SPIRIT OF THE PRESS.

Editorial Opinions of the Leading Journals upon Current Topics-Compiled Every Day for the Evening Telegraph.

PROPERTY, RENTS, AND PRICES. From the N. Y. Tribuna.

The main causes for the decrease of house rents and store rents at the present letting season are, (1) the large decrease in the price of house-building materials; (2) the fall in the cost of labor employed in house-building; (3) the great increase in the value of currency since the time when its depreciation was put forward as the reason for doubling and trebling the rent rates; (4) the general decline in the wages of all classes of workingmen, and in the price of most of the means and necessaries of life; (5) the decrease of profits in business and trade, and the general diminution of incomes; (6) the great amount of house-building carried on in the city and suburbs during the last three years, which has given some relief from our former overcrowded condition; (7) the extensive migration of recent times from the city itself to places adjacent, which has also given relief to the city; (8) the very large number of houses and stores throughout the city that are now to let, and that cannot be rented on the terms demanded by landlords.

The owners of houses and real estate here have for some years past enjoyed very profitable and satisfactory returns from their investments. It is doubtless unpleasant to them to see any cessation in the yearly increase of the value of their property and the annual advance of their rents; and it is doubtless even more unpleasant for them to see the value of property at a stand-still, and the rate of rents tending downward. But, at the same time, they ought not to remain unconscious of the great evils this city has suffered from the exorbitant rents people have been compelled to pay for some years past-rents which are exorbitant not only as compared with former times, but as compared with those paid in any other great city of America or Europe. The poorer classes have been crowded into foul and pestilence-breeding tenements. Tens of thousands of our most desirable citizens, active and enterprising men of families belonging to the middle classes, have been forced to leave New York and take up their residence in the adjacent towns of New Jersey, Connecticut, and Long Island. Not a fow kinds of business heretofore carried on here have been altogether driven from the city-the persons engaged in them being unable to command such profits as would meet the exactions for rent. Branches of manufacturing industry, giving employment to large numbers of people, have in like manner been compelled to leave New York for more favorable localities.

In such ways as these, the prosperity of the city has been greatly retarded, even though it has increased in business and population. Its growth has not been of that sound, wholesome, vigorous, and vitalized kind most favorable to enduring prosperity and the welfare of the great mass of the community. It is our opinion that real estate owners themselves would be as much benefited as any other class by such an adjustment of property values and rent rates as would assist the other influences now co operating to give stability to business, assurance to industry, and regulation to general prices.

THE CCUMENICAL COUNCIL AND THE AUTHORIZED VERSION OF THE BIBLE.

From the Pall Mall Gazette.

The correspondence in the columns of the Times on the subject of the authorized version of the Bible comes just in time to show that Protestants fall equally short with Roman Catholics of honestly admitting that religions, if they are to be believed, ought to be true. Lord Shaftesbury holds that certain doctrines are absolutely necessary to eternal salvation, and he also holds that these doctrines are set forth in a series of books which form the Bible, just as those books came from their original writers. But he declines to put his two articles of faith together, and for fear that the essential doctrines may not be found to be stated in the original documentary record as clearly as he would like, he does not wish the world at large to be told with any authority what conclusions competent persons who have examined the record have formed concerning its meaning. He has satisfied himself that his creed is contained in a representation of the original documents popularly known as the authorized version, and therefore he desires that uninstructed persons should remain under an impression, known to be in a great degree false, that the authorized version is literally correct. This course of thought has the very strongest resemblance to the train of ideas which has led the Ultramontane school of Roman Catholics to desire that the Pope should be authoritatively proclaimed infallible. A number of pions opinions have grown up inside the Church which a number of persons not accused of dishonesty or disloyalty nevertheless do not at present believe to be sustained by the sources of authority to which the Church appeals. Certain other opinions have grown up outside the Church, which the Ultramontanes believe to be wicked and mischievous to their ecclesiastical system, but which are nevertheless held by a number of Roman Catholics who cannot at present be authoritatively blamed. They therefore wish that the first class of opinions shall be made true, and the second class of opinions shall be made false; and in order to have this operation of making truth performed, they propose to declare the Pope, who they think will speak as they wish, divinely incapable of committing a mistake. The Pope is to be held to be infallible for a purpose independent of actual truth, just as for a purpose, also independent of actual truth, the authorized version is to be held to be absolutely without error. It would not be difficult to show that the resemblance is not confined to the object desired, or to the lines of argument pursued. There is a curious similarity in the language about "our elorious English Bible" to the declamation of the Ultramontanes about giving a visible expression to Catholic unity. Here, however, the Roman Catholics have much the best of it. If rhetoric and metapher are wanted to disguise the weakness of a priori reasoning, much more of them are at command of those who would deify a man than of those who would deify a book We wish we could say that all of those who contend against Lord Shaftesbury upon what we consider to be the just and honest side were wholly free from the imputation of intellectual dishonesty. The assertion re-peatedly made by them that a corrected version of the Bible will affect no doctrine commonly held by orthodox Christians strikes us as, at all events, rashly made, and as in the strict sense incorrect. So long, indeed, as the mode of proving a doctrine is by the accumulation of texts disjointed from

