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INFLATION—WHAT IS IT?

In the face of recent political events, we may safely dismiss from our minds all serious apprehension of those calamities which a certain portion of the press pretended to regard as threatening the business interests of the country. In spite of assurances piled mountain high and reiterated upon every formal utterance of the public voice, the partisan press of either party delights in conjuring up certain grave spectres as likely to be exorcised or let loose upon the community in the event of the success of the opposite parties.

With the dissipation of the latest scare, we may address ourselves to the consideration of what constitutes inflation. Whence does the effect so denominated derive its energy or primal cause? In this country, we are apt to work theories out into practical solutions, whereas, in other countries, under harsh and despotic governments, the people can only theorize and dream dreams. If the practical experiment which has been made in this country of paper money expansion is not conclusive and determinative to all vitally interested in the question, we may well despair of ever attaining any positive results. The common sense of the country has spoken so frequently and so emphatically upon this subject, that we can entertain no doubt that the large majority of its practical business elements are agreed with one mind in favor of a stable and convertible currency. The discussions and agitations which have raged about this question of late years, have familiarized the public mind with many of its intricacies. We have learned well and thoroughly that there are two necessary elements of a good currency: security and convertibility. Of course, metallic currency, whether of gold or silver, presents automatically both of these conditions, being intrinsically valuable and of recognized commercial value throughout the world. In the absence of sufficient metallic currency and through inconvenience of handling, the necessity for paper money is created. The lack of one or the other of these mediums of exchange would be as keen a want as could be felt in the minor transactions of life. Modern civilization has simplified and facilitated ordinary dealings by the use of bank checks and bills of exchange. Yet for the great masses of the people, those who are innocent of bank accounts, and ignorant of the methods of attaining them, reliance must be had upon an authorized currency. To say that gold and silver afford indisputable and indispensable measures of value is to assert the simplest prin-

ciple of political economy, and the one most readily recognized by business men throughout the world. In the absence of a sufficiency of precious metals for the purposes of trade, modern financial ingenuity has devised the paper token, worthless in itself though possessing an acquired value through the corporate or governmental guarantee which accompanies it. To render it as serviceable as the metal, of which it should be the representative, the paper token must be readily convertible into coin. The question then arises: what limit shall be placed upon this paper currency, and how may its prompt convertibility be assured? An obligation to redeem it in coin is of itself a restraint upon its volume. The exact balancing of paper dollars with coin dollars would be a mere substitution of one for the other, a degree of restraint which is unnecessary and impracticable. In practice, large amounts of coin tokens or currency are stored away and withheld from circulation; and, according to the experience of the whole civilized world, of the amount kept in active circulation only a fixed and definable proportion is ever likely to be presented for actual conversion into coin. Hence, sound financial practice warrants the creation of a paper currency equal to four times the amount of gold coin held in reserve for redemption. That is, experience teaches that out of a given volume of paper currency, not more than one-quarter of it is ever likely to be presented for redemption and not all of this at one time. In contradistinction to this secured, convertible and restricted currency, the experiment was made during the war of issuing paper tokens deficient in all but one of these qualities. Then, the necessities of the Government, owing to a state of war, facilitated the issue and reissue of these tokens, whose acceptance by the people was understood to be an expression of patriotic devotion to the needs of the Government. The Government then suddenly became not only the largest consumer of almost all products and manufactures, but for a time at least became the steady, prompt-paying and cash paying customer. These conditions combined to infuse into the business of the country a stimulus and resulting activity such as it had never before experienced nor is likely to soon again experience. The talk of further inflation which may be indulged in at the present time, so far as predicated upon hopes of a repetition of former experiences, is utterly groundless and delusive, because even if such measures were enacted by Congress, were approved by the Executive and were re-affirmed by the Supreme Court, ordeals through which we may hardly suppose they would successfully pass, they would still encounter an insuperable obstacle through a lack of distributing power. Even the embarkation of the general government in extended public works would afford only limited and local distribution, and while benefiting certain trades and sections, would seriously embarrass the majority of the people. The superadded inflation, which was practised by the Government and tolerated by the people during the years immediately following the close of the war was like the addition of fuel to a fire already raging. The stimulation of Government purchases during the war was supplemented and intensified by the enormous projection of railroads and public works which took place during

the five years following the close of the war. These railroad projectors particularly were large and liberal borrowers, and as they did not object to accept the paper money of the country, and were willing to pay handsomely for its use, the lenders accepted usurious benefit, and a full measure of the risk which was involved. The large depreciation and extinguishment of railroad securities since the panic will serve to point the moral of our tale. Borrowers at excessive interest on long credit are always lively and cheerful fellows, and do much while their money lasts to make things active. For a while the payment of interest may be made out of the principal of the loan, but when the money has exhausted itself, the lender is apt to learn a profitable lesson in the science of investment. We have no intention of tracing the full effects of inflation as presented in the different markets of the country. It will answer our purpose to study its effects upon our own commodity.

We recently presented to our readers a communication from a correspondent who undertook to trace a coincidence between the rise of the gold premium and the inflation of real estate values. In our comments upon that communication, we pointed out the fallacy of an attempt to draw any such parallel. In point of fact, real estate values were at their lowest when the gold premium was the highest and *vice versa*, values of real estate rose as the premium on gold declined; and these values finally touched their greatest altitude at a time when the gold premium was below ten per cent. Even now, when the gold premium is but a fraction of one per cent., the values of standard real estate are not below the values which prevailed when the premium was ranging between 30 and 40 per cent.

We have reason to believe that this same anomaly has prevailed in other great markets of the country. For the solution of the problem of the rise in value of many of the leading commodities and staples of life, we must look to some other theory than the measuring effect of gold premium or any mere enlargement of the volume of currency.

The law of supply and demand has more direct connection with and energetic control over the appreciation and depreciation of values than the mere volume of currency and its gold value when depreciated. We are strongly led to question the power of inflation and contraction of currency to influence prices at all times, and invariably for good or for ill without the co-operation of other causes. The gold premium is not always a fixed measure of the excess of current values in a country dealing with an acceptable paper currency. Supply and demand and other causes are the principal motors in elevating or depressing these values. The gold premium is a faithful index to the plethora or scarcity of the metal itself, and dominates foreign exchanges, while the prices demanded for goods which are to be paid for in paper currency are the indices to the degree of confidence reposed by the public in the soundness and circulating power of the currency.

Following the recent history of real estate, we find that the highest values of lots, inflated and speculative of course, were attained independently of the gold market, and in consequence of an unusually active demand. But it may be easily

demonstrated that this demand was predicated upon, and arose under a conviction that the Government was hopelessly committed to continuous issues of paper currency, and that the prospect of its extrication from such a predicament were so remote, and the chances of the ultimate repudiation or arbitrary cancellation of these issues was seemingly so assured that the buyers of real estate at inflation prices adjudged themselves to be doing the wisest thing in taking land at any price rather than to hold a redundant currency or securities which could be converted only into this redundant currency notwithstanding at the moment it could be converted into gold at a moderate discount.

In direct language, we would say that inflation, as commonly understood, inordinate appreciation of values is due to psychological conditions, to nervous apprehension, in a word, to panic. Under the influence of these conditions confidence in the currency is manifestly shown by the one who takes it, not by the one who parts with it. The one who accepts property at any price for the currency which he gives, does so in a state of induced panic which inclines him to take the chances with high priced property, rather than with an uncertain and unrestricted currency.

We believe a thoughtful study of the directions of the gold premium, and of real estate values during the inflation era, will fully justify our conclusion. The understanding and conviction during the war was, that at its close the greenback currency should be redeemed in gold at any cost or sacrifice. In obedience to this impression, the public retained the currency in preference to accepting property for it, and the values of property remained low and stationary. With the inauguration of a greenback policy by the administrations of 1867 and 1868, a determination suddenly seized the public mind of accepting for this currency any property that was attainable without regard to cost—stock, bonds, real estate or what not. This craze for the acquisition of property, regardless of cost and regardless of any indebtedness contracted in its purchase, continued to pervade the public mind until the shock of the great panic of 1873. Upon the announcement of a specie policy by the government in 1873, the public mind became awakened to a sense of the value before undreamed of which a greenback possessed, and in consequence all were as desirous of possessing the suspected currency as they were before anxious to part with it. Hence, from that day to this, a continued depreciation of values has taken place, while the greenback has appreciated in public estimation more than the reduction in the gold premium can measure. In fact, this exaltation and depression in popular sentiment since the close of the war were never adequately reflected in the gold premium.

Any attempt at a new inflation would be self-defeating, because unwarranted and unjustifiable in the nature of the case. Besides, such inflation would lack the necessary distributing force. Such a wanton and unservicable disturbance of the business methods of the country would be more likely to determine further depreciation and prolonged stagnation, because whatever force of law such fresh issues might have, they would lack the approval of the highest court and might fail utterly to obtain it. Such doubtful legal tenders would be naturally suspected and shunned by the masses of the people having valuable property, or labor, or commodities to part with.

With a new and critical element of uncertainty introduced into the currency, we can imagine that all business interests would be violently shattered. While the gold premium might advance considerably in consequence of such a movement, it is demonstrable that it would have no power to enlarge values, but, on the con-

trary, would be likely to precipitate a disastrous and hopeless decline.

SPECIAL LOTS.

There is a strange and unaccountable infatuation pervading the minds of many otherwise sensible owners of vacant lots, which would be unworthy of notice, but for its universality and persistency. It is that given lots possessed by them are endowed with exceptional and special value and surrounded by conditions which take them altogether out of the category of common lots.

