Public Libraries. For every dollar raised by local effort the Government contribute an additional dollar, and supply the total amount in suitable books. During 1853-4, nearly 100,000 volumes of books were thus circulated in Upper Canada.

The system of Public Instruction is engrafted upon the Municipal Institutions of the country. The Municipal Council of each Township, divides such Township into School Sections of a suitable extent, for one School in each, or for both a Male and Female School. The affairs of each School Section are managed by three

Trustees, elected by the freeholders and householders of such Section. The powers of Trustees are sufficient to enable them to do all that the interests of a good School require. The Township Council imposes assessments for the erection of School Houses, or for any other purpose desired by the inhabitants of School Sections, through their Trustees. The inhabitants of each School Section decide as to the manner in which they will support their School, according to the estimates and engagements made by the Trustees, whether by voluntary subscription, by rate-bills upon parents and guardians sending children to the School, or by rates upon the property of all, according to its assessed value. The inspection of Schools is by Local Superintendents, appointed by the County Municipalities. They are chiefly Ministers of the different religious persuasions. There is also a Board of Public Instruction in each County, for the Examination and Licensing of Teachers. At the head of the whole, is a Council of Public Instruction, and a Chief Superintendent of Schools, both appointed by the Crown. The Council has the entire management of the Provincial Normal and Model Schools, while the Chief Superintendent administers the School Laws, and is the head of the Department of Public Instruction in Upper Canada.

At the UPPER CANADA COLLEGE, boys are educated at a very small expense, until fit to enter the University. The Fees for Tuition, are £10 cy., per annum, for the higher Forms; and £7 cy. for the Preparatory Form and the Commercial Department. For *Resident Pupils*, the Fee, (with no extras,) for Board and Lodging, is £30 per annum. The College is mainly conducted on the Public School system of England. It has now stood the test of many years. The subjects taught, and all included under one Fee for Tuition, are Latin, Greek, Mathematics, French, English, Geometrical and Ornamental Drawing, Vocal and Instrumental Music.

The average number of Pupils annually, is 180; more than 1,500 of the Youth of the Province, have received their Education within its walls.

THE UNIVERSITY OF TORONTO AND UNIVERSITY COLLEGE.—The first of these, is on the model of the University of London. Its affairs are managed by a Chancellor, Vice-Chancellor, and Members of the Senate, who annually elect Examiners in the departments of Law, Medicine, Arts, Civil Engineering and Agriculture. It is empowered to confer degrees; and offers for competition, at each annual examination, Scholarships, Prizes of Books, and Certificates of Honor. The number of Scholarships is 90,—10 in the faculty of Law, 10 in the faculty of Medicine, 60 in the faculty of Arts, 5 in Civil Engineering, and 5 in Agriculture.

To each of these Scholarships is attached, a stipend of £30 per annum. The extent of the Endowment, enables the authorities to offer these advantages to the Public, without the payment of any Fee.

UNIVERSITY COLLEGE, affiliated to the University of Toronto, has an efficient staff of Professors, and a considerable number of Students. It is supplied with an excellent collection of Philosophical Apparatus, a valuable Library, and a small, but well selected Museum of Natural History. The number of Professors is nine; one in each of the following departments:—Classical Literature, (with which are connected Logic, Rhetoric, and Belles Lettres,) Metaphysics and Ethics, History, and English Literature, Modern Languages, Chemistry and Chemical Physics, Mathematics, and Natural Philosophy, Natural History, Mineralogy and Geology, and Agriculture. There is also a Lecturer on Oriental Literature. The Fees for Tuition are:—For Matriculated Students, £2 10s., for the Academic year.

|                                                                            |       |   |      |
|----------------------------------------------------------------------------|-------|---|------|
| For occasional Students for one course of Lectures, of 6 or 5 in each week | £1    | 5 | 0    |
| “ “ “ “ “ “ of 4 or 3 in “                                                 | ..    | 0 | 15 0 |
| “ “ “ “ “ “ of 2 or 1 in “                                                 | ..    | 0 | 10 0 |
| For three courses of Lectures                                              | ..... | 2 | 10 0 |
| For any number of courses above three                                      | ..... | 4 | 0 0  |

At TRINITY COLLEGE, which is in strict connection with the Church of England, Students are admitted in the several departments of Theology, Arts, Law, and Medicine. Students in Theology and Arts, are required to reside within the College, with the sole exception of those who have the opportunity of living with their parents in Toronto. The expenses of a resident student, including Fees, do not exceed £50 currency per annum.

The Arts' course at Trinity College extends over three years, and two additional years are required in the case of Theological Students who have not entered the Divinity Class before completing this term. Students are, however, allowed to join the Divinity Class at the end of either their first or second year, provided that they have attained the age of 21 years, and are considered by the Professors to be sufficiently advanced.

Five Divinity Scholarships are annually awarded, according to the results of an Examination, held in the beginning of October, which is open either to Students already admitted, or to Candidates for Matriculation. Of these Scholarships, one is of the value of £30, two of £25, and two of £20.

There are also two Scholarships of £40 cy., tenable for 2 years, founded by the Society for the Propagation of the Gospel. One of which is awarded annually to the most deserving Bachelor of Arts entering the Theological Class.

The College has been endowed with the following Scholarships for Students in Arts:

Two Scholarships of the annual value of £50 cy., tenable for two years, founded by His Grace the late Duke of Wellington.

Two Scholarships of £30 cy., tenable for three years, founded by the late Alexander Burnside, Esq.

One Bishop Strachan Scholarship of £30, tenable for three years.

Two Scholarships of £30, tenable for three years, founded by G. W. Allan, Esq.

(The above Scholarships are awarded according to the result of the annual Examination in June, to the most deserving Students of the first year.)

Two Scholarships of £25, tenable for three years, founded by the Hon. J. H. Cameron, restricted to the Sons of Clergymen resident and doing duty in British North America.

These Scholarships are awarded, when a vacancy occurs, at the annual examination in October, to some Candidate for Matriculation.

Robert Denison, Esq., has founded an Exhibition of £30 per annum, tenable for three years, by a Student in Divinity or Arts, to which he himself presents.

There are also Medical Schools and Classes, both in Canada West and East, where an excellent Medical Education can be obtained at moderate cost.

QUERY No. 4.—*Is there any Public Provision for Young Persons acquiring a scientific and practical knowledge of Agriculture, adapted to the requirements of the soil and climate of Canada?*

ANSWER.—A Chair of Agriculture has been established in University College, Toronto, to which grounds are attached for experimental purposes, and for illustrating to pupils the leading principles of practical as well as scientific Agriculture.

The Professor's Course of Lectures, comprises the History, Practice, and Science of the Art; and special instructions are given by the Professors of Chemistry, Geology, and Mineralogy, Natural History, &c., to Agricultural Students. The Fees are merely nominal.

Professor Buckland, formerly a practical English Farmer, and a Member of the

Royal Agricultural Society of England, resides on the grounds, and receives into his family, a select number of pupils.