that the withdrawal of a single supposed authority from the heap will induce anybody to doubt what he has been accustomed to believe. The ways of theologians are not as the ways of experts in any other subject of thought. But so much as this at all events may be affirmed with the greatest confidence-that many doctrines now commonly held among Christians would never have been believed with the same unflinching confidence if there had not been found in the Bible, as ordinarily read, texts which are now known to be either spurious or to be gross misrepresentations of the original. The famous interpolation, I John v, 7, is a case in point. No falsification of a documentary record is established by more over-whelming evidence. Yet the fraudulent scribe who first adduced the testimony of the Three Heavenly Witnesses knew perfectly well what he wanted to prove, and that the words he inserted would go far to prove it; and it is quite impossible that in uncritical ages a text so distinctly and emphatically in point should not have had the strongest in-fluence in forming and confirming the general belief. So, also, no reasonable person will deny that the solemn words from the 19th chapter of the book of Job which are read in the English Burial Service-"I know that my Redeemer liveth, and that he shall stand at the latter day upon the earth; and though after my skin worms destroy this

body, yet in my flesh shall I see God"—have had much to do with the firm faith of Christians in the actual resurrection of the individual body. Yet the best critics hold this passage to be one of the worst mistranslations in the whole Bible, and that the words, strongly as they affect us, are a mere travesty of the meaning of the original.

Those who consider with ourselves that, whatever else a religion ought to be, it ought before all things to be true, will of course decline to take consequences into account when they contend for so simple a matter as the application of the most approved methods of modern scholarship to the scriptural text. We are, however, very far from supposing that a more accurate exhibition of the meaning of that text would really shake the allegiance of the mass of Protestant Christians to the opinions commonly entertained by them. If the Bible had always been what it now is to critical and instructed eyes, the body of doctrines generally understood to constitute Christianity might have been different from what it now is, but the existing doctrines have been held too long and too firmly to be materially changed by the recasting of the authorities at this date. The persons who, with Lord Shaftesbury, apprehend a great loosening of belief, are either persons who are in the habit of going through a bead-roll of texts which they cannot bear to have changed, or they are persons who, dimly discerning and acutely disliking the more searching processes of inquiry which lie beyond the application of mere scholarship, are determined to resist the first encroachments of that dangerous instrument the intellect. For all immediate purposes, we are not sure that a much greater revolution of popular opinions on theological subjects would not be effected if a Bible without numbered and divided texts were to come into exclusive use than would be brought about by the most stringent revision of the authorized version. So long as theological doctrines are supposed to be proved by isolated texts, just as legal doctrines are established by citations from a code-the method, indeed, having been borrowed originally in all probability by the theologians from the lawyers-there will always be room enough

for dispute whether a particular doctrine is proved, and in such a controversy the received doctrinal view will always have the advantage. There is so little chance practically of any considerable change of religious opinions resulting merely from a new translation, that one wonders that even a clergyman should brought by fear of it to tolerate the scandals of the present version. If we say that much which is given in the Old Testament as a representation of the meaning of the minor prophets is sheer unmitigated nonsense, we probably only express the mature opinion of so respectable a person as Dr. Pusey.

the context, it is on the whole improbable | ercising their fair right of challenging jurors -we would simply remind them that they go the very way to work to frastrate their own objects. People know now that they have only to go into court and say, "I have an opinion with regard to this case," and be excused at once from serving on the jury. They ought to be told-"Never mind your opinion -you will take an oath to decide strictly according to the evidence, and if you break that you go about for the rest of your life a perjured man." Of course, if any suspicion of special prejudice exists, the juror ought to be sharply questioned, and if necessary, rejected. But this precaution could be taken without having 750 men in readiness to supply ten jurors.

