

The Man that Advertised his farm and the Man that did not.

Everybody is acquainted with Samuel A. Walker, Esq., the celebrated auctioneer, and almost everybody when he has any thing to sell by auction, calls on him. A month or two since the auctioneer was sitting in his office reading one of the daily papers, his well appearing man entered and inquired for Mr. Walker. The auctioneer said in his happiest manner, that he was the individual, and at the same time desired the visitor to be seated. The stranger gave his name and said he resided in Saugus on the border of Malden, and having bought dry goods and handkerchiefs of the auctioneer when he was in that line in Killy street, he had now come to renew his acquaintance and to get him to sell some land which he owned in Malden. He stated to Mr. Walker that he only wanted his services as a salesman—he, the owner would do all the rest. He did not intend to have any advertisements in the newspapers, as he had given notice in the last town meeting that he would sell his land at auction, and that was notice enough. The owner desired to secure the services of Mr. Walker for the day, and inquired what price the amiable auctioneer said he would give down and sell for him for \$1. This was agreed to, only it was stipulated that the auctioneer should pay him five cents per day. This Mr. Walker agreed to, and his visitor returned delighted with having secured the services of the eminent auctioneer at so low a figure. After paying the \$1 to the auctioneer, who then secured his next customer and the business of the morning went along as usual. When the day appointed for the sale arrived the auctioneer hastened to the cars and was soon landed at the depot in Saugus, where the owner of the land was anxiously awaiting his arrival. He was overjoyed at seeing him, and after exchanging the compliments of the morning and taking a glass of cold water, the land owner and auctioneer, the former with a spy glass and the latter with a small red flag, were seen footing it for the location of the land which he was to sell. After a dusty walk of half an hour they arrived at the spot, where they remained for an hour after the time appointed for the sale to commence—the owner and the auctioneer being the only persons in two miles of the place about to be sold by auction—the owner wondering why the people did not come, and the auctioneer wondering why they should come, thus ended the unadvertised land sale.

A few days after the old fogey sold his land at private sale to a well known operator in real estate, for six thousand dollars, which was the price he paid for it some several years since, wisely concluding that the man who was behind the times, and could not make much by selling land by auction, even if he employed a Boston auctioneer.

All the foregoing happened in April of the present year. About the first of May another stranger called upon the same auctioneer, and said he had a beautiful place in Malden near Saugus to sell by auction. The auctioneer said that he had some experience down that way and did not care to risk his hard earned reputation and his time by again visiting Malden professionally. The stranger was in earnest, he described the place and gave the name of the previous owner, when it came out that the auctioneer was a second time called upon to sell the one dollar farm. The auctioneer declined at first to have anything to do with the matter. The new owner was a man of progress, not an old fogey. He is acquainted with business and up with the times. He said to the auctioneer, I want your services as auctioneer and I authorize you to spend not exceeding \$600 in procuring plans and in properly placing before the people this valuable piece of property, for valuable I know it to be.

The auctioneer and owner the following day visited the spot, and a few days afterwards a beautiful lithographic plan of the farm was placed upon the table, and in the commercial papers and nearly all the other dailies appeared one of those brilliant and attractive advertisements for which Mr. Walker is so celebrated, setting forth in truthful terms the advantages of the location about to be sold by him by auction. The day of sale arrived, nearly a thousand persons attended, every lot was sold, the aggregate amount of which was near twelve thousand dollars, the operation yielding to the owner a net profit of something over \$5000, after paying the usual commission to the auctioneer and all the other charges. Everyone was pleased with his purchase, and several of the houses are being built on the premises, all of which may be seen as the passengers pass along by railroad. Judicious advertising and a proper expenditure always results favorably; old fogies will take warning from the fate of the man who did not advertise.—Sunday News.

REMOVAL!

SPRING FASHIONS! THE subscriber desires to inform his old customers and the public that he has temporarily removed his establishment four doors south of his old stand, on North Hanover street, where he has just opened a large assortment of BOOTS, SHOES, GAITERS, &c., which cannot be surpassed in quality and price, and to which he invites the attention of the public.

LADIES' WEAR. For Ladies and Misses his stock is well assorted and complete, embracing the most fashionable styles of Congress, Silk Garters, colored French Gaiters, Morocco Boots, laced with patent leather, and colored boots, made to order, together with Misses Gaiters, and a full supply of every description of Boots, Shoes and Gaiters for Ladies, Misses and Children's wear, at all prices.

GENTLEMEN'S WEAR. Calf, Kip and Cassia Boots of different qualities and prices, black and colored Congress Gaiters, patent leather Saddle Shoes, Morocco, Watling, Ties and Slippers, patent leather and cloth fancy Toilet Slippers, &c. A full assortment of the above articles, at all prices, and a general assortment of Calf Kip and coarse Morocco and Shoes at all prices. This extensive stock, noted for its quality and style, has been selected with great care and the quality is warranted. They only need to be examined to be satisfied. He also continues to manufacture all kinds of fine quality and style, and will be repaired gratis. Feeling confident his assortment will give entire satisfaction, both as regards quality and price, he respectfully solicits public patronage. April 12. JONATHAN COHNMAN.

