

DOMINION OF CANADA.

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THE EASTERN TOWNSHIPS.

---

INFORMATION FOR INTENDING SETTLERS.

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PUBLISHED BY THE DEPARTMENT OF AGRICULTURE,  
OF THE GOVERNMENT OF CANADA.

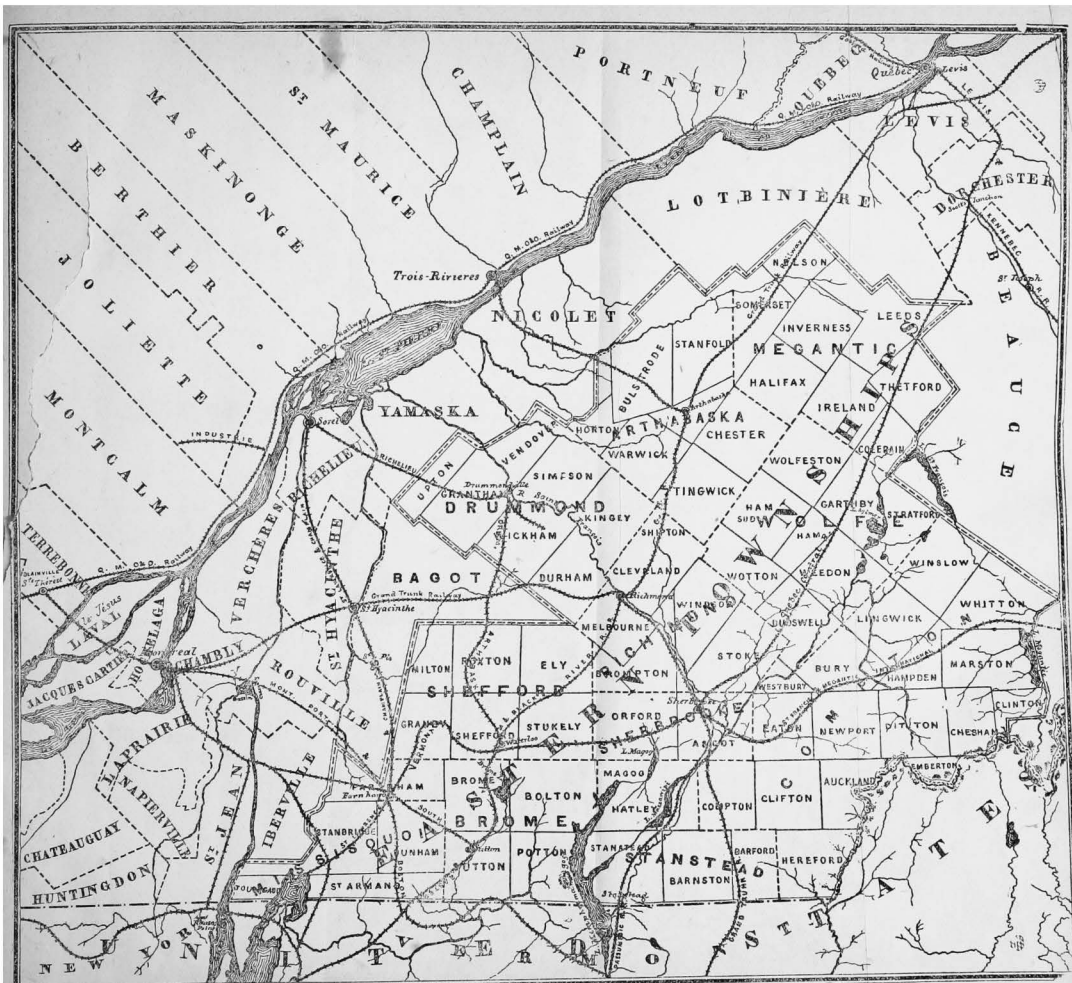
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OTTAWA.

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1883





**MAP OF THE EASTERN TOWNSHIPS.**  
 PROVINCE OF QUEBEC, CANADA.



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## THE EASTERN TOWNSHIPS.

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The Eastern Townships comprise that portion of the Province of Quebec lying South of the River St. Lawrence, and adjoining the frontier of the United States, as marked on the map attached to this pamphlet. A glance at this map will show the relations of the Townships to the cities of Montreal and Quebec, and to the River St. Lawrence, the great water communication of the Dominion.

The Eastern Townships, from the fact of their lying outside of the ordinary route of travel from the United Kingdom to the West of the Dominion, have not hitherto been so much sought out as other parts of the Dominion by settlers from Great Britain. They, however, offer advantages which, at the present time, are worthy of particular consideration.

It is proposed in this pamphlet briefly to consider them under the several heads of Climate and Production, Soil, Communications and Markets, and General Suitability for immigrants from the United Kingdom.

### I.—CLIMATE AND PRODUCTIONS.

As respects mildness of climate, the Eastern Townships are more favourably situated than any other part of the Province

of Quebec, their southern frontier being on the line of 45° 8' N. latitude ; which corresponds in Europe with that of the south of France. This condition gives in summer sufficient heat to ripen Indian Corn and Tomatoes. Grapes are also grown in the open air ; and the conditions are favourable for their culture. Apples and the ordinary small fruits will not only grow in great abundance, but the conditions of the country are specially adapted to their production. Grazing and stock raising have, however, been the special features of the Township industries, for reasons that will hereafter be particularly stated. The ordinary cereals, such as wheat, oats, barley, &c., grow in great abundance.

In Winter, the climate is generally colder than that of the United Kingdom, but the cold is accompanied by a drier and brighter atmosphere ; which causes a much less disagreeable feeling of cold than a warmer temperature accompanied by dampness ; and it is an undoubted fact that owing to this drier cold in winter, people suffer much less in Canada than they do in England. During the winter, too, the snow which falls remains on the ground ; and packing under foot, forms a smooth road, which is very favourable for the operations of teaming and lumbering. This is an advantage peculiar to the country, as even in the more newly settled localities, before there has been time to make very perfect roads, the snow road offers facilities which are not exceeded, and in truth not equalled, by the best macadamised roads of the United Kingdom.

In short, both in summer and winter, the climate of the Eastern Townships is very pleasant and healthy ; and settlers from the United Kingdom when they become accustomed to



it, very greatly prefer it to the more humid and cloudy conditions which they have left behind.