The University has recently established five Scholarships in Agriculture, of the annual value of £30 each.

QUERY No. 5.—*The price of Clearing Wild Lands, and how cleared?*

ANSWER.—The *clearing* of wild land is always to be understood as clearing, fencing, and leaving it ready for a crop in ten acre fields, the stumps and roots of the trees alone being left to encumber the operations of the Farmer. The price varies greatly, according to circumstances, but may be quoted at present as £5 cy., per acre. The payment is always understood to be made in cash, except a special written bargain to the contrary is entered into. Timber is now becoming scarce and valuable in some locations; and near the Railway, the value of the Timber is equal to the cost of clearing the land.

QUERY No. 6.—*General Rotation of Crops, and Mode of putting them into the Ground?*

ANSWER.—As Wheat (the boast of Canada) succeeds best on a new fallow (newly cleared and burnt land being so called,) it is always the first Grain crop. Farmers with capital, seed the fallow down with grasses, and wait five or six years; but the farmer with limited means puts the land into crop the next year either with potatoes or Spring grain; then follows wheat again, every alternate year, until he has power to clear enough new land for his wheat crop each year,—when the old land is laid down in meadow, and otherwise cropped, without much attention to the usual general rules of good farming, until the stumps rot sufficiently to admit of the free use of the plough. The best English and Scotch farmers then adopt the customary three or four field system, or otherwise Wheat and Winter and Summer fallow, each alternate year. The first crops are always put in with the harrow alone. It is, however, almost impossible to speak positively in reply to this question, as it seems to be quite a matter of convenience, or perhaps caprice, as to the manner in which the cultivation shall proceed. We have farmers from all parts of Great Britain, Ireland, Europe and the United States, and each person assimilates his practice, as much as possible, to the customs to which he has been used—or thinks best for the country.

QUERY No. 7.—*Produce of crops in average years, per Acre?*

ANSWER.—The produce, per acre, of all crops varies much from year to year in Canada, owing to the late and early frosts. It is, however, generally considered that the following is a fair average of ten years, on all tolerably cultivated Farms:—Wheat, 25 bushels; barley, 30 bushels; oats, 40 bushels; rye, 30 bushels; potatoes, 250 bushels per acre.—Swedish turnips, mangel wurzel, and other roots of a similar kind, are not generally sufficiently cultivated to enable an average yield to be given; but it may very safely be said that, with similar care, culture and attention, the produce will not be less per acre than in England. Flax and hemp are now coming rapidly into notice as an additional resource to the agriculturist,—the quality of both articles is excellent, and the quantity obtained affords a profitable return—the climate and soil being well adapted for their growth. Tobacco has also been raised in considerable quantities, particularly in the Western extremities of the Province.

QUERY NO. 8.—*Cost of the usual and necessary Farm Buildings and Furniture?*

ANSWER.—A comfortable log house, 16 feet by 24, with two floors, with shingled roof, £18; log barn, 24 feet by 40, £15; frame house, same dimensions, £80; do. barn, £100, suitable sheds, &c., £40. Tables, 10s. to 17s. 6d.; stump bedsteads, 10s. to 20s. each. Chairs, per dozen, £1 5s. Boilers, saucepans, kettles, knives and forks, &c. &c., about 50 per cent. over the usual sterling retail prices in England. It must be borne in mind that the settler very seldom spends money in erecting his buildings, they being generally built by himself, with the assistance of his neighbours, and added to, as his wants and increasing prosperity may from time to time require. The cost of household furniture, or rather the quantity required, varies with the ideas of almost every family. In most cases the household furniture of a new settler will not be found to exceed in value £15; sometimes not half that sum; and is often altogether manufactured by the settler himself.

QUERY NO. 9.—*Prices of various kinds of Farm Live Stock? Do. of Dead Stock? Do. of Clothing? Do. of Provisions?\**

*Toronto Prices of Live and Dead Stock and Provisions, for the Fall of 1854.*

|                               |                 |
|-------------------------------|-----------------|
| Yoke of Oxen.....             | £20 0 to £30 0  |
| Cows.....                     | 8 0 to 12 10    |
| Farm Horses.....              | 20 0 to 50 0    |
| Sheep.....                    | 1 5 to 1 10     |
| Waggon.....                   | 20 0 to 25 0    |
| Double Harness.....           | 5 0 to 7 10     |
| Common Saddle and Bridle..... | 4 0 to 0 0      |
| Pair of Drags.....            | 2 0 to 3 0      |
| Scotch Plough (Iron).....     | 7 10 to 0 0     |
| Canadian and American.....    | 2 0 to 5 0      |
| Winnowing Machines.....       | 6 0 to 7 10     |
| Pails.....                    | 0 1 3d to 0 2   |
| Sacks for Grain.....          | 0 1 3 to 0 2 6d |
| American Scythe.....          | 0 3 9 to 0 5 0  |
| Reap Hook.....                | 0 1 9 to 0 3 0  |
| Feathers.....                 | 0 2 6 to 0 0 0  |
| Wool.....                     | 0 1 3 to 0 2 0  |
| Hay per ton.....              | 5 0 to 7 10     |
| Oats.....                     | 0 3 0 to 0 3 6½ |

*Crockery and Cutlery, 50 per cent advance on Home retail prices.*

|                         |                  |
|-------------------------|------------------|
| Pork per 100 lbs.....   | 32s 6d to 37s 6d |
| Flour per barrel.....   | 37 6 to 41 6     |
| Whisky per Gallon.....  | 1 10½ to 2 3     |
| Beef per lb.....        | 0 4½ to 0 6      |
| Oatmeal per barrel..... | 33 0 to 37 6     |

The above are the prices paid by consumers. Clothing 50 to 75 per cent addition on old country prices, if the articles are not of Canadian manufacture.

\*The following were the prices of 1852 :—Yoke of Oxen, £10 to £12 10s.; Cows, £3 to £5; Farm Horses, each, £15 to £25—lower in some Districts; Sheep, 6s. 3d. to 12s. 6d. each. Waggon, £15 to £20; Double Harness, £6 to £7 10s.; common Saddle and Bridle, £3 15s.; a pair of Drags, £1 10s.; Plough, £2 15s.; Winnowing Machines, £6 to £6 15s.; Pails, 1s.