> PROGRESS OF THE CUBAN REVOLU-TION.

From the N. Y. Sun.

We received recently by the Cuban cable advices which had reached Havana from Mexico, St. Domingo, and Venezuela; but on a subject of far more importance, namely, what is going forward in Cuba, an absolute silence is maintained. Inasmuch as news must have reached Havana of many military operations since any accounts whatever have been vouchsafed, it is but natural to infer that the Spaniards who control this American cable have no news which they care about making known. This very natural conclusion is supported by all late telegrams from the island.

The purpose of the visit of the Captain-General to Puerto Principe was stated to be the inauguration of a campaign from that city which should fully wipe out the insur-gents. This at least was the plan which was promulgated abroad: the truth, however, has eaked out in Havana. It seems that at the meeting of the Spanish Club in that city on the 23d ult., it was unanimously resolved that "if a republic was established in Spain, or if either the cession, sale, independence, or self-government of Cuba were decided upon, they would raise the banner of secession from Spain, and proclaim Isabella II as Queen. This resolution was subsequently modified into a determination to reduce every building on the island to ashes in the event that Cube should either be ceded or sold.

At the time of this meeting De Rodas had just arrived at Puerto Principe. He went there to endeavor to gain over to his side not the Cuban patriots, but the pet of the rebellious Havana volunteers, Count Valmaseda. De Rodas was sent to Cuba after these same Rebels had driven out his predecessor, Gene rall Dulce, chiefly for the purpose of subduing them. The Spanish Cabinet saw clearly what Mr. Hamilton Fish has obstinately re fused to understand, that the island was lost to the Government unless these volunteers could be brought into subjection. They selected De Rodas for the iron will and relent less cruelty which he had just displayed at Seville and Cadiz. But their hopes have been frustrated. De Rodas, in lieu of subjecting the volunteers, has been from his very ad vent subject to them, and Valmaseda has been his stumbling block. The Captain-General has twice demanded of the home Government the recall of his rival, but Prim and Serrano are about as impotent in Spain as De Rodas is in Cuba. And now, as a last resort, as Valmaseda would not come to Havana, the Captain-General has gone to Puerto Principe trusting that the Count will meet him there. Respecting their interview, if it has taken place, no accounts have reached us; but it must have been of such a nature that its publication would damage the Spanish cause.

Meanwhile the admission of the cable that the Spaniards have lost "a small party" on the Nuevitas Railroad-a line which from the early days of the insurrection has been guarded by some three thousand Spanish troops-is ominous, when viewed with the reagnifying glass indispensable for the deciphering of all accounts of Spanish losses that are allowed to reach us. Again, nothing has been heard of Goyeneche for some time. Rumors were afloat in Havana, at the sailing of the last steamer, that he had surrendered at discretion to General Jordan. Of Valmaseda's loss on the Canto no evidence has been received except the wounded Spanish soldiers at Manzanillo. Of course, at this important moment, any Spanish victory would instantly have been forwarded for use in Washington The wonder is that the urgent need of one has not evoked it.

won three and Cambridge two. At the Thames National Regatta, June 22, 1844, Oxford beat Cambridge in a smart, exciting race. We sympathize with the young men of Britain in their steady pursuit and patronage of a civilizing, healthy sport. Its yearly progress marks the refining advance of a nation. Manly as free-born men, cosmopolitan and generous in spirit, and with a happy comminglement of the best blood and most healthy material of the Old World lands in their veins, hands, and arms, the youth of America have taken in aquatic sports, as if naturally, from the earliest dawn of the history of the country. Broad and expansive in their views as is the land of their birth in territory and resource, they multiplied row-ing clubs rapidly, the history of these American organizations filling a good sized portly manual to-day. Joyous on the rivers, many of them have taken to the "wide, wide sea. They have "gone down" to the ocean in fleet yachts, under canvas and by steam, and, crossing over the Atlantic, have surprisedwe cannot say intimidated to Englishmenthe present stock by the exhibition of their personal elasticity, skill, and courage, as is known by the history of the yacht America victory to the present moment. John Bull has stared considerably; he has even growled; but we must recollect that John is, for the most part, more a practical than an educated personage, and one who can fight a battle or run a race without troubling himself in the slightest degree about either the bal ances or retributions of humanity. Oxford and Cambridge have done well on the river. America will coax their men to the ocean. Here they may do better. It will be a vast change. Orsin Pinnini, "the keeper of her Majesty's bear gardens," memorialized Queen Elizabeth against "one idle Will Shakespeare," as demoralizing the "manlie sporte of bull-bating." Yet the bull-fight has dis-appeared as an English sport. The logic of progress is inevitable, as the science medal men of both Oxford and Cambridge know. As proof we need only mention that the universities race commenced on Wednesday at five o'clock in the evening, London time, but the result was reported at the Herald building at two o'clock in the afternoon, New York time.