## II.—SOIL AND FEATURES.

The soil of the Eastern Townships is very fertile and susceptible of the highest degree of cultivation. The features of the country are rolling, having the appearance when viewed from an elevation, of an upheaval of immense waves suddenly stilled ; and these slopes and valleys, before they were cleared, were covered with a luxuriant growth of those kinds of forest which in America, are known as a sign of naturally drained soil of great fertility. There are many kinds of wood found in the Eastern Townships forests. Among these the following may be enumerated :—Maple, hard and soft, Birch, Elm, Ash, Spruce, Basswood, Butternut, Hickory, Cedar, &c. It is also to be noticed that contiguous to these woods are numerous water powers which may be utilized for manufactures. The country is literally intersected with streams and rivulets, the waters of which are clear and cold, and the home of the red trout. There are also numerous lakes of very great natural beauty ; and one of them, Lake Memphremagog, compares with, if it does not exceed, Loch Lomond, in loveliness of scenery. In a word, for natural beauty of landscape, the Eastern Townships may compare with any part of the world and the lakes, as well as the streams, are rich in valuable fish.

## III.—SETTLEMENT ON WILD LANDS AND PURCHASING IMPROVED FARMS.

The settler in the Eastern Townships has the choice between taking up wild or forest lands ; or, if he has means,

acquiring an improved farm. No better idea can be presented of the kind of life before the settler on forest lands, than is contained in three illustrations published in this pamphlet, giving three phases of a settler's life. No. 1 correctly represents the "shanty in the bush;" that is the first log house the settler makes upon his first clearing. No. 2 represents the state of things in "fifteen years after;" and No. 3 is a representation of the way in which matters would stand at the end of "thirty years." The settler in the forest should have means to live over one year, until the first crop comes in. He must be prepared for a great deal of hard work. But, in the words of the Earl of Dufferin, late Governor-General, he will find this toil sweetened by the reflection that he owns no master, and that he is constantly improving his own estate. There are hundreds and thousands of men all over the country, who began in poverty in such a scene as is represented in view No. 1, who have risen to independence, and educated and comfortably settled their families.

Improved farms may be bought in many parts of the Townships at very moderate prices by tenant farmers from the United Kingdom who have a little capital, and it is this class specially that is invited to settle in the Eastern Townships. The actual purchase money of an improved farm is about the same as the rent of a good farm in England. The soil of the Canadian farm, and the Canadian climate are actually superior to those found in England. By the term "improved farm" is meant a farm with a house, barn, stables, fences, and cultivation, ready at once to enter upon.

It may be explained here that the reason why improved farms in Canada can be obtained on such moderate terms, is

owing to the fact that there is a constant tendency along the whole of the north eastern face of the American continent, on the part of a class of settlers, to undertake pioneer life, or to commence anew, in order as well to obtain a larger field than the old homestead, for the sake of the settlement of their sons, as for the love of adventure and of the life with which they started for its own sake. It thus happens that conditions are afforded especially favourable for the tenant farmer from the United Kingdom, with a little capital, to acquire a farm, on which his previous habits of life have adapted him to work ; while the older settler of the country has more special adaptation for the pioneer life than the newly arrived immigrant. But newly arrived immigrants of intelligence very soon become acquainted with what may be called the specialties of the country.

At the date of the last published pamphlet of the Quebec Government there were over 900,000 acres of wild or forest land for sale in the Eastern Townships. Some of these have since been disposed of, but there are yet large areas available ; and there are also lands held by the British American Land Company, by other Land Companies as well as by private individuals—well situate and available for settlement—which can be obtained on reasonable terms. The Government lands are sold at from 50 to 60 cents—from 2s. 4½d. to 3s. stg—per acre, on condition of settlement.

The Eastern Townships also possess a good deal of mineral wealth. In some places gold has been found, and in some localities it has been profitably worked, and there is promise of further development. There are very considerable copper mines which have been worked ; as well as other minerals, such as

galena carrying a good proportion of silver, iron deposits of large extent, and slate quarries, the quality of the slate being equal to the best Welsh slate. Asbestos mines have also been recently opened and show excellent results. There are also valuable building stones, including valuable granite and marble ; and the Dudswell lime works are already widely known. Many other minerals have been discovered which have not been worked or have not been found in sufficient quantities to rise to the rank of industries.

#### IV.—COMMUNICATIONS AND MARKETS.

The Eastern Townships are now thoroughly opened up in every direction by Railways in operation ; and several other important lines are contemplated. The Grand Trunk Railway connects Richmond, Sherbrooke and Compton, with Montreal on one side, and Portland, which practically may be called one of the winter ports of the Dominion, on the other. The Central Vermont Railway connects another portion of the Townships with the cities of Montreal and Boston : the South Eastern Railway still other portions with the same cities ; The Quebec Central connects Sherbrooke with Quebec. The International Railway connecting with the Grand Trunk at Sherbrooke, opens up a large and valuable tract of country for settlement ; and is a portion of a projected, and soon to be completed through line connecting with the ports of St. John and St. Andrews in New Brunswick, and making the shortest possible line between Montreal and the Atlantic seaboard. The St. Lawrence and Lake Champlain Railway ; the Montreal, Portland and Boston Railway ; the Massawippi Valley Railway,—severally open up other portions of the Townships. The parts

of the country served by these several railways may be seen by a study of the map.

It will further be seen that these connections open for the Townships, trade with Montreal and Quebec on one side, and the New England States and New-York on the other ; all of which are valuable.

The New England States have, in the past, taken vast quantities of dairy produce from the Townships. The butter, for instance, produced there has been remarkable for special excellence. The clear streams and rich grasses of the hillsides are most favourable to excellence in this product. Cheese factories are very numerous in the Townships, and the cheese turned out, like the butter, is remarkable for good quality. It is believed that the Townships are favourably situated for taking part in the considerable cattle trade which is now opened up between the Dominion and the United Kingdom. A good deal of fine stock will be found throughout the Townships, and at the farm of the Hon. Mr. Cochrane. in Compton, some of the finest stock in the whole world may be seen. Choice animals from this farm have excited admiration and brought very high prices, even in England. Breeding from the very finest animals that could be procured in England, seems, in Canada to have improved the pattern.

Sheep do well in the Townships, and the opening of the new Export Trade referred to has increased the profits from keeping them, and will make them more numerous than in the past.

There are manufactures of importance in the Townships, particularly of Woollens and Cottons ; and there are numerous local factories of doors, sashes, carriages, iron ware and agri-

cultural implements, intended for the most part to supply local wants. It may be specially mentioned here that the woods of the Townships are adapted for several manufactures, such as furniture, carriages, &c. Orders have been sent to the Townships for light carriages for Australia, from the favourable impression the specimens sent to the Sydney exhibition produced. The Tanneries of the Eastern Townships are the most extensive in the Dominion, and there is a large Export of Leather.