The average of the prices of Fall Wheat at Toronto, per bushel of 60 lbs., from the years 1832 to 1854, is here given, as the most approximate scale ruling those of other parts of Canada West.

| <i>Years.</i> | <i>s.</i> | <i>d.</i>       | <i>Years.</i> | <i>s.</i> | <i>d.</i>        |
|---------------|-----------|-----------------|---------------|-----------|------------------|
| 1832          | 4         | 6               | 1844          | 4         | 2                |
| 1833          | 4         | 2               | 1845          | 3         | 11               |
| 1834          | 3         | 4               | 1846          | 4         | 7                |
| 1835          | 3         | 9               | 1847          | 4         | 11 $\frac{1}{2}$ |
| 1836          | 5         | 0               | 1848          | 4         | 2 $\frac{1}{2}$  |
| 1837          | 8         | 0               | 1849          | 4         | 5                |
| 1838          | 6         | 6               | 1850          | 4         | 2                |
| 1839          | 6         | 0               | 1851          | 3         | 10               |
| 1840          | 4         | 0 $\frac{1}{2}$ | 1852          | 3         | 5 $\frac{1}{2}$  |
| 1841          | 4         | 5               | 1853          | 4         | 2                |
| 1842          | 4         | 1 $\frac{1}{2}$ | 1854          | 7         | 6 $\frac{3}{4}$  |
| 1843          | 3         | 8               |               |           |                  |

Spring Wheat always 6d. per bushel lower.

N. B.—The prices of Fall wheat, have since August '54 to 1 Decr. 1854 varied from 7s. 7d. to 9s.; at the date of this Pamphlet, 1st May, 1855, the price is 10s. 11d. per bushel.

In calculating the average prices of Wheat, the year is considered to commence on the coming to market of the new crop in August or September.

QUERY NO. 10.—*Time when the Frost puts an end to Farming Operations, and when it leaves the ground?*

ANSWER.—The time of the setting in of the Frost, and of its departure, varies in Canada extremely in different years. But no prudent man ought to calculate on being able to do anything in the open field after the middle of November, or much before the first day of April. Fodder must be provided for Cattle sufficient to last till the middle of May, as although a surplus may be left, owing to the early setting in of the Spring, yet cases have been known of great distress prevailing from want of proper attention on this head.

QUERY NO. 11.—*Farmers' avocations during Winter?*

ANSWER.—The new Settler's avocations during the Winter Months are generally confined to taking care of his cattle and chopping,—that is felling and cutting up the trees ready for burning in the Spring. The underbrush must be cleared off before the

3d.; Sacks for Grain, 1s. 3d. to 1s. 6d. each; American Scythe, 4s.; Reap Hooks, 1s. 9d. to 2s. 10d.; Farmer's Sleigh for Produce, £7 to £7 10s.; Spades, 5s.; Bedding Feathers, 1s. 10 $\frac{1}{2}$ d. per lb.; Wool, 1s. 2d. per lb.; Hay, £2 10s. per ton; Oats, 1s. per bushel. *Clothing.*—Fifty per cent. addition on old country prices; Crockery and Cutlery of all kinds, very cheap. *Provisions.*—Pork, 15s. to 20s. per 100 lbs.; Flour, £1 per bbl. of 196 lbs.; Cheese, £1 10s. per cwt.; Butter, £2 10s. per cwt.; Whisky, 1s. 3d. to 1s. 9d. per gallon; Beef, £1 10s. per cwt., sometimes lower; Oatmeal, 7s. per cwt.

snow falls. The family, when industrious, find their time fully employed in spinning and other female occupations; and, when it is considered that in the newest settlements almost every article of convenience or luxury must be made at home or dispensed with, by poor settlers, it may easily be imagined that the duties of a Farmer's Wife and grown up daughters are numerous and unceasing,—for in proportion with their industry and abilities will be their domestic comfort and happiness. In the Summer, from the scarcity of labour, all assist in the fields,—the child of even five years old being usefully and healthily employed in some occupation befitting his age and strength. Amongst too many Canadian Farmers, however, the winter is a season of idleness and enjoyment, a great portion of it being spent in amusement and visiting, to the manifest neglect of their farms and impoverishment of themselves and families.

QUERY No. 12.—*What descriptions of Fruit and Garden Produce does Canada West yield?*

ANSWER.—All the fruits generally found in England thrive remarkably well in Canada—but the plum, apple, strawberry, raspberry, and melon, attain a luxuriance of growth and perfection unknown in England. The melon planted in the open ground, in most years, produces excellent crops. In many places, vines prosper well. Peaches are indigenous south of the parallel of 43°, or if not absolutely indigenous, grow rapidly from the stone and bear fruit within a few years, although good and rich flavoured grapes and peaches are seldom met with, owing to their culture being neglected. The same observations apply to all garden produce, which will attain a degree of luxuriance unknown perhaps in Britain, with far less care and culture.

QUERY No. 13.—*Wages of Male and Female Servants, and Prices of Job Work, such as Carpenters and other Tradesmen?*

ANSWER.—These have varied considerably, but the present wages are as follows:—Farm servants per month, with Board, £4; ditto, without Board, £5. Female servants, £1 a £1 5s. per month, with Board. Day labourers, 4s. to 5s.—in harvest, 10s., without Board. The wages of Carpenters and other tradesmen vary considerably according to the ability of the workmen; they all range, however, between 6s. 3d. and 12s. 6d. per day, taking these as the lowest and highest prices. These are the rates of wages to servants and workmen who are experienced in the work of the country. Newly-arrived Emigrants do not get so much. In consequence of the Railroads now in progress, labour is more in demand, and wages are consequently higher at times; 4s. 4½d. per day is the wages given on the Railway.

QUERY No. 14.—*Taxes payable by the Settlers, and offices they are liable to be called on to serve?*

ANSWER.—Great alterations have lately been made in the Laws relating to Assessments—the power being now vested in the Municipal Councils, elected by the people, to impose what rates they please. Each County, Township, Town or Incorporated Village, elects its own Council, and may therefore be said to tax itself. All the taxes raised by the Council, are expended within the several localities. There is a small Tax for the Provincial Lunatic Asylum, and some other Public buildings, imposed by the Legislature. It is perhaps useless to go into particulars, as almost

every Municipality varies in the amount of Taxes imposed. The offices which settlers are liable to be called on to serve are numerous, but are much sought after, as they are considered to confer distinction, and frequently emolument on the holders, who may be said to be members of a local government, in which is vested the levying of taxes, and administering the monies collected from the settlers, for all purposes connected with their welfare, viz., the Roads, Bridges, Schools and improvements, and its other municipal affairs, in none of which does the Provincial Government now interfere.

QUERY No. 15.—*Places of Religious Worship and Schools?*

ANSWER.—Places of religious worship are numerous throughout Canada. No Village is without at least one; and generally the leading denominations are fully accommodated in each Town and Village. As to schools, in towns and well-settled localities education is cheap in the extreme, and good. In the country and new settlements, so good a selection cannot be made, but there are few parts of Canada where a man can be at a loss to give his children a decent English education at a very cheap rate. School Trustees have the power of declaring all Common Schools in their several sections, free of all charges or fees, and the whole property of the section is then, according to valuation, taxed for their support. Roman Catholics have separate schools.

QUERY No. 16.—*The probable Expense of Supporting a Family of Five or Six grown persons until they could get sufficient from the Land to support themselves?*

ANSWER.—Information from several persons has been received on this head; the amount must necessarily vary according to the wants and usages of the family. Many persons will do with one-half of what others require; and it is impossible therefore to give any decided information on this point:—the prices of produce and provisions before given, will enable each individual to judge for himself. Support for a Family is rarely required for more than twelve months, in which time an industrious family should be able to raise a crop for themselves.