Old housekeepers and young, with those also who are desiring to become housekeepers, are invited to call on HALBERT'S FAMILY GROCERY and examine his elegant assortment of China, Glass and Queensware, and other articles in the housekeeping line, such as French and English sets of every variety and price, and Dinner sets of every variety and price, and Glassware, pitchers, tumblers, and dishes, &c. Glassware—china table and dinner lamps, Candelabra and other lamps, great variety, and fruit and tumblers, goblets, &c. Fruit and preserve dishes, in variety. Cedarware—bush buckets, churns, &c. Dishes—washing, wash, scrubbing, &c. Brushes—washing, wash, scrubbing, &c. Markets, clothes and travelling bags, &c. Also a choice assortment of Tobacco and Segars. Call for the principles, Regatta, Buffalo and other Cuba varieties, and you will find them of unimpeachable quality. Also, Spanish and Common Segars, with choice South and chewing tobacco. April 12. HALBERT'S.

Stores & Shops.

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Oil Advertisements.

Patent Ventilating Furnace. THE subscriber would call the attention of all parties requiring a desirable Furnace to Oilburn's Celebrated Warming and Ventilating Apparatus. The reputation of this furnace is now known, having been introduced during the past few years into about 1500 public buildings and more than 8000 private dwellings; this together with the immense increase of sales every year, is the best evidence that can be adduced of its superiority over all other furnaces. By the use of Oilburn's Patent Furnace, you secure the following advantages: 1. FREE VENTILATION. 2. ECONOMICAL USE OF FUEL. 3. GREAT DURABILITY.—Being made entirely of Cast Iron, it is not subject to rust, and repairs during a lifetime it is easily made, and will not expose the building in which it is used to danger from fire, like the other furnaces. We have the testimonials of hundreds of the most eminent and respectable citizens of Philadelphia, and above all, the most distinguished names of the city, which are all in our possession, and which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO COACHMAKERS. We have a large supply of springs, hubs, bands, leathers, and floor oil cloths and drop cloths, of different qualities, in fact every thing that a Coachmaker requires. We also have a large supply of harness, and every article that a Coachmaker requires. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO CABINET-MAKERS. We offer complete sets of veneers, knobs and mouldings of Walnut, Mahogany, to suit both the taste and the purse. CARPENTERS EXAMINE to a splendid assortment of tools in your line, as also a complete set of building materials, such as locks, hinges, screws, latches, gas, nails, oils, varnishes, turpentine, &c., and various carpenter's tools cheaper than ever, as we have just received a large stock of the same. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO BLACKSMITHS. cannot go wrong giving us a call for a supply of hammered, rolled, and other iron, and above all, the most distinguished names of the city, which are all in our possession, and which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO FARMER FRIENDS. will also consult their interests by looking at our cheap assortment of Farming Implements, and every other article from a cradle to a plough, to suit them in price and quality. THE PUBLIC GENERALLY. are also invited to examine the quantity and quality now on hand of cast iron, tubs, tubs, buckets, &c., such as fish, sperm and flaxseed oils, which will be sold at the lowest possible prices. I would also call attention to my splendid assortment of WALL PAPER, Patterns, prices from 6 cts. upwards. Remember there is no mistake here, as all articles will be sold at the lowest possible prices. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

HARDWARE—FRESH ARRIVAL! HENRY SAXTON. THE subscriber having returned from the city would call the attention of his friends and customers to a large and valuable stock of selected assortment of Hardware which he has just received, consisting in part of BUILDING MATERIALS. As, putty, paints, oils, &c. TOOLS—edge tools, saws and planes of every description, work files, rasps, augers, &c. A general assortment of SHOEMAKERS & SADDLERS TOOLS, together with Morocco, lining and binding skins, shoe threads, awls, hammers, mounting, saddletrees, &c. COACH TRIMMING—canvases, plain, embossed, figured and embroidered, patent and common leather, springs, hubs, spokes, felloes, shafts, &c. Cabinet makers will find a large assortment of varnishes, mahogany, and other fine woods, and also a large stock of iron, brass and steel, and every article that a Cabinet maker requires. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO PATENT VENTILATORS. We are the only Agents in Philadelphia for the sale of Oilburn's Patent Ventilating Furnace, and we are prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

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Oil Advertisements.

Patent Ventilating Furnace. THE subscriber would call the attention of all parties requiring a desirable Furnace to Oilburn's Celebrated Warming and Ventilating Apparatus. The reputation of this furnace is now known, having been introduced during the past few years into about 1500 public buildings and more than 8000 private dwellings; this together with the immense increase of sales every year, is the best evidence that can be adduced of its superiority over all other furnaces. By the use of Oilburn's Patent Furnace, you secure the following advantages: 1. FREE VENTILATION. 2. ECONOMICAL USE OF FUEL. 3. GREAT DURABILITY.—Being made entirely of Cast Iron, it is not subject to rust, and repairs during a lifetime it is easily made, and will not expose the building in which it is used to danger from fire, like the other furnaces. We have the testimonials of hundreds of the most eminent and respectable citizens of Philadelphia, and above all, the most distinguished names of the city, which are all in our possession, and which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

TO COACHMAKERS. We have a large supply of springs, hubs, bands, leathers, and floor oil cloths and drop cloths, of different qualities, in fact every thing that a Coachmaker requires. We also have a large supply of harness, and every article that a Coachmaker requires. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application. We are also prepared to furnish a complete set of plans, and to send you a copy of our prospectus, which will be sent to you on application.

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