#### V.—GENERAL SUITABILITY FOR IMMIGRANTS FROM THE UNITED KINGDOM.

The Eastern Townships were originally settled by United Empire Loyalists who left the present United States at the time of their separation from England, and who made thereby enormous sacrifices to preserve their allegiance. From that root the spirit of loyalty to the crown has continued to grow and spread. The original stock has been replenished and added to by immigrants from all parts of the United Kingdom ; and people from the British Islands coming to settle here will find themselves at home among men speaking their own language and in sympathy with their feelings, customs and laws. There are many French Canadian settlers in the Townships who live in perfect harmony with their brethren who speak the English tongue ; but this may be said to be particularly an English portion of the Province of Quebec.

All religious denominations have Churches in the Townships and the utmost religious freedom prevails. Every settler from the United Kingdom can there find his co-religionists, as well as his home sympathies and mother tongue.

As respects education, every man will find ample facilities for educating his children, from the primary school to the university.

Sherbrooke is the largest town in the Townships and is a place of considerable importance, containing many handsome buildings and residences. Flourishing and well to do villages may be found throughout every part of this portion of the Province of Quebec.

On the shores of Lake Memphremagog and also in other parts of the Townships may be found handsome residences built in situations of unexampled natural beauty, in a bright and sunny atmosphere, and this is a particular in which the Eastern Townships may be with advantage presented to men who have acquired means by commerce in the Mother Country. Comparatively small means will enable a man to obtain an estate in the Eastern Townships, in which he may find conditions of comfort and natural beauty, which even a large fortune would be unable to secure in England. There is, moreover, the fact that society is more free and open than in England, the hard and fast lines which mark the social boundaries in England not existing in Canada, and it therefore happens that the conditions are more favourable in which men who have acquired wealth may settle. In short, this portion of the country affords, in an eminent degree, those advantages which tend to make life delightful. The traveller, in driving through this portion of Canada, will very often find himself tempted to exclaim, with Childe Harold, "It is a lovely sight to see what Heaven has done for this delicious land!" A summer might be profitably spent by the class of people in England who

travel, in making a tour of, and a sojourn in, these Townships. The result, in many cases, would be to lead to settlement.

#### VI. — HOW TO GET THERE.

The intending Emigrant should consult with an agent of one of the Steam Lines plying to Quebec, and make with him an arrangement for the passage. Those who are unable to pay the ordinary steamship rate of £6 6s. can obtain "assisted" passages at £4 per adult, either from Liverpool, Glasgow or Londonderry. The families of Agricultural laborers can obtain an assisted passage at £3; and female domestic servants at £2 10s. The agents of the Canadian Steamship lines are in possession of Special Forms upon which Emigrants are to make application for the assistance. The price of cabin passages is, of course, higher. But all information on this head will be best obtained from the agents of the steamships.

On arriving, the intending settler should take advice and information from the Government Agent whom he will find as soon as he gets off the steamship at Quebec. From that point there is railway communication to every part of the Eastern Townships, the fares being at the rate of a less than one penny per mile.

A list of the several Immigration Agents of the Government of Canada is published with this pamphlet, and the newly arrived immigrant—in whatever part of Canada he may be—should always consult them. The information they give may always be accepted with confidence.

If the destination of the immigrant is the St. Francis District of the Eastern Townships, he may reach Sherbrooke, 120



miles from Quebec, by railway. The advantage of being able to reach his head quarters within 5 or 6 hours of his arrival from sea must be apparent at a glance to a man with a family. If he is booked for the Bedford District of the Eastern Townships, he has equal railway facilities, at once, and in a few hours, to reach that locality. Thus it will be seen that the settler bound for the Eastern Townships can reach his destination in less than one day from the place of landing, a great advantage over those who have to go several days journey west by railway.



# APPENDIX.

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## DOMINION OF CANADA.

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### THE EASTERN TOWNSHIPS COLONIZATION SOCIETY.

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This society has been formed for the purpose of giving correct information as to the Eastern Townships of Canada to persons intending to emigrate from the United Kingdom.

In the first place, special attention is requested to the pamphlet published by the Department of Agriculture of the Dominion Government under the title of :—

“ THE EASTERN TOWNSHIPS. ”

“ INFORMATION FOR INTENDING EMIGRANTS. ”

This pamphlet, though only general in its tone, is valuable as conveying from the highest authority in the Dominion, a trustworthy statement of the position and general resources of the Eastern Townships. But in order to convey to the mind of the intending emigrant a true picture of the country to which his attention is invited, something more specific is needed, and the following particulars are given to meet this demand.

#### TOWNS AND VILLAGES.

The principal centres of population are :

The City of Sherbrooke.

The Town of Richmond.

And the following incorporated villages, viz :—

Coaticook, Stanstead, Lennoxville, Waterville, Waterloo, Granby, Cowansville, Bedford, Knowlton, West Farnham, &c., &c., and other villages such as Cookshire, Hatley, Eaton, Robinson, Marbleton, Weedon, Gould, Scotstown, Agnes, Sweetsburg, Dunham, Frelighsburg, Mansonville, Stanbridge, Sutton, Adamsville, &c., &c.

In fact the whole Country being divided into Townships each of these Township has one or more Villages where the Township business is transacted. The most important of these is.

#### THE CITY OF SHERBROOKE.

Situated on the Grand Trunk Railway, distant 100 miles from Montreal and being at the same time the terminus of the International, Quebec Central & Passumpsic railways, as well as the future terminus of the Central Vermont railway—there being only 17 miles of connection to be built between Magog its present terminus and Sherbrooke.

The following details as to this city may prove interesting :

*Population*..... 8000

*Municipal Government*,—A Mayor and Council.

