

your Lordship that there are many estates in Ireland of vast extent, and in some parts very densely populated, from which but small incomes have been, or are likely to be derived, owing to poverty of the soil, want of civilization consequent upon remote locality, absence of roads, &c. &c.

Again, my Lord, encourage "CAPITALIST TENANTS," a class unknown generally in Ireland. The present small farmers of Ireland should be labourers, having no capital but their labour, and would be much better off if they received the interest of that capital in weekly payments, than once a year as now, incurring likewise considerable risks, and not tilling their land most profitably from poverty and ignorance. But before you can get English or Scotch, or even Irish capitalists to embark in Irish agriculture, you must make the certainty of life less doubtful; you must put down agrarian outrage and intimidation, and those who encourage disaffection. You hear of tenant rights,—what ever has the Irish tenant done to ameliorate his land upon leases of three lives, or thirty-one years, generally lasting for sixty years, and often for more? The answer is "nothing," "never." I know not a single case, but grudging his Landlord any increase of rent that his labour might have produced in so long a term, and for which consideration in every instance these long leases have been granted; he has preferred to plod on in dirt and wretchedness, making no use of the long term granted to him, but to make himself for so long independent of his Landlord—knowing that he cannot turn him out. There are many leases that have been made in Ireland with covenants for draining and other purposes, which never have been fulfilled, and the law has withheld from Landlords