Electricity and the prophecy of Puck. THE MILLINERS' MUDDLE. From the N. Y. World.

A truly tragical announcement comes to us from Paris. Contemporaneously with the statement that the Emperor yearns to restore constitutional government to France, and that M. Ollivier is the political head of the nation, we have intelligence that the wife of that minister has intruded into the imperial prerogative of fashion, and has usurped the function of dictating to female France wherewithal it shall be clothed. She has issued a notification that she will henceforth wear her "corsage" high, and that she expects her visitors to do the like.

Whether her visitors will fulfil her modest expectation, and whether, if they do, they will be able to persuade all Paris to secrete its shoulders under the impenetrable veil of sterner stuff than the transparent and illusive devices at present in vogue, ostensibly intended to conceal the upper dorsal and pectoral conformation of the female figure, but really resulting in a mere device, so to speak, to "advertise mystery and invite speculation," are altogether subordinate questions. The appalling fact is that the empire of fashion is no longer undisputed, and that there is no longer any single fountain of honor and of Honiton in which female devotees can bathe and be immaculate. If the Empress makes a stand for her authority, as she could not, without dereliction of dignity, take direct notice of the defiance of her office by a subject, she will be compelled to exhibit her contempt of the regulations which that subject has imposed by a marked disregard of it in an excessively decolletee decoration of her own imperial person. Hence will inevitably arise two fierce factions, in the struggle of which the whole female world will participate. The young, the beautiful, the gay will become Bonapartists, and "cut out" at once their dresses and their rivals according to the precepts and the practice of their imperial leader. The ancient, the eruptive, the emaciated, the weazened, and the withered will clothe their thoraxes with thunder and poplin, and erect battlements of bombazine about their ears. The sympathies of the readers of this journal will doubtless be with the mutineers in this contest. It is easy for malice to asperse the motives of Madame Ollivier, and to suggest that her declaration arose from persona tenuity or personal aingularity. It is better to believe that it is at vast personal sacrifice that she has made this concession to conservative notions, and complied with the plaintive note of the proprieties, enjoining her

Of these races-to the year 1855-Oxford | If they find that they can impress the President with their views, morely by the contact of their riches, they will use him to their fill, and blast his administration with their fulsome praise and insidious advice.

The President's best advisers are not to be found in the private closet. The days of the Privy Council went out with Clarendon and the Third Stuart. The President's advisers should be the better press of the country and the ery of the many-headed poor-the overtaxed farmer, the idle sailor, the immigrant. It is mortifying to our conceptions of the American Chief Magistrate that he should feel the contact of any man, much less a merely rich one. This is the weakness of General Grant-the real weakness! He is used. He is impressible ! He is an abused man! His relatives have not felt, in the nice sense of delicacy, the duty they him to abstain from solicitowed ing Federal favors. Many of them are in office. Others have tried to grow rich by obtaining his ear. It is more than probable that Corbin swindled Fish and Gould out of \$100,000 by using the name of President Grant. But if Corbin had grown rich as Crossus by his high relationship, it would have been a less dangerous symptom than the known fact that people who have climbed to opulence by the barbarisms and slips of legis-lation are looked upon by the President as the best exponents of American citizenship.