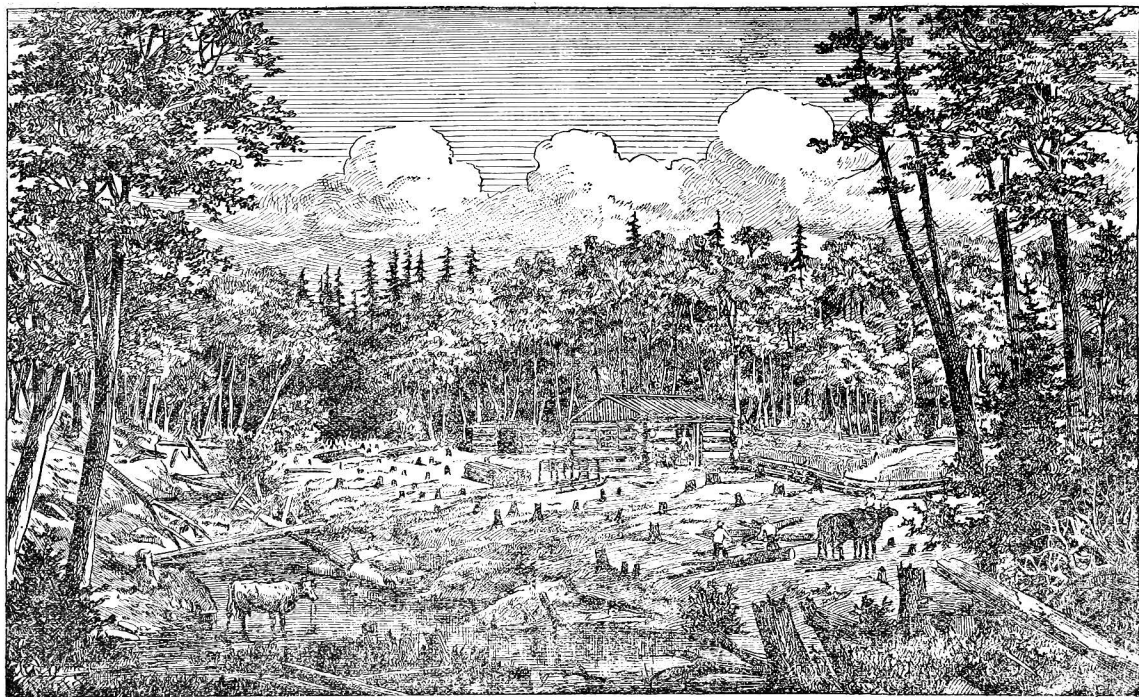
*Market days*.—Tuesday, Thursday, Saturday.

It is supplied with gas and water.

It is the centre of the judicial district of Saint Francis having therefore a resident Judge and Bar.

*Churches*.—Church of England, Presbyterian, Congregational, Methodist and Roman Catholic, the latter served by a Bishop, the diocese being a missionary one.

*Education*.—There are excellent elementary public schools as well as Protestant academies for both boys and girls, also a Roman Catholic seminary and girls school. There are also several private schools for those who prefer a system of private education to the public schools. In the neighbourhood, at the



THREE VIEWS IN THE LIFE OF A CANADIAN FARMER.  
No. 1.—THE SHANTY IN THE BUSH.



village of Lennoxville distant three miles is the University of Bishop's College, with a Royal Charter and the privilege of granting degrees, having four faculties viz: Arts, Divinity, Law and Medicine. A public school similar in character to the grammar schools of England is established in connection with this institution, in which the cost of education including board is under £50 a year.

*Manufactures.*—The Paton Manufacturing Company (Woollen goods, first class tweeds), capital \$600,000. Raw Material used per annum \$320,000. Product per annum \$700,000. Wages paid per annum \$120,000, 500 hands employed.

Adam Lomas & Son, (Flannels.) Product per annum 380,000 yards. Wages paid per annum \$16,000. 58 hands employed.

A. S. Grinrod & Co. (Woollen goods). Capital \$30,000. Product per annum \$22,000. 30 hands employed.

Smith Elkins Manufacturing Company. (Foundry and Machine Shop.) Capital \$100,000. Raw material per annum \$20,000. Product \$60,000. Wages paid per annum \$25,000. 75 hands employed.

S. B. Jencks & Son. (Foundry and Machine Shop.) Raw Material used \$35,000. Product per annum \$60,000. Wages per annum, \$18,000. 42 hands employed.

British American Land Company. (Saw Mills.) Capital \$30,000. Raw material per annum \$20,000. Product per annum \$43,700. Wages per annum \$13,000. 50 hands employed.

In addition to the foregoing there are Paper Mills, 2 Pulp Mills, for the manufacture of wood pulp to be used for paper, flour mills, cabinet makers, sash and door factories, and carpenters shops driven by power, as well as wheelwrights and other industries.

Water power is used for the above obtained by the fall of 120 feet of the river Magog into the river Saint Francis, there being as yet only a small portion of the power used.

## THE VILLAGE OF COATICOOK.

Situated on the Grand Trunk Railway 122 miles from Montreal, 22 miles from Sherbrooke.

*Population*..... 3000

*Municipal Government*—A Mayor and Council.

*Churches*.—Church of England, Methodist, Roman Catholic.

*Education*.—Excellent Academy, and elementary schools.

*Manufactures*:—Coaticook Knitting Company (Knitted Underwear). Capital \$120,000.00. Raw material used per annum, \$45,000. Product per annum, \$90,000. Wages paid per annum \$20,000. 70 hands employed.

C. Lamoureux & Co. (Furniture). Capital \$30,000. Raw material used per annum \$10,000. Product per annum \$40,000. Wages paid per annum \$18,000. 57 hands employed.

J. J. Parker & Co. (Lumber and Boxes). Capital \$15,000. Raw material used per annum \$10,000. Product per annum \$25,000. Wages paid per annum \$8,000. 20 hands employed.

Sleeper & Akhurst. (Machinists and Agricultural Machines.) Capital \$20,000. Raw material used per annum \$8,000. Product per annum \$20,000. Wages paid per annum \$6,000. 15 hands employed.

Coaticook Woollen Co'y. (Tweeds and Flannels.) Capital \$10,000. Raw material used per annum \$7,500. Product per annum \$15,000. Wages paid per annum \$2,500. 10 hands employed.

Gilmour Renaud & Co'y. (Chairs.) Capital \$10,000. Raw material used per annum \$7,500. Product per annum \$15,000. Wages paid per annum \$2,500. 10 hands employed.

Coaticook Cotton Company. Capital \$200,000. 250 hands employed.

Pioneer Beet Root Sugar Company. Capital \$150,000. 150 hands employed.

Besides the manufactures of the two places above specially mentioned—there are large Paper mills at Windsor and Saw



mills at Brompton Falls, both on the Grand Trunk Railway ; Saw mills also at Cookshire, Robinson, Scotstown and Agnes —(Lake Megantic) on the International Railway ; Tanneries at Waterloo, Granby, Roxton, &c, &c, a Beet Root Sugar factory at Farnham, and Grist and Flour mills as well as small Saw mills for local use throughout the whole country. A large Cotton Factory is projected at the village of Magog where the river leaves Lake Memphremagog.