QUERY No. 17.—*Are Wild Beasts troublesome to New Settlers?*

ANSWER.—No. Some severe seasons, Wolves in remote settlements may annoy the Farmer, but to a small extent. Sheep are, however, in the more settled districts generally protected by a fold; and the Farmer may now and then lose a stray Hog by the Bears—but many men have been settled ten years in the Province without seeing either Wolf or Bear. All wild animals are getting scarcer every year as the Country becomes settled.

QUERY No. 18.—*What is the common Game of the Country?*

ANSWER.—The Game in some parts is plentiful, and consists of Deer, Wood Grouse, (called Partridges), Quails, Rabbits, (called Hares), and a great variety of Wild Ducks and Geese. Wild Turkeys are numerous in the Western section of Canada. Fish are also most abundant in all the Lakes and Rivers, and excellent of their kind; but an observation made by an old Farmer and wealthy Settler may be added to the answer, as it is a very true one, viz.:—That a new Settler can earn a Quarter of Beef in the time which it takes him to hunt for a Quarter of Venison.

QUERY No. 19.—*Price per acre of Improved and Wild Land ?*

ANSWER.—The Price of Wild Land varies according to locality, from 10s. per acre to £10. In a few remote districts it may still be had at the former rate, but it gradually increases according to density of settlements and facility of communications to the latter rate. In the oldest and most densely settled Townships, Wood Land is more valuable than cleared Land, as the Farmer is dependant on Wood for fuel and other domestic purposes.

Cleared Farms in the best and oldest settled Townships, with good buildings, are worth from £10 to £15 per acre.

QUERY No. 20.—*Situation of the Canada Company's Lands, particularly as to Roads, Navigable Waters, &c. ?*

ANSWER.—The Company have Lands in most parts of Canada West; they consist of scattered Lots of 200 acres each, and of Blocks: the principal Blocks are in the Counties of Huron, Perth, Essex, Kent, and Lambton, varying from 1,000 to 10,000 acres. The County of Huron is situated on the Lake of the same name, with a water frontage of 60 miles, intersected by two grand roads, which are in course of being macadamized. The Canada Company's Huron Tract, now forming the Counties of Huron and Perth, and Townships of Williams and Bosanquet, in the Counties of Middlesex and Lambton, is well-known to be one of the most fertile and healthy settlements in Canada. This settlement, in the year 1842, contained 7,101 souls, and according to the Official Returns completed for the Board of Statistics in 1852, the Company's Tract then exceeded a population of 36,000 souls, showing an increase of about 29,000 in ten years, and that the population has nearly quadrupled itself in ten years, a progress in settlement of a tract of country scarcely exceeded in any part of North America. The increase of population since 1852, cannot satisfactorily be shown, as unfortunately the Census returns are made for a period of ten years only; but from the large emigration from Europe and the United States, and migration from the Eastern to the Western parts of the Province, there is no question but that a very large increase in the numbers of settlers has occurred during the past two years.

There are several German settlements in the Company's Huron Tract; and the Blocks of Land afford facility for the undivided settlement of families and friends.

There are two Railways in progress through the Company's Lands, viz :—

The Buffalo, Brantford, and Goderich Railway, from Fort Erie through Stratford, Mitchell, to Goderich.

The Grand Trunk Railway, from Quebec through Toronto, Guelph, Stratford, to Sarnia.

QUERY No. 21.—*Price per acre of the Canada Company's Lands?*

ANSWER.—The prices of the Company's Lands vary considerably, but the following may be considered as near the average, in the several portions of the Province:—

|                             |                        |
|-----------------------------|------------------------|
| County of Huron .....       | 40s. to 80s. per acre. |
| Perth .....                 | 20s. to 30s. "         |
| Lambton .....               | 20s. to 50s. "         |
| Essex .....                 | 25s. to 50s. "         |
| Kent .....                  | 25s. to 60s. "         |
| Middlesex .....             | 50s. to 100s. "        |
| Elgin .....                 | 30s. to 50s. "         |
| Oxford .....                | 50s. to 80s. "         |
| Norfolk .....               | 30s. to 50s. "         |
| Wellington .....            | 20s. to 50s. "         |
| Grey .....                  | 20s. to " "            |
| Simcoe .....                | 20s. to 50s. "         |
| Ontario .....               | 20s. to 30s. "         |
| York .....                  | 30s. to 40s. "         |
| Durham .....                | 20s. to 30s. "         |
| Northumberland .....        | 25s. to 30s. "         |
| Victoria .....              | 20s. to 25s. "         |
| Peterborough .....          | 10s. to 25s. "         |
| Hastings .....              | 10s. to 25s. "         |
| Addington .....             | 10s. to 15s. "         |
| Frontenac .....             | 10s. to 15s. "         |
| Leeds .....                 | 10s. to 20s. "         |
| Grenville .....             | 10s. to 30s. "         |
| Dundas .....                | 10s. to 15s. "         |
| Stormont .....              | 10s. to 15s. "         |
| Glengary .....              | 10s. to 15s. "         |
| Prescott .....              | 10s. to 20s. "         |
| Russell, Carleton .....     | 10s. to 20s. "         |
| Lanark .....                | 5s. to 20s. "          |
| Town Lots in Goderich ..... | £50 and upwards        |
| Mitchell .....              | £15 "                  |
| Stratford .....             | £50 "                  |
| Guelph .....                | £100 "                 |

These were the prices, current in 1854, but so soon as the Railways now in progress and projected are opened, the value of Lands will be most materially advanced.

The Wood on many of the high priced Lots will pay for clearing the Land.

These Lands are offered on the most advantageous and beneficial terms, to suit the means or views of Settlers of every description. They are offered by way of LEASE for TEN YEARS; or FOR SALE, CASH DOWN.

The Rents payable 1st February each Year, are about the Interest, at Six per Cent, upon the Cash Price of the Land. When Leased, according to Locality, Two or Three Years' Rent must be paid in advance, but these payments will free the Settler from further Calls until the Third or Fourth year of his Terms of Lease.

The Settler has the privilege of purchasing the Fee Simple of the Land held under Lease, and of course, stopping payment of further Rents, before the expiration of the Term, upon paying the purchase Money specified in that Instrument.