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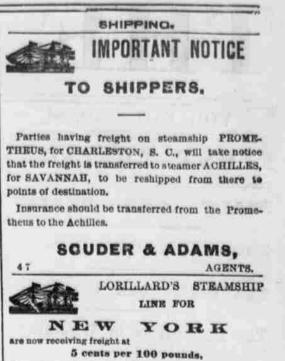
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Charles S. Bradley, LL. D., Lecturer.--Law of Beal Pro-perty. Edmund H. Bennett, A. M., Lecturer.--Criminal Law Wills, and Administration. John O. Gray, Jr., A. M., Lecturer.--Jurisprudence of the United States and Bankrupter. The instruction is by lectures, most courts, azeroises in written and oral discussion of legal subjects, and prepara-tion of pleadings. The library is one of the most complete in the United States, and in some departments unequalled; it now com-prises about 18,000 volumes, and additions are constantly being made. The tees are \$50 per term, and \$25 for one-half or any smaller fraction of a term. No astra charges. For admission to the school, catalogues, circulars, or any information, address J. A. L. WHIPTIER, 29 Registrar.



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THE MCFARLAND JURY. From the N. Y. Times.

The right of challenging jurors may be seen exercised on a truly Brobdignagian scale in this city whenever a trial of unusual importance is coming off. Nearly seven hundred citizens were subpoenaed in order that twelve men might be found of sufficient intelligence and fairness to try McFarland. If things go on at this rate, a small town will not be in a condition to afford the luxury of a jury much longer. Even New York might not be able to stand the embarrassment to business which half-a-dozen important trials going on at one time would be calculated to produce. The present system does not tend to further the ends of justice so much as to enable the counsel on each side to have a little "sparring" across the court, and waste a good deal of valuable time. They talk at one another about their respective cases, and "chaff" the citizens who have been summoned to the court, to their great inconvenience and loss. Thus, when a dealer in drums was called the other day, it was instantly seen to be an excellent method of greeting him to remark that he was "sound," that he could not be beaten, and that he would make too much noise. The counsel added to the effect of these exquisite sallies by calling the gentleman "Mr. Drums." Perhaps we cannot have too much of such humor as this, but the Recorder (to say nothing of the prisoner) must have wished that the counsel would "leave their damnable faces and begin." When a man is on trial for his life the best of jokes may be lost upon him.

This abuse of the privilege of challenging jurors is short-sighted in every way. It does not find out the best men for the duty. The counsel, not satisfied with putting the question, "have you any prejudice in your mind concerning this case?" frequently pressed the juror as to whether he had formed any impression whatever concerning it, and the mere reading of the newspapers seemed in some cases to be taken as sufficient disqualification. A man who does not read a newspaper cannot be a very fit person to sit on any jury; and as for "impressions," whose mind is free from them when a case of this kind is brought before the public ? But a juryman is sworn to render a verdict in accordance with the evidence produced during the trial -his mind is not supposed to be a "sheet of white paper" when he enters the court. It is ordinarily deemed sufficient for the judge to admonish the jury to dismiss from their minds all that they heard previous to the evidence, and juries are as a rule intelligent enough to see for themselves the necessity of doing this. The oath surely ought to be strong enough to overcome mere "impressions," but not much importance seems to be attached in legal circles to oaths nowadays. We do not seek to censure counsel for ex-

THE ENGLISH UNIVERSITIES' BOAT RACE-CAMBRIDGE VICTORIOUS. From the N. Y. Herald.

The Oxford and Cambridge University eight-oared boat race contest came off on the river Thames on Wednesday. The struggle commenced at 5 o'clock in the afternoon. It was made on the usual course, from Putney to Mortlake, a distance of about four and a quarter English miles. The trial was short, sharp, and decisive, the Cambridge crew winning by one length in twenty minutes and thirty seconds. The Oxfords were favorites at odds in the morning. Cambridge, however, reversed the popular anticipation and dissipated the outside calculations by a victory, the first which her sons have achieved over the boys of the light blue in ten years.

The scene on the banks of the river, and on the water itself, under the police rules and guidance of the Thames Conservancy, was brilliant and animated as in former years. London was "out" in holiday attire. The royalty, aristocracy, and democracy of Great Britain were side by side for the moment, the social and legislative gulf which has hitherto separated them having been narrowed considerably within a few years past, and being still in process of obliteration, or becoming at least more shallow hourly, like as to the condition of the river on the fringes of which they had congregated. If permitted to indulge in speculation in matters of science, we should say here that the temporary reversal of the fame and glory of Oxford may be attributed, to a certain extent to the working of the measures of university reform which have been applied gradually of late by the English Parliament to the dif. ferent seats of learning in that country. The colleges have received new blood. They have more muscle, more of the crasamentum or fibre of humanity in the classes, and hence the new, as it were, and more powerful sweep of the oar, the closer approach to an equality of power, the quick time, and the "leetle ahead" only of the result. 'The shortest time previously made over the same course in the past ten years was made in the year 1868-a year of university reform-when the Oxfords won in twenty minutes exactly.