*Mining industries.*—There are copper mines extensively worked by three different Companies at Capelton 7 miles from Sherbrooke on the Massawippi Valley railroad, and other copper mines have been opened at places in the neighbourhood of Sherbrooke, and recently valuable deposits of iron ore of superior quality have been laid bare within a mile of the railway station in the same city. Other copper mines in the township of Bolton, between the villages of Waterloo and Magog, on the railway of that name are also extensively worked.

Asbestos deposits are being worked near Danville, in the township of Shipton, and on the Quebec Central Railway at Thetford and other points.

Large and valuable slate quarries have been worked for many years at Melbourne near Richmond junction of the Grand Trunk Railway—and very large and valuable lime works exist in Dudswell on the Quebec Central Railway, the quality of the lime causing it to be in great demand not in Canada only but in the United States for paper mills.

#### DISTRICT OF BEDFORD.

In the District of Bedford, there is the large village of West Farnham, with between two and three thousand inhabitants. This is a great railroad junction, the South Eastern having no less than six lines radiating from this centre, while the Central Vermont also passes through the place thus not only affording unrivalled communication for the village, but supplying the neighbouring agricultural community the greatest facilities for shipping their produce either northward to Montreal and the

ports on the St. Lawrence, or southward to Boston and New-York, where is an enormous market for hay and grain, butter, milk, poultry and eggs. At West Farnham, the S. E. R. R. shops and head offices are situated, employing a large number of mechanics, and when in full operation (they are now nearly completed), necessitating a large increase to the population of the village. There is a beet sugar factory here with a subscribed capital of \$240,000. The machinery will work up 150 tons of beets a day ; and the farmers can raise an average of 15 tons to the acre with careful cultivation which, at \$5 per ton, yields a good return for the land. At the seasons when the roots are not to be had, the factory refines its rough sugar so that it is always running. There are several other mills for furniture, and the various wooden manufactures, so common in this neighbourhood, making the place very busy and thriving.

In the Township of Stanbridge, the villages of Bedford, Mystic and Riceburg, almost adjoining one another, also form a manufacturing centre, in one of the best agricultural parts of the District. Here we have carriage factories, sewing machine factory and an agricultural implement factory, all of which turn out good work and employ a number of hands, also enabling the farmers in the District to supply themselves with these necessaries close to their own doors. Scattered through the District are tanneries and sawmills, where the produce of our forests, which occupy a portion of nearly every surveyed section or farm lot, can be turned into cash at good paying prices. Hemlock bark at \$6 to \$7 a cord, hemlock logs at 60 cts to 70 cts a standard (one measuring 22 inches across the end), while hardwood logs are worth \$1.50 a standard, and pine \$2.00.

*Agriculture.*—The average price of farms is from as low as five dollars to thirty dollars per acre, depending on amount of land cleared, the state of the buildings and the character of the soil, as well as situation. The general size of farms averages from 100 to 200 acres, but there are several large and important farms varying from 800 to 1000 acres in extent, amongst

which may be mentioned that of the Hon. J. H. Pope, M. P., Minister of Agriculture of the Dominion, at Cookshire, on the International Railway and that of the Hon. M. H. Cochrane, Senator, known as Hillhurst, situate at Compton, on the Grand Trunk Railway. Mr. Cochrane is known as a celebrated breeder of Short Horns.

Butter and cheese in large quantities and of high excellence are shipped to England and the United States from the Eastern Townships. The cheese is almost entirely made in factories, and "creameries" for the making of butter are becoming more and more common.

*Wages.*—The following is the present scale of wages in the Eastern Townships. Mechanics such as carpenters, smiths, painters, plumbers, bricklayers and masons from \$1.50 to \$2.25 per day—in English money 6s. 3d. to 9s. 4d. Agricultural labourers with board and lodging \$15.00 to \$20.00 per month, (3 guineas to 4 guineas). Servant girls, cooks, \$8.00 to \$10.00 per month, (£20 to £24 per year.) House maids, \$6.00 to \$8.00 (14 guineas to £20 per year). Skilled labour is always in good demand and commands good pay—ordinary labour averages \$1.00 per day throughout the year. Higher wages are paid during harvest. English tenant farmers who may wish to purchase in the Eastern Townships may rely on being able at all times to obtain a supply of excellent labour. The cost of living depends on the habits of the people, necessaries are cheap, luxuries costly. Beef, 5d. to 6d. per lb.; mutton, 4½d. to 5½d. per lb.; bread, 5d. for 3 lb. loaf; potatoes, 1s. 8d. per bushel. Excellent clothing suitable to the climate is made in the country, both woollen and cotton goods, as well as boots and shoes.

*Money.*—

<i>Sterling into Dollars and Cents.</i>		<i>Dollars and Cents into Sterling.</i>			
	\$	ct.	£	s.	d.
½d. Sterling is	0	01	1 cent is	0	0 0½
1d. " "	0	02	1 dollar is]	0	4 1½
1s. " "	0	24	4 dollars are	0	16 5½
£1 " "	4	87	5 " "	1	0 6½

For small change the half penny sterling is one cent and the penny sterling is two cents. For arriving roughly at the approximate value of larger figures, the pound sterling may be counted as five dollars. The sign \$ is used to indicate the dollar.

There are Young Men's Christian Associations Temperance societies and various societies for benevolent purposes throughout the country. In the way of amusements, besides the ordinary sports and games of England and Scotland, the Canadians have the games of Lacrosse in the summer and skating and to bogganing in the winter. Social pleasures are quite as much in vogue as in the mother country, and class distinctions are rare. In the larger Towns and Villages, concerts and theatrical entertainments by travelling companies are frequently given ; lectures are frequent during the winter and the circus and menagerie is a yearly visitor attracting thousands of people from the surrounding country. The law is well administered, the judges being appointed as in England, for life, and not by popular vote as is the case in many parts of the United States. The people are quite and law abiding—and crimes of magnitude are very rare.

An admirable system of municipal government exists throughout the Eastern Townships, based originally upon the English system, but much more representative in its character and otherwise improved. Each Township of 10 or 12 miles square area, has its separate council, composed of seven members, elected by the rate payers for the management of its internal affairs, roads, bridges, tavern and shop licences, &c., while each county composed of four or more contiguous Townships, has an independent organization, composed of all the mayors of all the constituent Townships, for the regulation of matters of common interest. These systems are inexpensive, members receiving no payment for their time, but at the same time are found to be practical and efficient.