The Lessee has thus *guaranteed to him the entire benefit* of his *Improvements and increased value* of the Land he occupies, should he wish to purchase. But he may, if he pleases, refuse to call for the Freehold: the *option being completely with the Settler.*

A Discount, after the rate of Two per Cent., will be allowed for anticipated payment of the purchase Money for every year of Lease not entered upon at the time of the purchase. *See Note.\**

### SETTLERS' SAVINGS BANK ACCOUNT.

In order to afford every assistance to industrious and provident settlers, the CANADA COMPANY will receive any sum of Five Pounds and upwards, for which their Lessee Settlers may not have immediate want, ON DEPOSIT—and allow interest at the rate of *Six per Cent.* per annum for the same; but it is clearly understood, that the full amount with interest accrued, shall at all times be at the disposal of the Settler, without notice. For this purpose the Company have opened an Account, which is

\*NOTE.—As illustrative of the success which has attended settlement in Canada, it may be well to mention, that in the Seven Years, from 1844 to 1851, inclusive, £92,655 4s. 0d. were remitted through the Canada Company, by Emigrants from the British Isles and Germany, to their friends at home, to bring them out to this Province.

The number and amount of these Remittances were as follows, viz :—

| Number. | Amount.      | Years. | Number.     | Amount.      | Years. |
|---------|--------------|--------|-------------|--------------|--------|
| 549     | £4,611 10 11 | 1844.  | 1,839       | 12,547 8 5   | 1848.  |
| 790     | 7,532 10 2   | 1845.  | 1,798       | 12,575 13 7  | 1849.  |
| 1,101   | 9,744 3 5    | 1846   | 2,455       | 14,385 6 9   | 1850.  |
| 2,981   | 15,742 13 11 | 1847.  | 2,621       | 15,515 16 10 | 1851.  |
|         |              |        | £92,655 4 0 |              |        |

The Company have discontinued this branch of business, having made arrangements with the Bank of Upper Canada to attend to it.

This year the Government Emigration Department have issued the following notice :—

In consequence of the frequent misapplication of money sent from Canada, for the purpose of bringing out Emigrants, an arrangement has been made by this Department, and sanctioned by the Government, which will render such misapplication impossible

This Department will receive in deposit, any sum of money parties in Upper Canada may be disposed to remit, for which they will receive a Certificate, which will insure the passage of the person or persons named therein.

The advantages of this plan are as follows :—

The parties remitting the Certificate, will be assured that their money cannot be applied to any other purpose than that intended.

The parties named in the Certificate, will have their choice of Port of Departure, as also selection of Ship, and can arrange for the rate of passage, as the Certificate will be received in payment of their passage, in any Port of the United Kingdom, by the Owner or Master of any Ship bound to Quebec.

If the sum named in the Certificate, is more than the passage amounts to, the Master or Owner of the Ship can advance the difference in cash, if so disposed. If not, the surplus will be re-paid to the person or persons named in the Certificate, on his or their arrival at Quebec.

For further particulars, apply to A. C. BUCHANAN, Esq., Chief Emigrant Agent, Quebec : or to A. B. HAWKE, Chief Emigrant Agent for Upper Canada, Toronto.

termed "*Settlers' Provident or Savings Bank Account*,"—thus affording the prudent Settler every facility for accumulating sufficient money to purchase; should bad harvests or any other unforeseen misfortunes visit him, he has always the amount deposited, with interest accrued, at his disposal to meet them. The advantages of this account are confined to the Company's actual Lessee Settlers.

The principal portion of the Company's Lots in the Towns and Villages of Goderich, Mitchell, Stratford, and Guelph, have been disposed of; but as illustrative of their progress, we cannot do better than give the following statistics:—

#### GODERICH.

*Goderich*—Situated on the shores of Lake Huron, the County Town of the County of Huron, and the destined Terminus of the Buffalo, Brantford and Goderich Railway, contains upwards of 300 Houses, of which 66 are Brick, 2 Stone, 211 Frame, and 21 Log.

|                                        |                                         |
|----------------------------------------|-----------------------------------------|
| 5 Churches, of various denominations,  | 1 Frame Fulling and Carding Mill.       |
| Stone Gaol,                            | 1 Saw Mill, on the borders of the Town, |
| Brick and Stone Court House,           | 1 Steam Saw Mill, in the adjacent Town- |
| Stone Light House,                     | ship of Colborne,                       |
| Brick Temperance Hall,                 | 2 Large Foundries,                      |
| 2 Brick Tanneries, and 1 Frame do.,    | 2 Large Frame Store Houses, for Grain   |
| Large Steam Saw Mill, (saws 3,000 feet | and Merchandize,                        |
| in 12 hours,)                          | 1 Large Stone do.                       |
| 1 Stone Grist Mill,                    | 1 Steam Window Sash & Planing Factory.  |

There are also in the Town, besides the County Offices, and their resident Officials:

|                                   |                                           |
|-----------------------------------|-------------------------------------------|
| 2 Banking Agencies,               | 12 Shoe Shops,                            |
| The Canada Company's do.,         | 2 Watch Makers,                           |
| Grammar School, with two Masters, | 1 Carriage Factory,                       |
| 1 Male Free School,               | 4 Waggon Makers,                          |
| 1 Female do. do.,                 | 1 Pump Maker,                             |
| 4 Doctors,                        | 2 Fanning Mill Makers,                    |
| 1 Dentist,                        | 2 Saddlers,                               |
| 5 Barristers and Attornies,       | 4 Master Blacksmiths,                     |
| 2 Provincial Land Surveyors,      | 6 Master Carpenters,                      |
| A Newspaper and Printing Office,  | 4 Cabinet Makers,                         |
| Mechanics' Institute,             | 1 Furrier and Hat Shop,                   |
| Agricultural Society,             | 10 Taverns,                               |
| 18 General Stores,                | 2 Livery Stables,                         |
| 2 Book Stores,                    | 2 Boarding Houses,                        |
| 4 Grocery Stores,                 | 3 Butchers,                               |
| 4 Drug Stores,                    | 3 Bakers,                                 |
| 6 Tailors' Shops,                 | And a Market House in course of erection. |

During the past year, there were about 3,000 Barrels of Fish landed at the Port; about 20,000 Bushels of Wheat shipped for foreign parts; and the export of Flour to the North and other places was very considerable. About 1000 Barrels of Pork—250 Barrels of Potash—1,000 firkins of Butter—400 cords Hemlock Bark—50,000 feet of Cherry Lumber—200 barrels of Grass Seed—£500 in value of Furs—10 tons powdered Maple Sugar—20 lbs. of Beaver Castor—50 lbs. of Isinglass—60 barrels of

Cranberries were also exported, and 150 cords of Wood supplied for Steamboats. Amount of duties in 1850, £241 14s. 9d.; and last year, 1854, they amounted to £1749 14s. 0d., making an increase of £1507 19s. 3d., or 625 per cent. in four years.

Amount of *assessed* value of Real Estate in 1854.....£115,688  
 “ “ Personal Property “ ..... 30,387

Total amount of assessed value.....£146,075

Number of persons assessed in 1854, 490; which according to the usual allowance of 5 individuals to each family, makes the population of Goderich 2,450. The population in 1851, according to the official Census of 1852, was 1,329,—thus showing an increase of 1,121 souls in three years, or 83 per cent.

### STRATFORD.

The following particulars of the Census of the Town, taken on the 3rd, 4th, 5th, and 6th of January, ultimo, have been furnished by Mr. Roberts, the Enumerator.