It is a recognized trait of human nature and an ordinary instinct of ownership for the possessor of any species of property to place an inordinate and peculiar value upon it, somewhat on the principle that every crow thinks her own chick the blackest. This idiosyncrasy is harmless and pardonable when applied to black and tan terriers and Berlin pugs, rare books, bric-a-brac and articles of vertu. When this fancy is entertained in a matter of real estate, it is apt to become very expensive to the victim of it, as well as obstructive of public improvements. It is allowable for a man to imagine that he possesses the finest blooded stock in the country, or that his establishment excels in appointments and value any other in the city. These are innocent personal foibles which concern nobody in particular but the party cherishing them. It is somewhat puzzling to account for the psychological condition of a man who sets an extraordinary value upon a vacant lot, or any number of lots, and supposes them to be the coveted objects and the special admiration of all real estate mankind. Strange as this fancy may seem it is nevertheless extensively indulged by owners of New York lots. There was a time when these peculiar views applied themselves chiefly to corner lots, whether single or forming the key of an adjoining body of land. It is easy to remember how tenderly these choice corner lots were once treasured up and how jealously they were guarded against the machinations of any intending purchaser. It is no rare circumstance, even at this late day, to find in the thickly built up part of the city corner lots studiously reserved from sale and held in anticipation of some unknown and undeveloped future. During the inflation craze this habit of appropriating superior excellences to special lots and particular locations became exceedingly prevalent probably from the encouragement which such ideas were then constantly receiving. Then all available lots were special, none being allowed as common or general. Perhaps the recollection of experiences when remarkable prices were obtained for certain choice properties merely by the luck of buyers and sellers happening to meet upon a plane of similar ideas has led to the attempted perpetuation of this practice of specialization. Vacant lots within the present building district afford fine examples of this practice.

Such notions are not confined to really choice and valuable property, but seen to pervade the minds of real estate owners generally. Whether owning on the East side or the West side, or in Harlem, at Fort Washington, or in the new wards, when these fortunate but perverse owners take you into their confidence, they are apt to disclose to you as a prime and valuable secret that the particular pieces of property owned by them are of rare and remarkable eligibility, destined to be surrounded shortly by the marts of trade or by the most fashionable residences as the case may be, and are really indispensable to the welfare and happiness of the people.

Without desiring to curb the enthusiasm, or dash the hopes of these estimable gentlemen, we venture to suggest from the standpoint of practical

sense that there are some capital objections to this mode of thinking.

First.—It is expensive. Property which the owner appraises at an undue or exorbitant value is apt and almost sure to remain without a market. The custom has heretofore been too prevalent in this city of buying vacant property at the current price, and then doubling or quadrupling it in making up ones inventory, and holding it at this enlarged value in expectation of realizing in due time inordinate profit. This is a very easy and very rapid way of growing rich, but such riches are unsubstantial and unsatisfactory, because real estate at this late day is incapable of producing any such prodigious results. Besides, vacant real estate is an absorbent and an active one, and in consequence of indulging unwarranted hopes the owner is in danger of being obliged to carry his property until it has actually cost him, through accretions of interest, taxes and assessments, the arbitrary prices which he once fondly placed upon it, and which if ultimately realized would then be productive of no profit. All owners should be impressed with the truth that, unlike books and wine, real estate does not always improve with age. The mere holding of over-ripe lots entails superfluous expenses, the return of which cannot always be certainly or reasonably counted upon.

Second.—It obstructs the improvement of the city. To be sure there are parties who can say, and say truthfully, that they are indifferent to any large profit, or indeed to any profit at all; that they hold their properties free and clear, and are satisfied to pay the annual taxes, and waive all income return for the sake of having the principal of their investment kept intact. It is useless to argue with such owners. If they select vacant lots for their savings bank, the public have no right to complain.

It lends no additional charm, however, to the appearance of a great city like New York to have unsightly gaps of vacant lots enclosed in forlorn and rickety fences intruding upon the view in thickly built up quarters. Owners of adjoining improved property are made nervous and apprehensive as to the character of improvements which may ultimately come upon this vacant land. When held long past the period in which it should have been improved, it is liable to ultimately take on an improvement far different from the surroundings, and lacking in harmony with them.

The most favorable time to dispose of property generally is when there is a demand for it, and particularly when builders wish to purchase it. Private owners may pay higher prices for single lots, but builders buying by the quantity are much more meritorious and profitable customers.

These fanciful considerations connected with vacant property rarely have any substantial existence outside of the imaginations of owners. It is but seldom that these ideal conceptions are fully or in part realized. To an intending purchaser, whether a builder or private individual, vacant land is apt to be classified in a few general divisions, and land rated within each of these classes is deemed to be of nearly equal value. Exceptional cases may occur where an adjoining owner may desire to purchase contiguous land, otherwise there is no special affinity or selection exercised by intending purchasers with reference to particular lots. These special notions may gratify and foster the pride of ownership, but they conduce to no praiseworthy or profitable result. Of all citizens, owners of vacant lots, wherever situated, should be the last to obstruct and should always be ready to encourage and promote the march of building improvements, and thus remove the blemishes and eye-sores of frequent vacancies from the external aspect of the metropolis.

MARKET REVIEW.

REAL ESTATE MARKET.

The regular transactions of the real estate market have been interrupted during the week by Tuesday's legal holiday. At the close, however, when the meaning of the elections in thirty-two States of the Union was interpreted as securing probable safety from any further tampering with the currency of the country during the next session of Congress, the demand of investors for unimproved property becomes more active. In the light of these inquiries, it is safe to predict that before the close of the year some notable transfers in up-town lots will be recorded.

One of the notable private transactions, recorded in our column of transfers, is the purchase, by H. K. & F. B. Thurber, of the premises known as Nos. 42, 44 and 46 Thomas street, for \$23,000 cash. They intend to erect there another large warehouse. The only public auction sale of the week is that of the four-story brown stone front house, with lot (19x80), No. 4 Beekman place, for \$9,050, to H. H. Davis.

For the coming week some important sales are announced under foreclosure proceedings, and also by direction of the executors of the estate of Isaac Young. On Thursday, Nov. 14th, A. H. Muller will sell ten lots on Madison avenue, comprising the entire easterly front between One Hundred and Eleventh and One Hundred and Twelfth streets, and other property in Michigan belonging to said estate. An important feature of the foreclosure sales announced to be held is the extraordinary large number in favor of life insurance companies and savings banks. There are three by direction of the Mutual Life Insurance Company to satisfy mortgages, amounting in the aggregate to \$113,200; four in favor of the New York Life Insurance Company to satisfy mortgages, amounting to \$53,050; three in favor of the Union Dime Savings Bank to satisfy mortgages, amounting to \$46,400; one sale is to be held by the Bank for Savings to satisfy a mortgage of \$52,750; one by the Greenwich Insurance Company to satisfy a mortgage of \$44,500; one by the Equitable Life to satisfy a mortgage of \$25,750. The Dry Dock Savings Bank, The United States Trust Company and Manhattan Life Insurance Company will also sell certain pieces of property on which they hold mortgages. For full details concerning these and other sales readers are referred to the column of advertised judicial sales in which will be found a full description of the property to be sold, and the amount due on the mortgages held by these institutions, and other parties in whose favor sales are to be held.

Thirteen plans, embracing thirty-eight buildings, were filed with the Superintendent of the Department of Buildings during the week ending Nov. 7. The total estimated cost of the same is \$187,700. It will be noted that nearly every plan filed is for the erection of three-story dwellings on the east side of the city, between Seventieth and One Hundred and Fourteenth streets. Mr. Anthony Smyth will erect eight three-story brown stone dwellings on One Hundred and Fourteenth street, near Fourth avenue; T. E. Dwyer will erect six on One Hundred and Twelfth street, southeast corner of Fourth avenue; T. Johnston will erect eight two-story brown stone dwellings on One Hundred and Fifth street, near Third avenue, and Charles Harbeck will erect three three-story brick dwellings on Third avenue, near Eighty-first street. The agents of Johnston Brothers will also erect four three-story brown stone dwellings on Eighty-fourth street, near Avenue A.

It is requested that real estate dealers, builders, and others who desire that sales of property made by them shall be noticed in this review, will forward to us the data of such sales, and they may rest assured publication of such sales will be made without distinction of parties. Complaints have been received that we have omitted the publication of private sales made by some parties, while the sales made by others have been published. The reason of our omission to publish any private sale is, that the parties who have negotiated or are interested in such sales have failed to notify us. We shall certainly be happy to publish all private sales, or any transactions affecting the disposition of and movements in real estate, if these complaining parties will only notify us.

The following are the sales at the Exchange Sales-room for the week ending Nov. 7:

*Indicates that the property described has been bid in for plaintiff's account:

Allen st (No. 197), w s, 200 n Stanton st, three-story brick dwell'g, 25x87.6, to John Baum \$9,000

Beekman pl (No. 4), w s, 20 n 49th st, four-story stone front dwell'g, 19x80, to H. H. Davis. (Public auction sale.)	9,050
*Cherry st, s s, 197.1 e Catharine slip, 25x120 to Water st; No. 137 Cherry st, six-story brick store and dwell'g, and No. 410 Water st, six-story brick store. (Amount due about \$2,200.)	17,000
*New Bowery (Nos. 66 and 68), s w cor East Broadway, five-story brick factory, 48.7x43x50 (triangle.) (Amount due, about \$20,550)	32,550
*Pine st (No. 96), e s, 72.6 n South st, five-story brick warehouse, 22.2x52.10, to Depeyster st. (Amount due, about \$13,800.)	5,500
11th st (No. 311), n s, 1.0 w 1st av, runs north 138.2 thence west 63.3 thence southeast 72.6 thence south 86.10 to 11th st, thence east 25 to point of beginning, three-story brick store, and three-story brick factory in rear, to John Kennedy. (Amount due, about \$7,250.)	10,000
*30th st (No. 528), s s, 350 e 11th av, two one-story frame buildings, part of factory, 25 x28.9. (Amount due about \$2,425.)	3,000
*52d st (No. 218), s s, 343.9 e 8th av, runs south 100.5 thence east 18.9 thence north 97.7 to a line distant 2.9 south of 52d st at this point thence northwest along said line to the place of beginning, three-story brick dwell'g. (Amount due, about \$9,850)	5,600
57th st, s s, 275 w 6th av, 25x100.5, to A. T. Gillender. (Amount due about \$12,800.)	12,000
69th st (Nos. 163, 165 and 167), n s, 95 w 3d av, three five-story brick (stone front) dwell'gs, 50x100.5, to Bernard Muldoon. (Amount due, about \$31,500.)	33,450
109th st, n s, 175 w 10th av, one-story brick store, and four-story brick dwell'g in rear, 25x100.11, to Wm. L. Gallagher. (Amount due, about \$1,450)	4,700
130th st, n s, 375 w Boulevard, two-story brick planing mill, and one-story brick office, 75x99.11, to Gustav Lange. (2d mort., \$1,300; all liens, about \$7,300.)	7,196
*157th st, n s, 100 e 11th av, two two-story frame dwell'gs, and one-story frame stable in rear, 50x100.	2,000
Av B (No. 252), s w cor 15th st, four-story brick store and dwell'g, 20x60, to Thomas Cunningham. (Amount due about \$6,800.)	10,378
3d av, n e cor 85th st, three-story brick building, 25x100.7, to H. W. Meyer.	12,350
*10th av (No. 661), w s, 75.4 s 47th st, five-story brick store and dwell'g, 25x100. (Amount due, about \$14,325)	10,000
Total	\$153,774

BROOKLYN, N. Y.