The whole of the settled portion of the Eastern Township

is well provided with good roads many of them built 50 to 70 years ago, hard, well drained, and fenced, so that intercourse between the different localities is as easy and agreeable as in Great Britain, forming a great contrast in this respect to the Western States and Territories of the United States and even to our own North West, where, owing to their recent construction and the nature of the soil, the roads are at certain seasons of the year almost impassable.

#### EXECUTIVE OFFICERS OF THE SOCIETY.

*President.*—R. W. Heneker, President of the Eastern Townships Bank, and Commissioner of the British American Land Company, Sherbrooke, Que.

*Vice-President.*—R. N. Hall, Q. C. M. P., Sherbrooke, Que.

*Real Estate Agent.*—E. C. Hale, Lennoxville, Que.

*Secretary.*—H. D. Lawrence, Sherbrooke, Que.

To any of whom communications may be addressed.

#### LETTERS FROM FARMERS.

It may prove interesting and useful to the intending emigrant to know what has been the experience of those who have made farming their occupation in the Eastern Townships, and the letters below may be depended upon, as being perfectly trustworthy, written by persons who will be pleased to give advice and assistance to all such as are desirous of making the Eastern Townships their home.

Bellevue Farm, Magog,

Province of Quebec,

August 6th, 1882.

Dear Sir,—You will be glad to hear that we have got a nice home and a pretty good farm in the Eastern Townships, and we all like it very well. It is very healthy out here, and plea-

sant, and the scenery is lovely. My farm is on the shore of Lake Magog, which is a very nice lake. There are steamers on from Newport to Magog almost every day in the summer months. This is a distance of 30 miles up the lake. You wanted to know all particulars. Well, I think we have been divinely guided. Ours is a good district ; we can get fair prices for all we grow ; the crops look well, we are busy with the hay, and harvest will be here as soon as we are ready. We have some good oats. They tell us we shall get the first prize for them at the show, and also for the best improvements. My opinion is that this is a good part for any one. Our farm has a lot of wood on it, and that is said to be valuable now. I have got twenty one cords of hemlock-bark this July, which I can sell for \$5 ½ a cord. Then there is wood, which will sell as it stands for \$2 ½ per 1,000 feet in inch planks. We have a great deal of birch and beech, which is hard wood, and we can sell it for \$5 or \$6 per 1,000 ft. We are hoping to make about \$500 out of the wood this next winter. These are advantages which they have not in some parts. We have a good supply of water, no fire-wood to buy, and property is expected to rise here soon. They have commenced to make a new dam in Magog. Then two new factories are to be built at once ; a new railway is to be made from Magog to Sherbrooke, that is a distance of sixteen miles—I understand it is begun already—so we are hoping Magog will become a large place. We have a railway to Montreal, and when we get it to Sherbrooke then we shall command a better market still. So far as I can see, our prospects are good, our only regret is that we did not come before. The land is very stony, but it is good land when properly managed. I got off my farm last spring many tons of stones. These prevented me from getting in as much seed as I intended but next spring I mean to make my mark in farming. I am preparing a lot of new land, clearing off the timber and stones ready for the plough. You can give my opinion for what it is worth. The Townships are more to be desired than

the North West. We have many advantages here they have not there, and their crops are more liable to be destroyed by insects than ours. The only difficulty with us is the potato bug, but this we can easily overcome by applying Paris green, which kills them at once. My potatoes are looking well. We have had an unusually late spring this year, and more rain than the oldest man ever remembers. Notwithstanding, all the crops look well. We are having very warm weather, and have nothing to do but to cut down the grass in the morning and lead it into the barn at night. Labouring men here get as much as 24s. a week, and board. We want men, and there are none to get. Oh, that the working classes of England knew this. There are farms to let or sell. One man, about a mile from me, has hired 100 acres of land. He has all the stock and implements found him; he gives the owners 50 dollars per year, and has all he can raise on the farm. There are others to let on similar terms, and good farms can be bought very cheap. It is a good district, and likely to be much better in a very few years. Mr. Pratt has got a good place in Magog. He receives 15s. a week, and his meat.

His brother is with our neighbour, having the same wage. My brother Charles is getting 24s. and board. We could do with more men if we had them in our district. This railway and the new factories are to go on at once, but where the men are to come from I do not know. There is no doubt but the wages will be high. I am happy to say we have peace and quiet here, while I hear of wars and rumours of wars abroad. All here seem loyal to Her Majesty. You may safely tell the people of England that there is bread enough and to spare in Canada. Why should they starve at home. The cry from this country is "come over and help us": we will give you good wages, and not work you over hard. Why should the farmers of England spend their all, when they might, by selling the little they have, come here and do much better. Canada is a grand field for English farmers. Other members of our family

talk about coming over next spring, but I will let you know when. You must book them as cheap as you can, which I have no doubt but that you will do with pleasure. I shall be glad to hear from one whom I respect so much any time when you can write. Glad to see you have sent us so many from the dear old country this spring. If you ever visit this country again, you must come and see me, for no one will be more welcome at my house than Mr. Jaques, of Thirsk. I must close this time, with kindest regards to you and yours, I am, my dear sir, yours truly,

MARK STYAN,  
Late of Whixley, Yorkshire.

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WILLIAM MICHELL.—I came out to the Eastern Townships from Aberdeenshire 47 years ago, and bought a 50 acre piece, 20 acres of which were cleared. I had just money sufficient to pay for it \$320.00, and to maintain myself for the first two years after coming out, and then I was enabled to buy the above land, preparatory to bringing out my family. I did not ask them to come but only wrote to tell them the advantages and disadvantages. They have all done well, and have enjoyed privileges they never could have in Scotland.

Here, we make our own sugar and soap, in Scotland we had to purchase both these articles. All a man needs is to be sober, industrious and persevering, and there is no difficulty in a man enjoying all the comforts of life.

I have some 8 hives of bees now, but have often 15, and average from 15 cents to 20 cents per lb. good swarms yielding in a good season 60 to 100 lbs. of honey. I winter my bees in my cellar, they come out strong and healthy and eat much less, at least one half less.

Take our soil generally it is all good; a poor man can come out to this section get a few neighbours to help him put up a log house, and he is comfortable for the winter; but take it out



west in Manitoba, he will have to pay \$40 to \$50 a 1000 feet for lumber, and then have to drive 14 or 15 miles before reaching a Railroad, and then perhaps, not get a board.