TOTAL POPULATION—1,414.

NUMBER OF BUILDINGS.—Stone 3; brick 25; frame 290; log, and log shanties 72—Total, 390.

CHURCHES.—English, (brick,) Free Kirk, (brick,) Roman Catholic, (frame,) Presbyterian, (frame,) Congregational, (frame,) Methodist, (frame,)—6. Schools, 3; Stores, 16; Drug Stores, 2; Boot and Shoe Stores, 3; Hotels, Saloons, and Beer-shops, 10; Printing and Newspaper Offices, 2; Bookstore, 1; Lawyers, 3; Doctors, 3; 1 saw, 1 grist, and 1 oatmill; Brewery, 1; Distillery, 1; Carding and Fulling Mill, 1; Foundry, 1; Tanneries, 2: and a fair proportion of Blacksmiths, Saddlers, Shoemakers, Tailors, Butchers, Joiners, Carpenters, Cabinet-makers, Chair-makers, Tanners, Coopers, Mill-wrights, Wheel-wrights, and other Mechanics.

There also the Perth County Gaol, and Court House; the County Offices, and resident Officials; 1 Bankign Agency; and the Canada Company's Agency.

The total value of Real and Personal Property amount to £148,333; total annual value, £8,742.

The Foreign Merchandize and Manufactured articles brought into Stratford, by Merchants, during the 6 months ending 1st March, 1855, amounted to 1,032 tons.

The Farm Produce and domestic manufactures sent from Stratford and its neighborhood, cannot be ascertained, as large quantities are taken by the Producers either to the shipping Port of Hamilton, or other markets.

The population on the 1st May, 1848, was 627; on the 12th September, 1853, it had increased to 1,214, and in January, 1855, to 1,414; showing an increase of 200 within 15 months.

### GUELPH.

#### STATISTICS OF THE TOWN OF GUELPH, IN MARCH, 1855.

|                                |   |                                             |    |
|--------------------------------|---|---------------------------------------------|----|
| Churches, number of.....       | 6 | Druggists' Stores.....                      | 2  |
| Clergymen.....                 | 7 | Stores, Merchants'.....                     | 17 |
| Schools.....                   | 7 | Book and Stationery Stores.....             | 3  |
| Teachers, male.....            | 5 | Post Office.....                            | 1  |
| Teachers, female.....          | 3 | Printing Offices.....                       | 3  |
| Barristers and Solicitors..... | 6 | Publishing one <i>tri</i> -weekly and three |    |
| Surgeons and Doctors.....      | 4 | <i>weekly</i> papers.....                   |    |
| Bank Offices.....              | 2 | Groceries.....                              | 8  |

*Statistics of Guelph—Continued.*

|                                  |    |                                     |   |
|----------------------------------|----|-------------------------------------|---|
| Hotels and Taverns.....          | 15 | Watch and Clock Maker.....          | 1 |
| Saloons.....                     | 4  | Bakers.....                         | 4 |
| Shoe Shops.....                  | 10 | Confectioners.....                  | 4 |
| Tailors and Clothiers.....       | 3  | Butchers.....                       | 6 |
| Carpenters—or Builders.....      | 10 | Breweries.....                      | 2 |
| Cabinet Makers.....              | 4  | Merchant and Grist Mills.....       | 3 |
| Painters and Glaziers.....       | 3  | Saw Mill, steam.....                | 1 |
| Waggon and Carriage Makers.....  | 3  | Saw Mill, water.....                | 1 |
| Coroner.....                     | 1  | Tanneries.....                      | 5 |
| Fanning Mill Maker.....          | 1  | Auctioneer.....                     | 1 |
| Chair Makers.....                | 3  | Pump Makers.....                    | 2 |
| Blacksmiths.....                 | 4  | Livery Stables.....                 | 3 |
| Iron Foundries.....              | 4  | Conveyancers.....                   | 5 |
| Tin Smiths.....                  | 4  | Stone Quarries.....                 | 3 |
| Saddlers and Harness Makers..... | 4  | Lime Kilns.....                     | 3 |
| Trunk Makers.....                | 2  | Railroad Depôts, to be shortly..... | 2 |
| Land Surveyors.....              | 2  |                                     |   |

|                                                       |          |                                                                                                               |
|-------------------------------------------------------|----------|---------------------------------------------------------------------------------------------------------------|
| Total actual value of Real Property in 1854.....      | £149,633 | Amount of assessed annual value of Real and Personal Property in 1854, £11,240.                               |
| Annual value of Real Property.....                    | 8,978    | Number of Persons assessed in 1854.....                                                                       |
| Which represents £149,633 actual, at 6 per cent.      |          | } 536                                                                                                         |
| Total actual value of Personal Property, in 1854..... | £ 33,975 | Which, according to the usual allowance of 5 individuals to each family, makes the population of Guelph 2680. |

The population of Guelph in 1851, according to the Official census of 1852, was 1860—thus shewing an increase of 820 souls in 3 years, or 44 per cent.

The foreign merchandize and manufactured articles brought into Guelph by merchants, during the six months ending 1st March, 1855, amounted to 1683 tons.

The Farm produce and domestic manufactures sent from Guelph and its neighbourhood cannot be ascertained, as large quantities are taken by the producers either to the shipping ports or other markets.

**QUERY No. 22.—*Situation of the Lands selling by the Canadian Government?***

**ANSWER.**—In the Eastern section of Upper Canada, the larger portion of Crown Lands are situated in the newly surveyed Townships of Wilberforce, Brougham and Grattan, on the Bonnechere River, and between them and the Ottawa River, in the Townships of Pembroke, Ross, Westmeath, Horton and McNab; also in Palmerston, Lavant and Darling; in each of these the quantity of ungranted Crown Land is still considerable. In the rear of the Counties of Hastings, Frontenac, and Lennox and Addington, the Townships of Elzivir, Kenebec, Kaladar, Olden and Oso, present large quantities of ungranted land, and although not of superior quality, their low prices ought to induce their sale and settlement. Bedford and Sheffield, School Townships in the same quarter, offer also considerable quantities of disposable land. In the rear of the Counties of Northumberland and Durham, there are considerable quantities of disposable lands in the Townships of Burleigh, Methuen, Belmont, Harvey, Fenelon, Sommer-

ville and Bexly. Their quality has not, however, generally been considered such as to have attracted any considerable number of settlers to them, but they are placed with the low priced lands.

The lands in the Counties of Grey, Brant, Wellington, Bruce and Perth, are filling up rapidly, and it therefore may be concluded that before the termination of the present year, 1855, the Government will scarcely have any lands of a desirable description in that section of the Province for sale, if not already disposed of by the local agencies. The Indian Department is, however, about to survey a portion of the large Peninsula North of the Saugeen, which comprehends about half a million of acres—and these may be considered as among the most desirable still available lands in Upper Canada. The ordinary price of Crown Lands in Townships East of the County of Simcoe, is 4s. per acre, payable by 5 instalments; West of Northumberland and Durham, 7s. 6d. per acre, payable by 10 instalments, with, in all cases interest. The School lands 10s. per acre, with 25 per cent set apart for roads, and same terms as the last named Crown Lands. The Clergy lands vary according to valuation set upon them.