In the City of Brooklyn, Mr. I. F. Bissell has made the following sales for the week ending Nov. 6:

Baltic st, n s, 275 e Hoyt st, 25x100, to A. F. Kinnersly.	\$1,750
Clinton st, w s, southerly half of a lot on map of property conveyed by John Spader to Geo. W. Pine, Sept. 17, 1834, 50x130, to Theo. Macknet.	12,000
*Ewen st, w s, 75 n Scholes st, 25x100. (Morts. \$3,500.)	6,000
*Lynch st, n s, 200 e Bedford av, 17x100.	500
*Lynch st, n s, 217 e Bedford av, 17x100.	500
Stockton st, s s, 200 w Throop av, 20x100, to Smith Ely, Jr., New York.	1,500
*17th st, s w, 200 n 9th av, 100x100.	3,850
*Hudson av (No. 52), w s, 83.4 s Plymouth st, 20.10x70. (Mort. \$2,500.)	2,550
*Liberty av, n s, 74.7 w Schenck av, 25.5x100.	1,000
*Ralph av, w s, 160 n Madison st, 20x80.	100
*Road leading from Brooklyn to Bath, adj. lands of Peter Lynch and Charles Lott, about 4 acres.	1,000
Total	\$33,750

BUILDING MATERIAL MARKET.

BRICKS.—The past week has been a broken one owing to the election and the holiday, and up to the present writing we hear of but little business accomplished. On the general features of the market for Common Hards there does not appear to be much change, though if anything the tone is a little tame. No one is taking any lower rates, but the former line of values is sustained with some difficulty, owing in part to the absence of a direct and positive demand of any magnitude. Consumption is not so large or general as many jobs are nearly completed or provided for, so far as the amount of brick required is concerned, and there is still very little being taken for stock. Dealers rather hesitate about filling their yards up with a supply until they can obtain some sort of an idea of the probable wants of builders and contractors during the winter, and on this subject the indications are as yet quite indefinite. While, as above noted, the call for stock during the week has been light, the amount offering was also moderate, especially during the earlier portion, when, in addition to the fact that many captains and crew desired to be at home for the purpose of voting, a number of cargoes loaded and ready to start were detained by the low tides which kept vessels at their docks. Sales are still reported as quite firm and no stock accumulated. Fronts are held to full former rates, but not very active. We quote Pale; M., \$2.25@2.75; Hards, Up-rivers \$3.75@4.12½;

Haverstraw bay, \$1.25@4.75; favorite brands, \$5.00@6.00; Fronts, Croton—brown, \$7; dark, \$8; red, \$9; Philadelphia, \$26@28; Trenton, \$24@26; Baltimore, \$31.00@38.00. Yard prices, delivery included, \$2@3 higher on ordinary and \$5.00@6.00 on fronts.

HARDWARE.—Business varies somewhat in character as the season progresses, and a different line of goods becomes necessary, but keeps 'up to a fair aggregate with most dealers, and the general situation appears to be quite satisfactory so far as the movement of supplies is concerned. Ruling prices, however, are open to more complaint as the range is almost without exception very low, and neither manufacturer can find much margin for profit. It may be expected that as the end of the year approaches, a pretty thorough revision of the lists will be made, and an effort to secure greater strength and uniformity on leading styles follow. All the leading companies have adopted the list on screws, noted in our last, and it appears likely the new discounts will be adhered to. The butt and hinge manufacturers still fail to agree and buyers are reaping the benefit.

LATH.—No positive advance has been made, and the market since the writing of our last report has shown some irregularity, though as we close, about the former cargo rate is quoted, or say \$1.25 per M as a probable operating basis. The yards are not very full, but some of our leading dealers say they have a fair amount on hand and would not be indisposed to add thereto at a reasonable cost, but are rather inclined to resist an advance, which receivers say must be paid to secure stock. Much will depend upon the quantity and form of arrivals during the next three or four weeks.

LIME.—Matters have been a little unsettled on this market during the period intervening since our last report and are not as yet fully straightened out. Finishing lime appeared to be rather more plenty than could be conveniently disposed of, or at least there was greater inclination to sell it and the cost went down to the same as common or eighty cents per barrel. Since then ten cents per barrel more has been asked again, but hardly fully reestablished, and current value is to some extent nominal. Common, however, appears to be steady at the old rate. State has sympathized to some extent and not sold to the full extent of the arrival, the stock commencing to accumulate.

LUMBER.—There is little or no change in the general situation of affairs. Demand may be graded as fair, and in some cases has shown a slight degree of animation, but buyers have not reached a point of anxiety or shown a desire to operate freely and it still requires only a small amount of stock to form a surplus offering. Notwithstanding the slow condition of trade all the season and the apparent apathy of dealers, a great many appear to have accumulated a fair supply, and those who are short express no fears as to the future. To a considerable extent this is due to the increasing facilities for reaching supplies on primary markets by rail, during the winter months, should necessity arise for bringing forward additional stocks. Prices rule quite steady on all the leading grades as a rule, but row and then some irregularity is shown according to size of order or terms of settlement, sellers reciprocating on any extra inducements in this line quite readily.

Eastern Spruce continues in about the average demand, and even at this late season it would require but a few cargoes to overstock the market. Supplies, however, are fairly managed, and do not reach a heavy surplus, while receivers show a steady tone on all bills in any way desirable, and look for a future addition to cost in some cases. We quote at \$10.50@11.25 for random, possibly \$11.50 for choice lengths in small cargoes, and \$11.75@12.50 for specials, the extreme for extra difficult.

White Pine is, if anything, rather the best supported of any style of lumber. No particular inclination to buoyancy can be advised, but a pretty full line of valuations is preserved on the current operations, and buyers submit without protracted negotiation. The demand is fair on most outlets, with a good proportion of shipping orders, either under treaty or known to be at hand awaiting desirable opportunity for shipment. Stocks fair in quantity and very well assorted with a tendency to increase. We quote at \$14.50@15.50 per M. for West India shipping boards; \$19.00@20.00 for South American do; \$13.00@15.00 for box boards; \$16.00@17.00 for do. wide and sound; and timber to order at \$38@50 per M.

Yellow Pine has been somewhat more inquired after by cargo on special orders, some of which do not require delivery for a considerable time ahead. There has also been a call for export direct from the mills on a fair line of values. Local wants in the way of random parcels, however, are small and buyers bid with much irregularity according to the necessities of the case, and resist additions to cost. They do not, however, find terms quite so easy as early in the season. We quote random cargoes at about \$18@22 per M.; ordered cargoes \$22.00@24.00 do; green flooring boards, \$20@21 do; and dry do. do. \$20@23. Cargoes at the South, \$14@15.50 per M.; hewed timber, \$7.50@14.

Shingles continue to meet with some little call for shipments to foreign and domestic ports, but are without any general activity, and about former rates remain current. The machine dressed cedar shingles are in very good favor, and stock does not accumulate. Cypress are selling at about \$6 for saps, and \$9 for hearts; pine shipping stock \$4 for 18 inch and Eastern sawed grades at \$2.50@4.50 for 16 inch as to quality and quantity. Machine dressed cedar shingles quoted as follows: For 30 inch \$16@22.25 for

A., and \$27.75 for No. 1; for 24 inch \$6 50@16 for A., and \$16.75 for No. 1; for 20 inch \$8@10.50 for A., and \$11.25@15.75 for No. 1.

Hardwoods have undergone no very decided change on the general situation and tone of the market. Business is without special animation and confined in the main to orders covering parcels for immediate use, but in this way quite a fair amount of stock goes from dealers' hands. The desirable supplies are moderate and held well under control at about former figures, on all grades. We quote at wholesale rates by car load about as follows: Walnut, \$77@85 1/2; Maple, \$27@30; Oak, \$27@30; do., culls, \$18@20; do. cherry, \$15@17; do. white wood, 1/2 and 3/4 inch, \$25@30; do. hickory, \$25@30; do. for Western, at \$10@20 for good near by stock.

The yard business has not been very free and only a few dealers seem inclined to speak in any way of the condition of trade. Those, however, who are willing to keep goods moving, find a margin for actual profit is shown, manager to find quite a number of customers during the week, and on more liberal terms of settlement could no doubt do a better business still. Prices about as before.

From among the recent lumber charters we select the following:

An Am. barque, 166 tons, from St. Mary's to Montevideo for orders, lumber, \$18.50 net; an Am. schr., 524 tons, from Portland to River Plate, lumber, \$14 net; an Am. barque, 122 tons, hence to Mantanzas, Shooks and boards 7:01 a schr., 114 tons, from Norfolk to North Side Jamaica, hoghead staves, \$13; a schr., 181 tons, from Machias to Port Spain, lumber, \$6; a schr., 221 tons, from Tonala and a second Mexican port to New York, mahogany and cedar, \$9.75 per ton weight; a schr., 142 tons, from Smithville, S. C., to Boston, lumber, \$9.75; a schr., 116 tons, hence to Fernand, general cargo, and back from St. Augustine, coal, \$9.75 for the round; a schr., 210 tons, hence to Jacksonville, and back with lumber, \$9 for the round, same back; a brig, 200 M lumber, from Cedar Keys to New York, \$8.50; a schr., 200 M lumber, same voyage and rate; a schr., 119 M lumber, from Albany to Petersburg, \$3.

Exports of lumber from the port of New York: This Week, Jan. 1, '78. West Indies, 116,257; South America, 377,593; East Indies, 31,161; Europe, Continent, 150,030; Europe, United Kingdom, 35,926. Total, 1,019,150.

GENERAL LUMBER NOTES. STATE.

The Albany market is reported by the Argus to November 7th, 1878, as follows:

We have had a fair business during the week in Pine Lumber, the sales covering some large purchases of round lots shipping grades for New York at full prices. The transactions also cover some sales made to two leading houses in the trade at Burlington, Vt., whose purchases will be sent hence by canal. Prices of all descriptions of Pine Lumber are steadily held. The receipts by canal for the fourth week of October were slightly in excess of the receipts for the corresponding week last year. There is not any overstock of Pine Lumber, and the assortment thereof was never better. An active trade is confidently looked for after election.