"However if he expects the plough to thrive  
He himself must hold or drive."

Men's wages are \$1.25 per day and with board, about \$18 to \$20 per month through the summer.

Sept. 29th 1882.

(Signed,) WM. MITCHELL.

Covey Hill Cottage,  
Lennoxville, P. Q.,  
Canada.

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Maple Grove, September 30th, 1882.

E. C. HALE, Esq.,  
E. T. Col. Soc'y.

Dear Sir,

My first farm I bought from the British American Land Company, 18 years ago, I gave them \$300 for 50 acres. There were only about 3 acres cleared at the time. I went on and cleared about 30 more and put up two good barns, and a good frame house, lath and plastered within. For these buildings, I got my own lumber off the place. A man can draw the rough log into the mill, have it sawn, and take away his share, leaving enough to pay for the sawing, so as to save paying out a dollar. I afterwards, when I had got on a bit, purchased 30 acres more adjoining and then 14 acres more, and then sold my farm for \$1400 cash, and at the time of sale I had harvested some 25 tons hay, 30 bushels of wheat, 380 bushels oats, and 170 bushels of potatoes, besides beans, peas, &c., from the farm. This was in just six years from the time

I had started. My stock and grain, hay, implements and farm realized me over \$2000. I then purchased 106 acres, one quarter of a mile away, paying \$3000 for it, \$1500 down in cash. With good buildings and improved land, and good sugar orchard of 2000 trees, I make from one to two tons of maple sugar a year, according to the season, which brings ready sale at from \$7 to \$10 per hundred pounds. I plant and sow a little of everything, attend the Sherbrooke market regularly, finding ready sale for all I can produce at good prices. I am very successful in raising hops, this is one of my paying branches. This 106 acre piece, I bought in 1872, and since then till now I have bought 185 acres more which I have paid for in full. I owe no man a dollar and have a little something, and my farm well stocked besides. I feel satisfied with the Eastern Townships. I may say one seldom sees a beggar in these parts, every one seems well to do. I have never travelled a great deal myself, but have been round a little, and the more I travel the better I feel pleased and contented, and am certain that this section is as good if not better than any other part of the world for the farmer. I always keep myself well informed of what is going on by taking various papers and periodicals. We have cold winters here it is true, but not unhealthy. On the contrary, we want our winters for the reason that we are as busy in winter as in summer. That is one of the advantages of the Townships. The farmer has his own wood to get up for fuel, and any surplus he sells at good prices in the nearest towns. He can get out his own lumber for building purposes or for sale; in fact he reaps as good a harvest in winter as in summer, having employment for himself and his team the year round, and not as it is in Manitoba (the winters there being severer than ours as the country is further north) where a man has to rely upon one staple crop to buy his fuel, for they have little or no wood-buy his fencing, building material, &c. When a man has to buy his land, fuel, building materials, necessaries of life, he will find it a pretty severe drain upon his

one single crop, which he can only work at five months out of the year. His building will probably be small and uncomfortable on account of the scarcity of lumber, every board being like handling cash.

To sum up my idea is—one man can do as much here as two can do in Manitoba, because he has good paying employment the whole year round. In England a man can plough and work at his farm all winter, while in Manitoba he must wait for spring—I can prove what I state.

(Signed), ROBERT MITCHELL.

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Ascot, September, 1882.

Thirty two years ago, I came here possessed of \$1500 my entire capital and took possession of 140 acres of land three quarters of a mile from the village of Lennoxville, of these about 70 acres are meadow, the rest in pasture and wood containing a fine sugar orchard of 1000 maple trees.

I plough about 10 to 12 acres annually, keeping most of my land in hay—buying in the fall two year old steers and feeding them through the winter upon the roots and grain that I raise on my farm—pasturing them for about 2 months in the spring and selling them as beef, thus obtaining large prices for hay, grain and roots, and a quick return for my outlay. I have built 4 barns, and the necessary stabling for about 40 head of cattle, and four or five horses. I also keep a yoke of oxen, and prefer to winter over a fine colt or two as they cost me almost nothing, and are worth when two years old \$75 each. I harvested this year, 3000 bushels turnips, 100 bushels potatoes, 30 bushels wheat, 100 bushels of corn, and 100 bushels of carrots. I estimate that I realize \$1000, annually over and above my actual expenses and cost of living and I am worth to day \$25,000 which is within the mark.

(Signed), STEPHEN COMSTOCK.

Sherbrooke, P. Q., November 27th 1882.

To H. D. LAWRENCE,  
Secretary of the  
E. T. Colonization Society,

DEAR SIR :—

In answer to your question as to my success in grape culture in this climate, I would say that for twenty years I have raised and ripened grapes without difficulty in the open air, of several different kinds, and that they were ripe from the 15th September to 1st October of each year.

This year I gathered several hundred pounds long before the cold weather commenced.

My vines have never been under glass, and have not been specially protected.

Yours respectfully,

W. W. BECKETT.

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# DOMINION AGENTS

To whom Applications for Information may be made.

## IN CANADA.

HALIFAX, N. S.	E. CLAY.
ST. JOHN, N. B.	S. GARDNER.
QUEBEC CITY.	L. STAFFORD.
MONTREAL.	J. J. DALEY.
OTTAWA.	W. J. WILLS.
KINGSTON.	R. MACPHERSON.
TORONTO.	J. A. DONALDSON.
HAMILTON.	JOHN SMITH.
LONDON, ONT.	A. G. SMYTH.

## IN MANITOBA.

EMERSON.	J. E. TETU.
WINNIPEG.	W. C. B. GRAHAME.
BRANDON.	T. BENNETT.
do	J. EBERHARD, <i>Assistant</i>

## HOW TO GET INFORMATION.

Any person in the United Kingdom desiring to get fuller and further information respecting Manitoba and the Canadian North-West; or information respecting routes, or prices of passage; or when or how to go; or what to take with them; or maps or pamphlets;—should apply to the office of the High Commissioner for Canada, or to any of the agents, at the subjoined addresses, either personally or by letter:—

LONDON . . . SIR ALEXANDER T. GALT, G.C.M.G., &c., High Commissioner for the Dominion, 10 Victoria Chambers, London, S.W.

Mr. J. G. COLMER, Secretary to the High Commissioner's Office, [address as above.]

LIVERPOOL . . . MR. JOHN DYKE, 15 Water Street.

GLASGOW . . . MR. THOMAS GRAHAME, 40 St. Enoch Square.