The young men of Oxford and Cambridge universities have now contended in this manly aquatic sport twenty-seven times. In the year 1846 the first race was pulled over the course-four and a half miles then-in outrigged eighths, and the distance made in twenty-one minutes and five seconds. 0 the whole number of contests Oxford has now won sixteen and Cambridge eleven. In addition to the regular struggles just mentioned, the universities men have contended together five times at the Henley regattas in the same heat for the grand challenge cup.

"Hide, oh hide, those hills of snow Which thy frozen bosom bears."

But even supposing her aim to be selfish she is in no worse a case than any other reformer. John Hampden did not revolt until the ship-money came to be demanded from him. Those eminent citizens of Boston who unloaded a British ship with such remarkable celerity were actuated by their purely personal preferences for a free breakfast table. And if the noble action of Madame Ollivier sprang from a similarly sordid source, it behooves us all to invoke blessings on the blotches and prosperity to the pimples which have contributed to a consummation so desirable. We may be permitted to congratu-late mankind that Madame Ollivier, while she shares the spirit of independence with Smollett, does not, like him, propose to follow it "with her bosom bare," and that there is a prospect that by her exertions we may hereafter be spared the spectacles we have been beretofore occasionally compelled to contemplate, and which were only exhibited in conformity to the dictates of an irrational but irresistible decree.

HOW GENERAL GRANT IS USED BY

RICH MEN.

From the Chicago Tribune.

President Grant has one defect of character rarely met with in high places-an inexplicable respect for rich men. Now, a rich man without recognition of some kind is one of the poorest of human creatures. Either commerce, literature, society, or politics is necessary to make him happy, and this is why so many dunces sit in the Senate and House, paying out their money to be noticed. This sort of man is apt, if he have a republican conscience, to be a good sort of man for a President to take by the hand now and then, to encourage him with the fact that even enterprise is not the worst thing in the State, and to assure him that respectable wealth need not debar any person from visiting Magistracy occasionally. Now, why should the President take plea-

sure in such merely rich men as Borie and Corbin: or, worse yet, in such designing rich men as Oakes Ames, Daniel Morrell, and others, who are, of course, pleased with his attention and interested in his person, but who have more important designs than either social recognition or historical reminiscence?

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Whereas, as we are informed, some person is represent- ng himself in various cities as an Agent, direct from the	FOR NEW YORK, via Dolaware and Raritan Oanal. The Steam Propellers of the Line will commence load- ing on the sith inst., leaving Daily as usual. THROUGH IN TWENTY.FOUR HOURS. Goods forwarded by all the lines going out of New York North, East, or West, free of commission. Freights received at low rates WILLISM P. CLYDE & CO., Agents, No. 12 South DELA WARE Avenue. JAMES HAND, Agent, No. 119 WALL Street, New York. 345
	North, East, or West, free of commission. Freights received at low rates
JOSEPH GILLOTT & SONS,	JAMES HAND, Agent.
For the sale of their Pens, This is to state that such claim is FALSE; the man is an	No. 119 WALL Street, New York. 349
IMPOSTOR; so travelling Agents are employed. Our goods may always be had of Stationers, etc., and wholesale at the	FOR NEW YORK, via Delaware and Raritan Canal, S W IF TS URE TRANSFORTATION COMPANY. DESPATOH AND SWIFTSURE LINES Leaving daily at 12 M. and 5 P. M. The Steam Propellers of this company will commend loading on the 8th of March.
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No. 91 JOHN St., New York.	Ine Steam Propellers of this company will commend loading on the 8th of March. Through in twenty-four hours.
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REMOVAL.	NEW EXPRESS LINE TO Alexandria, Georgetown, and Washington, D. connections at Alexandria from the most direct route for Lynchburg, Bristol, Knoxville, Nashville, Dalton, and the
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BERRING, FARREL & SEERMAN, New York.	which contains 120 pages of useful information to country residents. 3 17 im
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