In Coarse Lumber there has been a good trade; prices are steadily held, shipments are ahead of receipts, preventing any accumulation of stock.

The lumbermen of Chicago and houses competing with them in trade, representing an annual shipment of near upon 1,000,000,000 feet of lumber, with the view of checking the many evils entailed upon the trade by the system of constant and urgent offerings of dealers, have agreed to withdraw from the road for a period of two months all "drummers."

The receipts of lumber at Chicago from January 1st to Oct. 29th are 965,690,000 feet against 857,185,000 feet for a corresponding period in 1877. The shipments, are 507,309,000 feet against 483,365,000 feet for the same periods.

Freights from Bay City to Tonawanda are quoted at \$1.56@1.62 1/2 per M. feet. From Tonawanda to Albany \$2.62 1/2 per M. feet. From Buffalo to Albany \$2.62 1/2 per M. feet. From Oswego to Albany \$2.06 per M. feet. From Ottawa to Albany \$5.00 per M. feet.

The receipts of lumber at Buffalo for the week by lake are 4,325,000 feet; by rail, 57 car loads.

The receipts at Oswego for the week 4,237,000 feet; the shipments by canal 1,702,000 feet.

The receipts at Albany by canal from the opening of navigation to November 1, are:

Table with 4 columns: Year, Lumber, Shingles, Staves. 1877: 230,310,900; 1878: 269,875,700.

From a Buffalo journal we obtain the following:

The shipments by canal of the principal products of the forest continue to be satisfactory in point of quantity, as will be seen by the following figures:

Table with 3 columns: Year, Lumber, Shingles, Staves. 1878: 56,516,851; 1877: 54,561,117.

PENNSYLVANIA LUMBER.

The Clinton Republican, published at Lock Haven, Pa., gives the following statement of the shipments from that point to Oct. 22.

Table with 2 columns: Shipped by P. & E. R. C., Shipped by canal. Total for 1878: 18,806,000.

And shows a very considerable decrease from last year, or over 10,000,000 feet.

THE WEST.

SAGINAW VALLEY.

Lumberman's Gazette Office:

EAST SAGINAW, November 4, 1878.

The season of navigation is drawing to a close and with it no marked change in the lumber market. A few buyers have been in the market and a few sales have been made for next season's delivery at prices ranging from \$5.35, \$10.50 and \$25@26 to \$6 and \$12, but as a rule quietness has reigned, and but few sales have been made for delivery this season, and these generally at the lowest rates quoted, and for cash or short time. Lath is steady at \$1.25, while shingles are in good demand at \$2.00@2.37 for best river brands, and 10 cents less for country brands. The shipments of shingles this year are the largest ever made, or about 30,000,000 in excess of last year, when they were larger than before. The general shipments last week approximated 15,000,000 feet, but many of the lumber carrying vessels are now loading for the last trip, but the majority of the craft which ply in the Saginaw lumber trade will make one more trip, bringing the season's exports up to 500,000,000 feet of lumber, while the rail shipments will approximate closely to 50,000,000, leaving the stock on hand substantially the same as last year.

The following statement shows the shipments from the Saginaw river from the opening of navigation to November 1, during the years named:

Table with 4 columns: Year, Lumber, Shingles, Staves. 1876: 411,592,000; 1877: 488,806,806; 1878: 469,393,232.

CHICAGO.

The Northwestern Lumberman, November 2d., says: The cargo market opened Monday with a fleet of thirty-eight cargoes, which has about all been disposed of. The demand has been uncertain and variable, and prices very naturally have been weaker. We are compelled to quote piece stuff this morning as selling at \$6.75 to \$7 for coarse, and \$7 to \$7.25 for better grades. Boards are in limited demand at \$8@10 for common, and \$11@14 for choice. Shingles bring \$1.75@2, and occasionally for a choice cargo \$2.10 is obtained. Lath is the only thing which manifests any firmness, the few offerings being sold very readily at quotations.

Lake freights have been put up again by the Vessel Owner's Association. This means a further curtailment of the proceeds which manufacturers realize on their consignments, amounting to about twenty-five cents on every thousand feet. We do not know how much lumber or how much endurance the Lake Michigan mill men have left, but it is certainly to be hoped in the interest of everybody that has anything to do with lumber that either one or the other will give out before long.

Total receipts of lumber and shingles from Jan. 1 to and including Oct. 29:

Table with 3 columns: Year, Lumber, Shingles. 1878: 986,593,249; 1877: 900,617,327.

Increase in receipts of lumber to Oct. 29th, \$6,580,922 feet; increase in shingles, 137,639,700.

The following from the Lumberman and Manufacturer:

MINNEAPOLIS, MINN., Oct. 31, 1878.

The lumber business is evidently improving daily. Chicago is selling nearly 4,000,000 feet per day (shipments October 29th, 3,795,000 feet), Minneapolis nearly half a million feet per day, and other markets are selling a corresponding amount, clear to St. Louis. Prices are stiffening up to the extent that no further falling off may be anticipated until the pressure of the next crop is brought to bear on the market.

Nearly every tailor and shoemaker, from Manitoba to St. Louis, have made up their minds to quit their benches and cut logs this winter, and have been finding chances to log and men to supply them, or guarantee bills. Many of them have gone, and the rest are going, from day to day. The old loggers, having nothing else to do, are bound to go in and squeeze the new men, trusting to Providence to bring them out with the bills for the pork and beans paid, and leaving the laborers to get their pay under the thieving lien laws of the States. The mill men are all desirous of showing that, although they bought logs last spring, they will not be caught in such a box again, because they will cut all the logs they need, or the market will bear, off of their own lands. There is now, perhaps, a visible serenity in the log market, one-half happy to think what they did last spring, and the other half are considering how they will pay the first lot back again next spring. These several matters relate to, and will undoubtedly affect the price of lumber July the 1st, 1879, but have no reference to present figures, and should not affect present prices.

Stocks on retail yards west of the Mississippi have never been so light, and although in a belt extending across northern Iowa the wheat crop was so nearly a failure that people are not prepared to make improvements or to buy lumber, yet there is a large empire where grand crops and prosperity indicate and will keep alive a demand for lumber for the year to come. The Lumberman and Manufacturer also has the following:

SIZE OF LOGS.—For the season of 1878 the St. Croix has shown the largest record, an average of 183 1/4 feet per log. The upper Mississippi average has been 158 1/2 feet for the season. The Tittabawassee boom, at Saginaw, Michigan, turned out 1,988,722 logs to October

25th, which scaled 299,336,135 feet (by the Doyle rule), an average of 150 1/2 feet, which is twenty-eight feet less than the average of 1877.

SCHEMERS LOGGING.—The practices and theories of the fathers in almost every branch of science, art, or industry are being abandoned, and one by one of them demonstrated false. Revolution seems to be the order of the day, and too frequently the new mode has to fight its way to public favor by financially slaughtering not only its opponents, but every one who is slow to believe and adopt it. This has been pretty well illustrated in the matter of summer versus winter logging. The graduates of the Seootuck and other educational localities where the lumbermen of the great Northwest learned all about lumbering that it was possible to know, grew red in the face and indignant last spring when it was proposed to go in and make up the log shortage in the summer time. Was not this thing in plain violation of every principle held sacred by the men who had stripped Maine and New Brunswick of their pine in a hundred years, and grown poorer every year?—was it not contrary to the religion of the lumbermen to work in summer time?—were not flies numerous and mosquitoes fearful in the summer, so that neither man nor beast could work?—was it not true that in order to make a successful drive, the men must be toughened by many immersions in ice water at the beginning of the work? These, and many other fearful things, rendered the attempt to log in the summer time a certain failure. Still, the men who said they had invented a score of new fashioned logging tramways were mulish and determined in the matter, and persisted from last January up to this time in hauling logs, when all accepted reasoning taught them that it could not be done. Now these summer loggers are selling the lumber hauled and saved the past summer, in Milwaukee and Chicago, at seven dollars per thousand, and seem happy with the privilege, and propose to continue the operation indefinitely.

When everybody knows that summer logging cannot be done as cheap as winter work is done, and men are so crazy as to insist upon their right to log all the year round by means of tramways and other inventions of the evil one, and their money seems to hold out well at the end of the year, we confess our inability to suggest a remedy short of their extermination. A statute declaring that, whereas, summer logging could not be done; therefore, if any man logged in the summer time, he should either be sent to the penitentiary for life or hung, might cover the case. The penalty should be nothing less than death in such a case as that of Gerrish & Hazelton, on the upper Muskegon, where they haul logs eight or ten miles in the summer for \$1.50 per thousand. Let this matter be thoroughly discussed and these innovations stopped before the most sacred belief of the logging fathers is utterly uprooted and driven from the land.

The Northwestern Lumberman of Chicago says: If the weather during the coming winter proves at all favorable for logging, it seems evident that the timber will be banked cheaper than ever. The price of provisions seems to be about as near bottom as that of lumber on the Chicago wholesale market. New pork is being purchased at \$8.50 per bbl, while last year the price was \$13@14; in 1876, \$16, and in 1875 upward of \$20. All kinds of groceries are selling about 12 per cent. less than last year. A representative of a Michigan firm recently informed us that he had saved \$9,000 on supplies for the winter's cut of his firm over the cost of last winter, which is no insignificant item. What seems to be almost paradoxical is the fact that labor is, if anything, a little higher. The very best evidence in the world that the cut of logs next winter will be overwhelmingly large is found in the fact that laborers for the woods are asking generally a little higher figures than last year—and good hands are rather scarce. A member of one of the Menominee companies left this city last Thursday for Ottawa and other points in Canada, for the purpose of engaging 400 or 500 Canadian loggers for the Menominee woods. It is estimated that the cut on that river will be increased to 300,000,000 feet, which necessitates securing that number of extra men.

THE PROVINCES.

The Montreal Herald as follows: Timber merchants are commencing to leave Quebec for Europe, and, contrary to their usual custom, are making no timber contracts prior to their departure. They refuse to operate before canvassing the English market, and will wire their houses here at what figures and extent to contract for.