Compulsory occupation and improvement of lands purchased is limited to Townships surveyed since the Union of the Provinces.

QUERY 23.—*What has been the amount of Emigration to Canada during the past years ?*

ANSWER.—

| IN THE YEAR, | EMIGRATION.<br>SOULS LANDED AT QUEBEC. |
|--------------|----------------------------------------|
| 1842, .....  | 44,374                                 |
| 1843, .....  | 20,142                                 |
| 1844, .....  | 25,375                                 |
| 1845, .....  | 29,253                                 |
| 1846, .....  | 32,753                                 |
| 1847, .....  | 90,150                                 |
| 1848, .....  | 27,939                                 |
| 1849, .....  | 38,494                                 |
| 1850, .....  | 32,292                                 |
| 1851, .....  | 41,076                                 |
| 1852, .....  | 39,176                                 |
| 1853, .....  | 36,699                                 |
| 1854, .....  | 53,183                                 |

And about 7,000 came from the United States, during 1854.

QUERY No. 24.—*Are there any authorized Agents appointed by Government to protect and advise Emigrants ?*

ANSWER.—Yes; at Quebec is stationed J. BUCHANAN, Esq., Her Majesty's Chief Emigrant Agent, and in consequence of the large number of Emigrants now coming from all parts of GERMANY, the Canadian Government has recently appointed Mr. J. SINN, a native of Germany, to act under Mr. Buchanan, for the purpose of advising and protecting German Emigrants, who had better apply to him on their arrival at Quebec. There are also Government Emigrant Agents at the following places:—Montreal, Mr. A. CONLAN; Toronto, A. B. HAWKE, Esq., Chief Agent for Upper Canada; Hamilton, Mr. W. FREEHAUF, German and English Agent.



*Ontario, Simcoe, and Huron.*—From Toronto to Collingwood Harbour, on the Georgian Bay; 94 miles completed and doing business. Five large, first-class Steamers, of 1,500 tons each, 300 feet long, are chartered to run from Collingwood to all ports on Lake Michigan; to Green Bay; the Bruce Mines, on Lake Huron; and passing through the new Canal, to all ports on Lake Superior. This Railroad has connection with the New York and Erie, New York Central, and the Boston and Ogdensburg Railroads; and also with the Grand Trunk Railway of Canada.

*The Grand Trunk Railway of Canada.*—1st *Western Section*, or Toronto and Sarnia Line, 170 miles, passing through Guelph, Berlin, Hamburg, Stratford, and St. Mary's, intersecting the Buffalo, Brantford, and Goderich Line at Stratford; all under contract; and 90 miles, from Toronto to Stratford, to be completed in 1855. 2nd. *Eastern Sections*, from Toronto to Kingston, and Kingston to Montreal, whose distance, 343 miles, in course of construction at various points.

*Bytown and Prescott.*—54 miles, from the City of Ottawa (formerly Bytown) to Prescott, there crossing the "Grand Trunk," and having its terminus on the River St. Lawrence, opposite to that of the "Ogdensburgh and Boston" routes, at Ogdensburgh in the State of New York. This road is opened and doing a thriving business.

*Brockville and Ottawa.*—60 miles, from Brockville on the St. Lawrence to Arnprior at the mouth of the Madawaska on the Ottawa, passing centrally through the Counties of Leeds, Lanark and Renfrew; under contract, and work commenced.

*Cobourg and Peterborough.*—26 miles, from Cobourg on Lake Ontario to Peterborough, a thriving inland Town; the Road is nearly completed, and partially opened for traffic.

*Port Hope and Lindsay.*—30 miles, runs inland from Port Hope on Lake Ontario through the Counties of Durham and Victoria; construction well advanced.

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#### ROUTE AND DISTANCE FROM QUEBEC AND MONTREAL TO KINGSTON, TORONTO, AND HAMILTON.

To MONTREAL, 180 miles by steamer, calling at Three Rivers, Port St. Francis, and Sorel.

From MONTREAL to TORONTO, *via* the St. Lawrence and Kingston.

|                     |         |
|---------------------|---------|
| To Lachine .....    | 9—      |
| Cascades .....      | 23— 32  |
| Coteau du Lac ..... | 12— 44  |
| Lancaster .....     | 18— 62  |
| Cornwall .....      | 16— 78  |
| Williamsburgh ..... | 26—104  |
| Matilda .....       | 8—112   |
| Prescott .....      | 15—127  |
| Brockville .....    | 12—139  |
| Gananoque .....     | 32—171  |
| Kingston .....      | 18—189  |
| Toronto .....       | 180—369 |

## TRANSPORT OF EMIGRANTS BY THE ST. LAWRENCE.

Last year, some Germans, who landed at Quebec, were carried direct to the Western States, without transshipment, as far as Cleveland, on Lake Erie, a distance of 700 miles, at the low rate of 24s. sterling, each. Had they gone from New York to Albany, from thence to Cleveland, they could not possibly have done so at a less cost than £2 15s. sterling, supposing even that only one dollar was paid for transport from New York to Albany.

Emigrants are not sufficiently aware of this. In the year 1849, 213,554 persons landed at New York, and only 38,494 at Quebec; and of the former 1,700 came on to Canada, at a cost very considerably more than if they had come the direct and natural way. Besides, an emigrant travelling west through Canada has the advantage of always having his baggage under his eye, which he cannot have if he travels by railroad through the United States.

The following is the Tariff determined upon for the passage from Quebec to the following places, by the Royal Mail Steamers, during and since the season of 1852; the distance to Chicago being accomplished in 10 days: while from New York to Buffalo will occupy the same time:—

|                                            | Deck. |    | Distance.  |
|--------------------------------------------|-------|----|------------|
|                                            | s.    | d. |            |
| From Quebec to Montreal.....               | 3     | 9— | 180 miles. |
| “ “ Kingston.....                          | 13    | 9— | 380 “      |
| “ “ Cobourg and Port Hope.....             | 16    | 3— | 488 “      |
| “ “ Toronto.....                           | 18    | 9— | 560 “      |
| “ “ Hamilton, Niagara, and Queenston.....  | 21    | 3— | 600 “      |
| “ “ Buffalo.....                           | 26    | 3— | 665 “      |
| “ “ Cleveland.....                         | 31    | 3— | 770 “      |
| “ “ Detroit.....                           | 31    | 3— | 907 “      |
| “ “ Wisconsin, Chicago, and Milwaukie..... | 36    | 3— | 1622 “     |

It is likely that these rates will be lowered, when the competition which will arise this year, occurs.