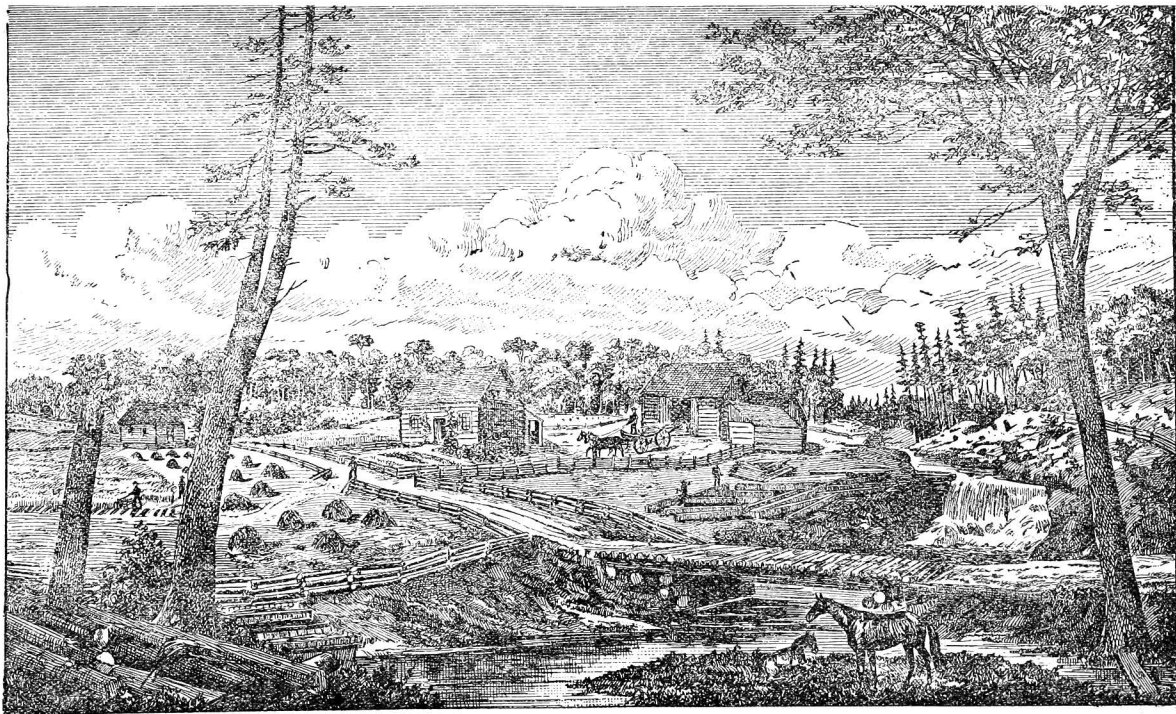
BELFAST . . . MR. CHARLES FOY, 20 Victoria Square.

DUBLIN . . . MR. THOMAS CONNOLLY, Northumberland House.

BRISTOL . . . MR. J. W. DOWNS, Bath Bridge.

Persons in Canada or the United States desiring fuller information respecting Manitoba and the Canadian North-West, can have maps and pamphlets furnished to them gratis, and post free, by applying to the "DEPARTMENT OF AGRICULTURE, OTTAWA, CANADA."

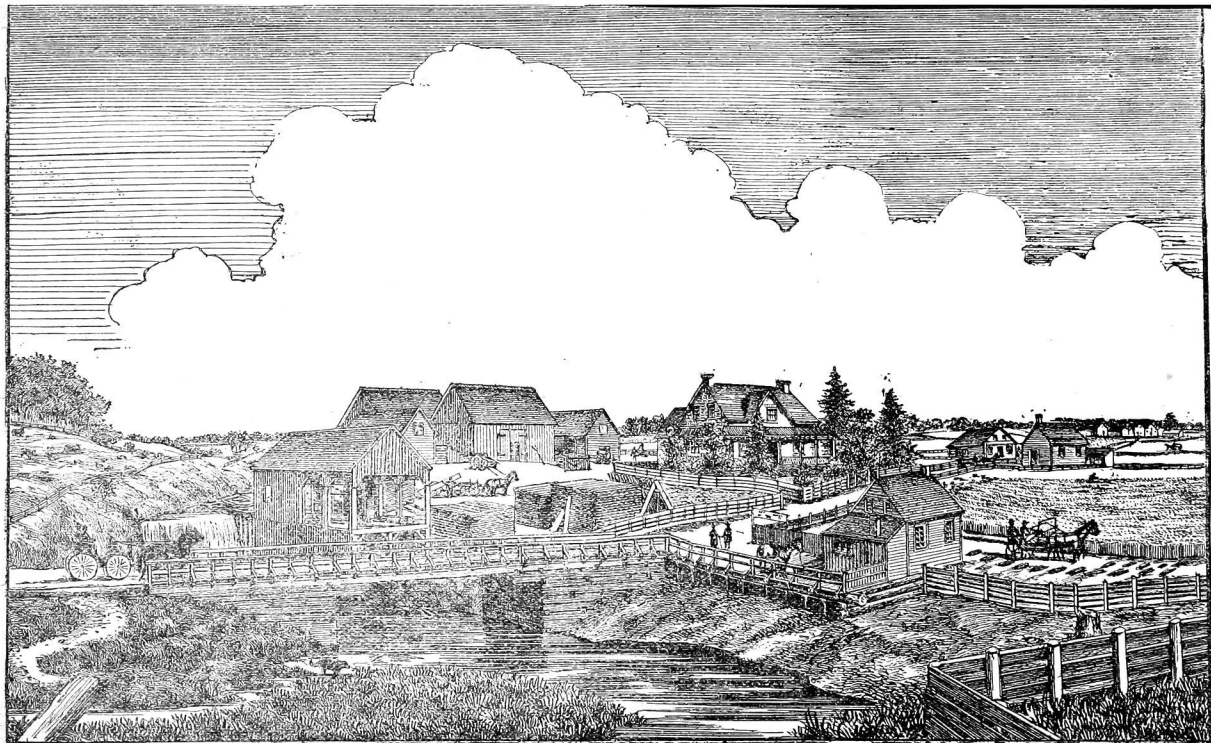




THREE VIEWS IN THE LIFE OF A CANADIAN FARMER.  
No. 2.—FIFTEEN YEARS AFTER SETTLEMENT.







THREE VIEWS IN THE LIFE OF A CANADIAN FARMER.  
No. 3.—THIRTY YEARS AFTER SETTLEMENT.