The Journal of Commerce as follows: The reports on hand from England are far from being satisfactory, and the troubles in commercial circles will not improve matters. In the United States and in Canada everything is quiet. The St. John Telegraph, in speaking of the lumber trade of New Brunswick, anticipates a further falling off in the amount of timber got out this winter. It says: "The supplies provided will be on a small scale, and the work done in the woods proportionately decreased. The price of logs has been so low that they had to be held over, instead of being sent to market."

FOREIGN.

The Timber Trades Journal, as follows: LONDON, October 25, 1878.

The import trade is fast drawing to a close. That there are cargoes to come yet is almost a matter of course; but, as far as fresh shipments are concerned, the trade may be considered as virtually at an end for the year. After a period full of vicissitudes, and at a time when the decline in values, commencing with the opening of the ports has gone on steadily ever since, goods have come forward continuously, and, in the teeth of the obstacles we have mentioned, have been pushed on the London market, and found their

way into consumption by hook or by crook. The importation up to the present, though far short of the last two years, is still in excess of the demand, and a large portion of it has been without orders. Though there is no apprehension of any over-stock, yet the chances of improvement in prices must be considered very remote, and we therefore hail the near approach of the season's termination with a sense of relief as affording the demand an opportunity of preserving some sort of balance with the stocks on hand.

LIVERPOOL, October 23d, 1878.

The stagnant condition which has so long been the most prominent feature of our trade still continues unabated, and only the choicest kinds of goods find buyers, although prices are in nearly every case below the cost of importation.

The late improvement shown in the prices of some few articles, such as birch timber, is likely to be lost, owing to supplies coming forward somewhat freely, although the last public sales as recorded below still show higher figures than have been obtained before.

In spruce deals the demand runs, as before reported, mainly upon long lengths and favorite dimensions, which have sold readily at strengthened rates, as will be seen from the results of the last auction sales reported below. Several cargoes have been stored as soon as landed on importer's account to await a better market.

The import of other Canadian goods, such as yellow pine, oak, &c., continues light, but unless it be of very good character it is difficult to sell, and the principal portions of recent arrivals have gone into stock.

The feeling of distrust and depression which is so general throughout the whole of the commercial world finds no exception in the timber trade here, and hence business is curtailed to the greatest possible extent.

GLASGOW, October 23, 1878.

The arrivals in the Clyde to report at this time are thirteen vessels, representing a registered tonnage of 11,436. The details regarding the notorious bank stoppage as daily recorded in the newspapers have been the all-engrossing topic of comment here. When the extent of the shareholder's responsibility became apparent, the whole community was moved with the deepest interest and sympathy, and the prompt apprehension by the authorities of the men who have managed, or rather mismanaged, this unfortunate concern has been emphatically approved of.

Panic has been averted hitherto, and now that depositors are in some measure relieved by the action of the other banks, the current of business may be expected to resume its ordinary flow before long.

NAILS.—Local wants are very small and uncertain, and sellers have to look for an outlet mainly toward the shipping orders. These, from foreign points do not afford much relief, but come in from the country to a fair extent and afford opportunities for a few sales daily. Stocks continue ample in quantity and assortment, and are all within reach, while prices rule easy on about former basis. We quote nominally 10d. to 6d., common fence and sheathing per keg, \$2.12½ to \$2.15; 8d. and 9d., common do. per keg, \$2.40; 6d. and 7d., common per keg, \$2.65; 4d. and 5d., common do., per keg, \$2.90; 3d. and 4d., light, per keg, \$3.65; 3d., fine, per keg, \$4.40; 2d., per keg, \$4.40. Cut spikes, all sizes, \$2.60. Floor casing and box, 75c. above the same sizes of common. Finishing, \$1 above and fine finishing \$1.25 above.

CLINCH NAILS.

1¼ to 1½ in. 2 & 2½ in. 2¾ & 3 in. 3 in. & longer \$3.90 \$4.50 \$4.25 \$4.00 per keg.

OILS.—The demand very fair for most kinds and is kept alive without much difficulty on jobbing parcels, in view of the conservative tone of dealers, who while remaining steady refrain from an attempt to force buyers to a higher level of cost. We quote Linseed, about 60¢ @ 61c. 7 gallon; lard, 51¢ @ 57c. for winter; 51¢ @ 53c. for No. 1, and 45¢ @ 50c. for No. 2; crude cotton seed, 40¢ @ 41c., and refined summer yellow, do., 46¢ @ 48c.

PAINTS.—For all standard styles of paints, etc., there appeared to be a very good trade doing still, and the market satisfactory to jobbers. From some quarters demand has fallen away because customers secured all they required and withdrew, but only to give place to new buyers and orders from other sections, and the aggregate movement is thus kept up. Supplies are somewhat reduced, and assortments broken in a few cases, but as yet there has been no result in sufficient scarcity to give basis for any positive additions to cost, most prices ruling simply steady. Our local consumption at the moment is rather moderate for fancy stock, but affords considerable outlet for the standard styles of goods.

PITCH.—Demand has been somewhat fluctuating, but at no time reached a very full total, and activity was not in order. Not much of a stock has been allowed to accumulate however, and this neutralizes the moderate volume of business, and holds prices about steady. We quote at \$2 @ 2.12½ for city, delivered.

SPIRITS TURPENTINE.—The demand on jobbing orders was not very active, but, on the whole, fair, with no great change on value. In a wholesale way the movement irregular and the tone weak, holders

being a little anxious to sell under the expectation that ruling cost must attract supplies, though up to the close no open shading of cost had been made. Quoted 28¼ @ 31¼c., according to quantity of stock handled.

TAR.—The supply on hand, and the prospective additions thereto, are small, and this keeps a stiff tone on values as a rule. Demand a little slow and uncertain, but reaches a fair amount from week to week. We quote at \$2.37½ @ 2.62½ for Newberne and Washington, and \$2.50 @ 2.75 for Wilmington.

CONVEYANCES.

Wherever the letters Q. C. and C. a. G. occur, preceded by the name of the grantee, they mean as follows: 1st—Q. C. is an abbreviation for *Quit Claim deed*, i. e., a deed in which all the right, title and interest of the grantor is conveyed, omitting all covenants or warranties. 2d—C. a. G. means a deed containing *Covenant against Grantor only*, in which he covenants that he hath not done any act whereby the estate conveyed may be impeached, charged or incumbered.

NEW YORK CITY.

Oct. 30, 31, Nov. 1, 2, 4, 5.

Broadway, e s, 25.11 n 131st st, 25x95.5x25x93.1, two-story frame dwell'g and one-story frame store and dwell'g in rear. (Foreclos.) A. De Witt Baldwin to The Emigrant Industrial Savings Bank. Oct. 21. \$1,500
 Broome st (No. 583), s s, 134.8 e Hulston st, 22x 68, two-story brick dwell'g. (Partition.) John M. Barbour to Arthur B. Kelly. November 2. 6,800
 Same property. Peter Wilkens to Arthur B. Kelly. (Q. C.) Nov. 2. nom
 Broome st (No. 264), n s, 46 w Orchard st, 19x 30.
 John st, No. 76, and Nos. 29, 31 and 33 Platt st, being Platt st, n s, 98.4 e William st, runs north 119.7 to John st, x east 25.1 x south 93.2 x east 37.10 x south 24.9 to Platt st, x west 65.5.
 33d st (Nos. 109 and 111 W.), n s, 600 e 7th av, 50x98.9.
 Broadway (No. 1317), w s, 31.11 n 34th st, runs north 24.1 x west 64.6 x south 31 to 34th st, x east 30.2 x north 16 x east 45.7.
 34th st (No. 115 W.), n s, 600 e 7th av, 16.8x 92.4x17.9x88.
 Norfolk st, e s, 150 n Rivington st, 25x100
 Heirs Jane Ayerigg to Eliza A. Grinnell. October 12. nom
 Broad st (No. 59), n e cor Beaver st, 34.9x67x 29x72.6.
 Water st, n s, 150 e Corlear st, 75x100.
 Front st, s s, 150 w Corlear st, 75x70.
 Monroe st, n s, and Cherry st, s s, 150 e Jackson st, 25x195.
 Ludlow st (Nos. 44 and 46), e s, 150 n Hester st, 50x87.6.
 Allen st, e s, 75 s Stanton st, 53x87.6.
 33d st (No. 115 W.), n s, 550 e 7th av, 25x98.9.
 33d st (Nos. 121, 123 and 125 W.), n s, 425 e 7th av, 75x93.9.
 Broadway (Nos. 1325 and 1327), w s, 34 s 35th st, 43.11x90.7x52.10x71.7.
 35th st, s s, 350 e 7th av, 75x98.9.
 Heirs and trustees Jane Ayerigg to Benjamin B. Ayerigg. (Partition.) Oct. 12. nom
 Broadway, s e cor 75th st, runs south 73.4 x east 89.5 x north 25 x east 100 to 10th av, x north 50 to 75th st, x west 212.2. (Foreclos.) Homer A. Nelson to Margaret B. Tripp. Oct. 21. 2,500
 Charles St (No. 123), n s, 45.9 e Greenwich st, runs east 19.4 x north 32.2 x northwest 15.4 x southwest 14.2 x south 25.8 to beginning, three-story brick dwell'g.
 Bank st (No. 92), s s, 51.3 e Greenwich st, 19x 66x61, two-story brick dwell'g.
 James A. Mead and James H. Townsend (exrs. J. W. Mead, dec'd), to Margaret B. Tripp. (Mort: \$7,000.) Oct. 22. 9,500
 Chrystie st (Nos. 191 and 193), w s, 200 n Rivington st, 50x125, five-story brick furniture factory. (Foreclos.) Luther W. Emerson to Henry Herrmann. Nov. 2. 9,550
 Chatham st, southerly cor New Bowery, runs south 58.7 x northwest 43 to Chatham st, x northeast 50 to beginning; Nos. 66 and 68 New Bowery, five-story brick factory. (Foreclos.) William A. Boyd to The Great Western Ins. Co. Nov. 4. 32,550
 Gansevoort st (No. 6), s s, 99 w 4th st, 25x 95.2, four and three-story brick factory, engines and machinery. Matthew Kane to Erastus H. Miller. Nov. 1. 18,000
 Grand st (No. 110), n s, 50 e Mercer st, 25x107, five-story brick (iron front) warehouse. (Foreclos.) Eugene Smith to Emily M. Peters. Oct. 30. 4,175