LAND CARRIAGE—that is, the hire of a team of two horses, waggon and driver, which will take 18 cwt. of load—may generally be reckoned at 8d. per mile to the journey's end, supposing the team to come back empty; cheaper land travelling than this can, however, often be obtained by making a bargain.

Two steamers ply daily, in the morning and afternoon, from Lewiston, Queenston, and Niagara, to Toronto and Hamilton, distant thirty-six miles. There is a steamer plying three times a week from Rochester to Toronto, Kingston, and Hamilton, which will most probably be made a daily communication in a few weeks. The distance by railway, from Buffalo to Lewiston, is twenty-eight miles. Steamboats ply between Buffalo and Port Stanley, touching at intermediate ports on the Canada shore. This route affords an easy and cheap access to the western sections of the Upper Province. Stages to and from the boat at Port Stanley for London and Goderich. The steamer *Emerald* plies between Buffalo and Chippewa three times a day, from whence there is railway to Queenston.

Steamers ply between Kingston and Toronto, and Toronto and Hamilton, daily.

Distance from Hamilton to Guelph, thirty miles; two stages and a post pass to and from, daily.

NOTE.—The prices given are Halifax currency, of which \$1, or 5s., is equal to 8s. York, or 4s. sterling.

The following Table of Value, in Canada, of various European Coins, will be useful to German Emigrants:—

| BAVARIA.                                  |                            |                    | PRUSSIA.                          |                            |                     |
|-------------------------------------------|----------------------------|--------------------|-----------------------------------|----------------------------|---------------------|
|                                           | Value in Halifax Currency. |                    |                                   | Value in Halifax Currency. |                     |
|                                           | £                          | s. D.              |                                   | £                          | s. D.               |
| <i>Gold</i> —Caroline,.....               | 1                          | 4 9 $\frac{3}{4}$  | <i>Gold</i> —Ducat,.....          | 0                          | 11 3 $\frac{1}{4}$  |
| Maximilian,.....                          | 0                          | 16 7               | Frederick,.....                   | 0                          | 19 10 $\frac{1}{2}$ |
| <i>Silver</i> —Crown,.....                | 0                          | 5 2 $\frac{3}{4}$  | <i>Silver</i> —Rixthaler,.....    | 0                          | 3 5                 |
| Rix Dollar,.....                          | 0                          | 4 8 $\frac{1}{2}$  | 5 Silver Groschen,.....           | 0                          | 0 6 $\frac{1}{2}$   |
| Kopfstuck,.....                           | 0                          | 0 9 $\frac{1}{2}$  |                                   |                            |                     |
| FRANCE.                                   |                            |                    | SAXONY.                           |                            |                     |
| <i>Gold</i> —Louis d'Or, 1786,....        | 1                          | 2 10 $\frac{1}{2}$ | <i>Gold</i> —Ducat, 1797,.....    | 0                          | 11 4                |
| Double Louis d'Or,....                    | 2                          | 5 9 $\frac{1}{4}$  | Augustus of 5 Thalers,...         | 0                          | 19 10               |
| Forty Franc Piece,....                    | 1                          | 18 6               | <i>Silver</i> —Rix Dollar,.....   | 0                          | 4 9 $\frac{1}{4}$   |
| Napoleon, 20 Francs,...                   | 0                          | 19 3               | Florin,.....                      | 0                          | 2 4 $\frac{1}{4}$   |
| <i>Silver</i> —Five Franc Piece,...       | 0                          | 4 8                | Groschen,.....                    | 0                          | 0 1 $\frac{1}{4}$   |
| Two Franc Piece,....                      | 0                          | 1 9 $\frac{3}{4}$  |                                   |                            |                     |
| Franc,.....                               | 0                          | 0 11 $\frac{1}{4}$ | WURTEMBERGH.                      |                            |                     |
| FRANKFORT ON MAINE.                       |                            |                    | <i>Gold</i> —Carolyn,.....        | 1                          | 4 5 $\frac{1}{2}$   |
| <i>Gold</i> —Ducat,.....                  | 0                          | 11 4 $\frac{1}{4}$ | Ducat,.....                       | 0                          | 11 2                |
| HAMBURGH.                                 |                            |                    | HOLLAND.                          |                            |                     |
| <i>Gold</i> —Ducat,.....                  | 0                          | 11 4 $\frac{1}{4}$ | <i>Gold</i> —Double Ryder,.....   | 3                          | 1 0                 |
| <i>Silver</i> —16 Shilling Convention,... | 0                          | 1 4 $\frac{3}{4}$  | Ryder,.....                       | 1                          | 10 2 $\frac{1}{2}$  |
| Rix Dollar Specie,....                    | 0                          | 5 3 $\frac{1}{2}$  | Ducat,.....                       | 0                          | 11 4                |
|                                           |                            |                    | 10 Guilder Piece,....             | 1                          | 0 1 $\frac{1}{2}$   |
| NETHERLANDS.                              |                            |                    | 5 do. in proportion.              |                            |                     |
| <i>Gold</i> —Lion, or 14 Florin Piece,... | 1                          | 5 2 $\frac{3}{4}$  | SWITZERLAND.                      |                            |                     |
| Ryder,.....                               | 1                          | 10 2 $\frac{1}{2}$ | <i>Gold</i> —Pistole,.....        | 1                          | 2 9                 |
| 10 Florin Piece,....                      | 1                          | 0 0 $\frac{3}{4}$  | Ducat of Zurich,....              | 0                          | 11 3 $\frac{1}{2}$  |
| Ducat,.....                               | 0                          | 11 4 $\frac{1}{2}$ | Ducat of Berne,.....              | 0                          | 9 11                |
| 10 Guilder Piece,....                     | 1                          | 0 1 $\frac{3}{4}$  | <i>Silver</i> —Crown of Bale,.... | 0                          | 5 4 $\frac{3}{4}$   |
| <i>Silver</i> —Florin,.....               | 0                          | 1 11 $\frac{1}{2}$ | Crown of Zurich,....              | 0                          | 4 3 $\frac{3}{4}$   |
| Escalin,.....                             | 0                          | 0 8                | 4 Franken Piece,....              | 0                          | 5 6 $\frac{1}{8}$   |
| Ducatoon,.....                            | 0                          | 6 3 $\frac{1}{2}$  | Frank,.....                       | 0                          | 1 4 $\frac{3}{4}$   |
| Ducat, or Rix Dollar,...                  | 0                          | 5 0 $\frac{1}{4}$  |                                   |                            |                     |

Any further information required by Emigrants, also lists of the vacant Lands offered for disposal by the Company, can always be obtained, free of charge, at the Canada Company's Offices, Toronto, and London, in England.

When the Grand Trunk Railway of Canada is completed, Passengers will be conveyed with speed and low rates from Portland, in the State of Maine, or from Quebec direct to Toronto, Hamilton, London, Detroit, Guelph, and Stratford; also to Goderich, in the Huron Tract.

TORONTO, 2nd May, 1855.