Horatio st, s s, 85 e Washington st, 92x87.5.
 John H. Selzam to Edward M. Shepard, E. Ellery Anderson and Ferdinand Kurzman. (C. a. G.) Nov. 1. nom
 Leonard st (No. 12), s s, 168 e Hudson st, 25x100, three-story brick store and dwell'g and five-story brick dwell'g in rear. (Foreclos.) Michael J. A. McCaffery to Caroline M. wife of Alphonse Antoine, West Hoboken, N. J. Oct. 10. 7,975
 Madison st (No. 408), s s, 25x100, three-story brick store and dwell'g.
 Monroe st (No. 301), n s, 25x100, three-story frame dwell'g and three-story brick dwell'g in rear.
 Amos R. Eno to John C. Eno. Oct. 28. 13,000
 Mercer st (No. 133), w s, near Prince st, 29.6x 71.3x28x71.3, five-story brick factory. Amos R. Eno to Henry C. Eno. Oct. 28. 30,000
 Mott st (No. 17), s s, 52.8 e Park st, 26.2x91.7x 28x91.6, three-story frame (brick front) store and dwell'g and six-story brick tenement in rear. (Foreclos.) James Wiley to The Bank for Savings, City of New York. Oct. 31. 8,500
 Maiden lane (No. 121), n e s, 124.8 n w Water st, 23.10x75.9, to Fletcher st.
 Water st, n e cor Corlear st, 75x100.
 South st, n s, 150 w Corlear st, 75x70.
 Grand st (No. 548), n s, 75.4 e Cannon st, 25.3x 106.
 Mulberry st (No. 238), e s, 183.6 s Prince st, 25x100.
 Norfolk st, e s, 175 n Rivington st, 25x100.
 Stanton st, s w cor Orchard st, 131.2x75.
 Broadway, s w cor 35th st, runs south 34 x west 71.7 x south 42.1 x west 100 x north 98.9 to 35th st, x east 155, being No. 1329 Broadway, and six houses on 35th st adj.
 Heirs Jane Ayerigg to Susan Jane Palmer. (Partition.) Oct. 12. nom
 Old Slip, No. 8, e s.
 James st (Nos. 44 and 46), s e cor Madison st, 37.8x60.7x37.1x59.9.
 William st (No. 237½), bounded west by North William st 25; easterly by William st 25.6; southerly by small open space 17 feet, and extending on north side of premises 29 from North William to William st.
 Cherry st, s s, 375 e Jackson st, 75x100.
 Front st, n s, 350 e Jackson st, 75x70.
 South st, n w cor Corlear st, 75x70.
 Mulberry st (No. 236), e s, 280.6 s Prince st, 25x100.
 Stanton st, s e cor Allen st, 43.10x75.
 Broadway, No. 1323, and No. 113 West 34th st, being Broadway, w s, 104.3 n 34th st, runs north 24.3 x west 72.9 x south 94.9 to 34th st, x east 16.8 x north 74.7 x east 64.5.
 35th st, s s, 275 e 7th av, 75x98.9.
 Franklin st, No. 87, s s, 23.5x100.
 Heirs Jane Ayerigg to Benjamin and Benjamin B. Ayerigg, and John H. Pell (trustees Thos. G. Ayerigg). (Partition.) Oct. 12. nom
 Oak st, No. 25, and No. 67 New Chambers st, being Oak st, s s, 51.6 e Chambers st, runs south 55.9 to New Chambers st, x southeast 9 x east 25 x north 62.6 to Oak st, x west 26. Joseph Blackburn to John Shaw, Brooklyn. (Morts. \$15,000.) Nov. 1. nom
 Rivington st (No. 255), s s, 18.9 e Sheriff st, 18.9 x60, three-story brick store and dwell'g. (Foreclos.) Bernard E. McCafferty to Francesca A. Struit. Oct. 31. 5,000
 Thomas st (No. 44), n s, 25x100, two-story frame (brick front) box factory and three-story brick dwell'g in rear. John B. and Gabriel Aiguier, New York, and Emily F. wife of Thomas Kennet, Buffalo, New York, to Arnold Lustig. Oct. 22. 9,000
 Thomas st (No. 46), n s, 126.3 w West Broadway, 25x100, five-story brick store and dwell'g. Isabelle Lawrence, Flushing, to Arnold Lustig. Nov. 1. 11,000
 Thomas st (Nos. 42, 44 and 46), n s, 76.3 w West Broadway, 75x100, No. 42, three-story brick dwell'g; No. 44, two-story frame (brick front) box factory and three-story brick dwell'g in rear; No. 46, five-story brick store and dwell'g. Arnold Lustig to Horace K. Thurber. (Morts. \$11,000.) Nov. 2. 25,000
 Thompson st (No. 54), e s, 68.9 n Broome st, 18.9 x94, two-story frame store and dwell'g.
 Amos R. Eno to John C. Eno. Oct. 28. 5,500
 Water st (No. 647), s s, 16.8x70, three-story brick dwell'g. George C. Grant, Middlesex Co., N. J., to Jane wife of Patrick Devlin. October 30. 3,200
 West Broadway (No. 22), n w s, 19.8x25. Richard L. Howell, Philadelphia, Pa., to Horace K. Thurber. Oct. 19. nom
 Washington pl (No. 20), s s, 28 w Greene st, 27.6 x96, four-story brick build'g. Mary K. Little, Stamford, Conn., to Daniel D. Lord. October 31. 15,000

Water st (Nos. 24 and 26), n e cor Broad st, 46x30x37x30
 James st (No. 50), e s, 57.9 s Madison st, 20.9
 16x20.7x63
 Cherry st, s s, 125 e Jackson st, 25x100
 Water st, n s, 75 e Corlear st, 75x100
 Water st, s s, 350 e Jackson st, 75x70
 Front st, s w cor Corlear st, 75x70
 Mulberry st (No. 234), e s, 233.6 s Prince st, 25x100
 Norfolk st, e s, 100 n Rivington st, 50x100
 Orchard st, w s, 75 s Stanton st, 53x87.6
 33d st (Nos. 127, 129 and 131 W.), n s, 350 e 7th av, 75x98.9
 Broadway (Nos. 1319 and 1321 and No. 111 West 34th st), being Broadway, w s, 56 n 34th st, runs north 48.2 x 64.5 x south 74.7 to 34th st, x east 16.8 x north 31 x east 64.6 to beginning
 35th st, s s, 425 e 7th av, 75x98.9
 Heirs, Ac., Jane Ayerigg to Aletta Maria Hegeman. (Partition.) Oct. 12. nom
 4th st (No. 78 E.) (12 Albion pl), 25x112.5, four-story brick dwell'g. Marie A. wife of Jacob Kessler to Jane Baller. (Morts. \$19,700.) October 30. 20,450
 10th st, n s, 100 e Av D, 20x94.9. John Schuff to George Ehret. (C. a. G.) (Mort. \$4,000.) May 18. nom
 10th st (No. 265), n s, 294 w Av A, 25x94.8, five-story brick store and dwell'g. John Schmitt to Charles and Elise Leiber. (Mort. \$10,000.) Oct. 30. 17,800
 10th st (No. 273 W.), n s, 147 e Washington st, 28.8 95x27.10x95, three-story frame dwell'g, and two-story frame stable in rear. (Partition.) Sargent V. Bagley to Walter N. Wood. November 1. 4,675
 11th st, s s, 207.3 e Greenwich av, runs south 57.3 x west 6.3 x northwest 13.9 x east 18.9 to beginning. Elizabeth Woods to James H. Dick. (Mort. \$7,000.) Oct. 30. nom
 15th st (No. 131), n s, 127.5 e Irving pl, 25x103.3, three-story brick dwell'g. Veronica Warkler to Robert Gaertner. (Morts. \$11,500.) October 28. 13,500
 24th st (No. 139), n s, 326 w 3d av, 25x98.9, three and two-story brick stable. Eliza wife of William McRoberts to William A. McRoberts. June 8. 10,000
 26th st (No. 443), n s, 444.7 w 9th av, 28x98.9, five-story brick store and tenem't. (Foreclos.) John Whalen to The New York Life Ins. Co. Oct. 31. 9,900
 27th st (No. 138), s s, 440 w 6th av, 20x98.9, three-story brick dwell'g. Fanny wife of Solomon Mandel to Hanne Hall. (Mort. \$7,555, taxes 1875 and 1876, water tax 1875.) Nov. 27, 1877. 7,700
 27th st (No. 359), n s, 163.9 e 9th av, 21.3x98.9, three-story brick dwell'g. Charles H. De Forest, Mary A. wife of Edwin H. Low, and Leonard M. De Forest to Janet McAdam. (Mort. \$2,500.) Nov. 1. 7,500
 28th st (No. 145), n s, 200.7 e 7th av, 23.4x98.9x 23.5x98.9, three-story brick shop, and two-story frame dwell'g in rear. The Union Dime Savings Inst., City New York, to William Lambear. (C. a. G.) Oct. 31. 7,000
 28th st, n s, 338.6 e 9th av, 18x98.9. Spencer C. Doty to George R. Carrington. Nov. 2. nom
 Same property. George R. Carrington to Mary L. wife of Spencer C. Doty. Nov. 2. nom
 28th st, n s, 296.11 w 7th av, runs north 98.9 x east 24.10 x north 98.9 to 29th st, x west 24.10 x south 68.2 x west 49.10 x south 37 x east 26.9 x south 91.10 to beginning. No. 223 West 28th st, three-story brick dwelling; No. 220 West 28th st, three-story brick factory and frame stable in rear. No. 223 West 28th st, two-story brick factory in rear. Philip R. Underhill (exr. J. Rinlander) to Mary wife of Bartlett Smith. Oct. 30. 7,000
 30th st (No. 341), n s, 175 w 1st av, 25x98.9, four-story brick (stone front) dwell'g. (Foreclos.) Marcus J. Waldheimer to Edouard Lecomte. June 22. 10,000
 30th st, n s, 175 w 1st av, 25x197.6 to 31st st, Caroline P. wife of James Stokes to Edouard Lecomte. (Deed correction.) (Q. C.) Aug. 9. nom
 30th st (No. 351), n s, 199.8 e 9th av, 13.6x98.9, 1/2 of three-story brick dwell'g. Bernard Travis, Bedford, N. Y., to Henry A. Harris, Brooklyn. June 12, 1878. 8,500
 32d st (Nos. 48 and 50), s s, 83.8 w 4th av, runs west 41.4 x south 98.9 x west 9.2 x southwest 9 x east to point 110.2 south 32d st, x north 110.2 to beginning; also plot adj. above on w s of rear, formerly part of middle road, 9.1 on middle said road; 9 on w s of said rear of above premises; 31.5 on s of parcel, and 31.5 on s s, three-story brick livery stable. Mary Hulse (widow), New York, Sarah L. wife of George E. Kenworthy, Chatham, N. Y.,

Frances E. [wife of] Joshua T. Gibbs, and George B. Tompkins to Joseph Seach. (1/2 part.) (Mort. \$14,000.) Oct. 26. 16,500
 33d st, n s, 80 e 2d av, 20x98.9. Owen Gearty to Merritt Trimble. (Mort. \$9,000.) March 6. nom
 34th st, n s, 500 w 5th av, 25x98.9. (Foreclos.) Rastus S. Ransom to Phillips, Lloyd and Stephen W. Phoenix and Mary C. wife of George H. Warren. Oct. 24. 34,000
 35th st (No. 325), s s, 293.9 e 2d av, 18.9x98.9, four-story brick dwell'g. (Foreclos.) William Sinclair, Jr., to James Clark. October 31. 5,000
 36th st (No. 549), n s, 225 e 11th av, 25x98.9, two-story frame store and dwell'g, and one-story frame dwell'g in rear. Mary wife of William C. Morgan to Mary wife of William McArthur. Oct. 30. 3,000
 42d st, s s, 391.8 e 2d av, 16.8x98.9. (Morts. \$9,500.) 1st av, s e cor 42d st, 49.7x75. (Morts. \$26,250) 1st av, w s, 20.4 n 42d st, 17.6x50. (Mort. \$7,000.) Charles H. Todd to Walter L. Cutting (exr. Gertrude Cutting). Oct. 31. nom
 42d st, s w cor 10th av, 100x98.9; Nos. 567 to 573 10th av, four-story brick paper-hanging factory Interior lot, 100 w 10th av and 98.9 n 41st st, 20x20. 41st st, n s, 100 w 10th av, 100x98.9; Nos. 503 to 509 West 41st st, five-story brick paper-hanging factory, and four-story brick extension. Bradbury C. Chetwood to Henry A. Smith. (Partition.) Nov. 21, 1877. 55,000
 44th st (No. 108), s s, 150 w 6th av, 20x100.4, four-story stone front dwell'g. John Aitken to Mary G. wife of Charles Finkelmeier. (Mort. \$10,000, taxes 1878.) Nov. 1. 15,000
 46th st, n s, 250 w 5th av, 12.6x100.5. John C. Jay, Jr., to Francis T. Garrettsen. (C. a. G.) Oct. 29. nom
 Same property. Francis T. Garrettsen to Harriet A. wife of John C. Jay, Jr. (C. a. G.) Oct. 29. nom
 48th st (No. 319), n s, 224 w 8th av, 18x100.5, three-story stone front dwell'g. 71st, s s, 250 w 8th av, 50x100.5, vacant, shanties. Bella, Edward S., Arthur and Cora M. Becker (by Betsy Becker, guard.), to Joseph H. Godwin. (4-5 part.) Oct. 30. 14,920
 Same property. Joseph M. Becker to same. (1-5 part.) October 31. 3,730
 48th st (No. 319), n s, 224 w 8th av, 18x100.5, three-story stone front dwell'g. Joseph H. Godwin to Isaac, Simon and Felix Haas. (C. a. G.) October 31. 8,650
 49th st, s s, 75 w 11th av, 25x75. Michael Ryan to Henry Coleman, Sandwich, Ill. Oct. 17. nom
 51st st, n s, 200 w 5th av, 50x100.4, vacant. Clemence L. wife of Lewis C. Hasell and Margaret W. Boardman (widow) to Charles Duggin. (Morts. \$20,000, taxes 1878.) October 16. 29,000
 51st, s s, 272 e 8th av, runs south to centre line old Hopper lane, x east to a point 285 from 8th av, x north to 51st st, x west 13 to beginning. Samuel Rosenback to Ella V. Von E. Wendel. (Q. C.) Oct. 29. 100
 53d st (No. 236), s s, 280 e 3d av, 20x100.5, three-story brick dwell'g. (Foreclos.) Arthur Johnes to Samuel Fuld. Oct. 31. 2,800
 53d st (No. 246), s s, 80 e 8th av, 20x100.5, three-story stone front dwell'g. Mary E. wife of Michael Donahue to Lucy A. wife of Thomas A. Ledwith. Nov. 2. 14,000
 54th st (No. 24), s s, 235 w 5th av, 50x100.5, three-story frame dwell'g. Mathew Murray to Belle D. Y. Worsham. (Taxes 1878.) Nov. 1. 33,000
 55th st (No. 336), s s, 240 w 1st av, 19.6x105.5, five-story brick dwell'g. Eliza wife of John Livingston to Mary Agnes White. (Mort. \$8,000.) Oct. 30. 16,000
 55th st (No. 310), s s, 150 e 2d av, 25x100.5, two-story frame dwell'g, and one-story frame stable. Rosa wife of Michael Mayers to Louis Reichardt. (Mort. \$2,500.) Oct. 29. 5,000
 55th st, s s, 136.8 e 6th av, 16.8x100.5. Saulesbury L. Bradley to Emily F. wife of Jacob F. Wyckoff. (Mort. \$11,000.) November 1. nom
 55th st, n s, 100 w 6th av, 125x100.5, vacant. (Foreclos.) James Campbell to Cornelius Rapelye and George A. Trowbridge (exr. A. Suydam, dec'd.) Oct. 29. 10,000
 57th st, n s, 225 w 9th av, 25x100.5, vacant. Amos R. Eno to John C. Eno. Oct. 28. 8,000
 57th st, n s, 250 w 9th av, 25x100.5, vacant. Amos R. Eno to Henry C. Eno. Oct. 28. 8,000

60th st, s s, 200 e 5th av, 25x100.5. Sarah T. wife of John McCool to Samson Wallach. Sept. 23. nom
 61st st (No. 110), s s, 117.6 e 4th av, 18.6x100.5, three-story brick (stone front) dwell'g. Jeremiah C. Sweeney, Jersey City, to William C. Traphagen. (C. a. G.) Sept. 19. 7,900
 62d st, n s, 100 e Madison av, 25x100.5, vacant. Selig Steinhardt to James McDonnell. Oct. 31. 8,500
 63d st, s s, 315 w 2d av, 20x70. Rosabella wife of Solomon Rich to Abraham S. Trier. (Morts. \$11,500.) Oct. 1. nom
 Same property. Abraham S. Trier to Solomon Rich. (Morts. \$11,500.) Oct. 1. nom
 62d st, n s, 100 e Madison av, 25x100.5, vacant. Isaac F. Tysen, Staten Island, to Robert F. Tysen. Oct. 30. 6,000
 Same property. Robert F. Tysen, Staten Island, to Selig Steinhardt. Oct. 30. 6,000
 64th st (No. 40), s s, 120 w 4th av, 30x100.5, five-story stone front flat. Francis Kenney to Jane Phylfe. (C. a. G.) April 4. 35,000
 64th st (Nos. 36 and 38), s s, 150 w 4th av, 25x100.5, two four-story stone front dwell'gs. (Foreclos.) Michael P. Mason to Saulesbury L. Bradley. (Mort. \$4,500, int. Dec. 1, 1874.) Nov. 1. 8,050
 67th st, s s, 175 e 9th av, 25x100.5, vacant, shanties. Amos R. Eno to John C. Eno. Oct. 28. 4,000
 67th st, s s, 200 e 9th av, 25x100.5, vacant, shanties. Amos R. Eno to Henry C. Eno. Oct. 28. 4,000
 75th st (No. 331 E.), n s, 200 w 1st av, 28.4x102.2, four-story stone front dwell'g. Mary J. wife of Henry J. Burchell to Annie C. A. Ihlenburg. Oct. 29. 8,000
 76th st, s s, 275 w 11th av, runs west 25 x south 102.2 x east 100 x north 47.9 x west abt 75x 51.9, vacant. Amos R. Eno to Henry C. Eno. Oct. 28. 7,000
 78th st (No. 252), s s, 155 w 2d av, 25x102.2, four-story stone front dwell'g. Theodore Rose to Charles Hauselt. June 13. 12,000
 79th st (No. 354), s s, 59 w 1st av, 17x100, three-story stone front dwell'g. Edward Kilpatrick to Frederick H. Wolcott, Astoria, L. I. (Mort. \$6,000.) Oct. 31. 3,000
 80th st, n s, 106.9 w 3d av, 16.8x100. Margret Doyle to Hortens C. Mittnacht. (Morts. \$8,500.) Oct. 28. 14,920
 83d st, s s, 275 w 8th av, 25x102.2. 82d st, n s, 275 w 8th av, 25x102.2, vacant. 85th st, n s, 100 w 9th av, 25x97.6, vacant. Amos R. Eno to Henry C. Eno. Oct. 28. 9,000
 83d st, s s, 300 w 8th av, 25x102.2. 82d st, n s, 300 w 8th av, 25x102.2. Vacant. Amos R. Eno to John C. Eno. Oct. 28. 7,000
 85th st, n s, 350 e 4th av, 25x100. Henry Corkey, Westchester Co., N. Y., to Agnes Smith (widow) Oct. 26. 1,600
 105th st, n s, 233 e 1st av, 100x201.10 to 106th st, Lyndon H. Stevens, Washington, D. C., to Frank D. Messmore. (Q. C.) July 30. nom
 111th st, s s, 135 w 3d av, 17.6x100.11, three-story brick dwell'g. Martha M. wife of J. Mansfield Davies, Fishkill, N. Y., and Ellen D. wife of Joseph H. Brown to Joseph P. Murray. (C. a. G.) Oct. 15. 1,639
 113th st, s s, 395 w 3d av, 25x100.11. Ernestine wife of Philip G. Lichtenstein to Samuel Weil. (Morts. \$6,000.) Oct. 30. nom
 118th st (No. 124), s s, 265 e 4th av, 25x100.10, two-story frame dwell'g, and one-story frame stable in rear. Margaret M. A. wife of Joseph Gerard to Henry Haynes. (Q. C.) Oct. 21. nom
 Same property. Henry Haynes to Caroline L. wife of John Merchant. Oct. 23. 2,500
 121st st (No. 227), n s, 300 e 3d av, 25x100.10, two-story frame dwell'g. (Foreclos.) John A. Goodlett to James Devlin. Oct. 31. 2,550
 121st st, s s, 207.6 e 3d av, 67.6x100.10. Mary M. Henning (widow) to Theresia Uiblein. (Morts. \$13,325.) May 1. 14,500
 124th st (No. 220), s s, 246 e 3d av, 19x100.11, three-story stone front dwell'g. 128th st (No. 234), s s, 367.6 e 3d av, 18.9x 99.11, three-story stone front dwell'g. Emilie wife of Elias Schwarzschild to Isaac Dryfoos. (Morts. \$12,000.) Oct. 1. 13,000
 126th st, s s, 120 w 5th av, 40x99.11, three-story frame dwell'g, and two-story frame stable in rear. James P. Simpson to Cornelia P. Simpson (widow). Oct. 8. 4,000
 149th st, n s, 300 w 8th av, 100x99.11. Charles O'Conor to Charles W. Sloane. Oct. 28. nom
 Lexington av (Nos. 1463, 1465, 1467 and 1469), s e cor 95th st, 73.8x95, four three-story stone front dwell'gs. Lexington av (No. 1459), e s, 91.8 s 95th st, 18x95, three-story stone front dwell'g. Charles Fox to Michael Duffy. (Mort. \$28,600.) Nov. 1. 55,000

South 5th av (Nos. 227 and 225), e s, 203.6 n Canal st, 38.7x100x38.6x100, two four-story brick stores and dwell'gs. Amos R. Eno to John C. Eno. Oct. 23. 30,000
South 5th av (No. 223), e s, 111 s Grand st, 22x100, four-story brick store and dwell'g. Amos R. Eno to Henry C. Eno. Oct. 28. 16,000
1st av (No. 178), e s, 23.9 s 11th st, 17.9x94, three-story brick store and dwell'g. (Partition.) James P. Campbell to Margaret Murphy. (Morts., &c., \$1,633.) Nov. 1. 7,100
1st av, n w cor 117th st, 25.2x100x21 to 117th st, x96.2, three-story brick store and dwell'g, and two-story frame dwell'g, and one-story frame stable. Stephen Merrilow to Ephraim L. Corning and George S. Fraser (exrs. H. K. Corning, dec'd). (Foreclos.) Oct. 30. 8,600
1st av, w s, 27.2 n 76th st, 25x75, four-story brick store and dwell'g. Andrew Blessing to James Blesson. Oct. 24. 11,000
Same property. James Blesson to Andrew Blessing. Nov. 2. 11,000
4th av, s e cor 112th st, 100.1x80, two-story frame dwell'g. Edgar Ketchum to Thomas E. S. Dwyer. Oct. 30. 4,680
9th av, n w cor 95th st, 75.6x100.
9th av, s w cor 96th st, 25.2x100.
9th av, n e cor 95th st, 25.2x83x. x80.5.
9th av, e s, 75.6 n 95th st, 50.4x93.1x. x88.
9th av, n e cor 96th st, runs east 111.2 x north to 97th st, at point 131.1 e 9th av, x west 131.1 to 9th av, x south 25.5 x east 100 x south 50.4 x west 100 to 9th av, x south 126.1.
All vacant.
George S. Sedgwick to The Equitable Life Assurance Soc., United States. (Foreclos.) Oct. 15. 18,600
10th av (No. 962), n e cor 62d st, 25x75, five-story brick store and dwell'g. Caspar Engelbrecht to George M. Miller. (Morts. \$15,333, taxes 1877-78, water tax 1878.) Nov. 1. 15,000
10th av, e s, 24.11 s 154th st, 25x100. Richard C. Combes and Joseph F. Donnel (exrs. R. F. Carman to Jacob K. Lockman and George G. DeWitt, Jr. (exrs. F. I. Sage). Oct. 25. nom
11th av (No. 611), w s, 25.1 n 45th st, 25.1x75, three-story brick store and dwell'g. John Behan to George Hoehn. (Taxes, 1878.) Oct. 31. 6,750
14th av, w s, adj J. De Rivera's land, 12th Ward, 2 301-1,000 acres. Yetta Childs (widow) to Joseph de Rivera. (Taxes, 1878.) Oct. 31. nom
All corporate property, franchises, &c., of New York & Boston Railroad Co. The Farmers' Loan and Trust Co. to Jesse Seligman and John C. Brown (trustees). (531,062 1/2 - 3,230,835 part.) April 12. nom
Same property. Jesse Seligman and John C. Brown (trustees) to The New York City & Northern Railroad Co. July 2. 1,500
All corporate property, franchises, &c., New York & Boston Railroad (966,488-3,230,855 part.) Herman R. Baltzer and William G. Taaks (receivers) to The New York City & Northern Railroad Co. July 21. 2,900 shares stock at par values 100, and bond value 65,000
All title grantor to estate Roswell Sprague, dec'd. David G. Sprague, Boston, Mass., to Mary E. wife of Caleb R. Ayer, Boston. Oct. 17. 2,000
Interior strip running across extreme rear of No. 306 West 18th st. Christopher Mooney to Joseph Engeman. (C. A. G.) Oct. 29. nom
TWENTY-THIRD AND TWENTY-FOURTH WARDS.
Pine st, s w cor Lafayette pl, runs southwest 300 x northwest 250 x northeast 200 x northwest 162 to Quarry road, x east 177.6 to Pine st, x southeast 267. Eliza L. wife of George Hooper, Richmond, Va., Benjamin B. and John F. Kellam, Richmond, Va., and Mary J. Fraser, New York, to Robert E. Skidmore, Bridgeport, Conn. Jan. 7, 1874. 5,500
Same property. Robert E. Skidmore, Bridgeport, Conn., to Louis N. Levy. (Q. C.) October 23. nom
15th st, n s, 100 e Courtlandt av, 50x115.5x50x115.8. Anna M. Henning (widow) to Charlotte Freutel. Oct. 29. 1,500
Taylor av, s e s, lot 172, map Belmont Village, 100x100.
Arthur st, e s, lots 444, 445 and 446, S. Cambreleng property, Fordham, 75x87.6. George Gillum, Cromwell, Conn., to Elijah H. Hubbard (trustee), Middletown, Conn. Oct. 26. nom
8th av, e s, part lot 31, map Mount Eden, 20x100. Margaret Meineke (widow) to J. Schuyler Anderson. Oct. 28. 500
Mosholu to Mile Square Road, e s, indeft plot (1-5 part.) (Foreclos.) Edwin R. Keyes to Ralph E. Frize, Yonkers. Oct. 26. 800

Old Post road to Albany, n w s, 376 s w land George H. Peck, 50x144.4x50x142.11. (Foreclos.) George L. Ingraham to Elizabeth Forsyth. Oct. 24. 850
LEASEHOLD CONVEYANCES.
Broadway (No. 212), n e cor Fulton st, 29x77.2x29x75.2. Charles Knox to Charles F. Abbott. Assign. lease. 15,000
Broadway, w s, 30.8 s Clinton pl, 26.4x100x25.3x100. Frederic Gallatin (exr. H. G. Stevens) to John R. Stevens and Mary L. Gallatin. Assign. lease. nom
Greenwich st (No. 395), e s, 25 s Beach st, 25x100.
Greenwich st (No. 397), s e cor Beach st, 25x100. (Foreclos.) William V. Leary to Charles Menck. (Leasehold.) Oct. 26. 2,600
5th st, n s, 375 e Av A, 25x97.1. John J. Astor to Henry Rudolph. May 1, 1879, 20 years, per year. 350
5th st, n s, 375 e Av A, 25x97.1. Elizabeth Strunz (admrx. F. Strunz) to Henry Rudolph. (Assign. lease.) 1,500
43d st, s s, 125 e 6th av, 20.8x100.5. William C. Connor (late sheriff) to Frederick Prentice. (Leasehold.) (Redemption deed.) May 11. 113
47th st, s s, 320 e 5th av, 20x100.5. (Assign. lease.) Eva Stafford to Robert Wescott, Elizabeth, N. J. (Morts. \$8,500) nom
Same property. Fulton Bank, Brooklyn, to Daniel McEntee. nom
Same property. Daniel McEntee to Eva Stafford. nom
48th st, n s, 755.6 w 5th av, 21.6x100.5. Isabel M. Schnarr and Isabel M. De Lescault to John W. George. (Assign. lease.) 6,500
Av A, w s, 77.6 n E. 15th st, 25.9x94. C. F. Southmayd, et al. (trustees W. B. Astor) to Julius Caesar and Frederick Caesar. 20 yrs. per year, from May 1, 1879. 375
11th av (No. 159), s w cor 23d st, 24.8x75, four-story brick store and dwell'g. (Foreclos.) Matthew L. Harney to John P. Schultz. (1/2 part.) (Leasehold.) Oct. 30. 500
Property leased by trustees John J. Astor to Frederick Sheer. Frederick Sheer to Charles Colman. (Assign. lease.) nom
Same property. Charles Colman to Mrs. M. A. C. Sheer. (Assign. lease.) nom
KINGS COUNTY, N. Y.
Oct. 30, 31, Nov. 1, 2, 4, 5,
Ainslie st, n s, 216.10 w Lorimer st, 20x100.3. Benjamin Mills to William H. Pruden. (Mort. \$3,000) 6,500
Adelphi st, e s, 475 s Park av, 25x100. William D. Floor to Henry P. Denike. (Mort. \$2,500, int. Nov. 1, 1877, taxes, &c.) exch
Adelphi st, w s, 192.7 s Fulton av, 25x100, h & l. John E. Lee to Rebecca Ely, Jersey City. 3,200
Adelphi st, e s, 458 n Atlantic av, 25x75x26.9x84.8, h & l. Joseph M. Pearsall to William L. Pell, Newark, N. J. 1,000
Bergen st, n s, 109.6 e Vanderbilt av, 22x110. John H. Doherty to William Feeley. 1,050
Bergen st, n s, 160 e Franklin av, 40x110. Edward Freel to William W. Hanley. 1,800
Broadway, e s, 46 n Kossuth st, 45.3x100x51.1x100.
Broadway, s e cor Kosciuszko pl, 98.9x100.
Thomas J. Northal to Mary J. wife of Frederick C. Huchthausen. nom
Bergen st, n s, 453.4 w 5th av, 20x100. Benjamin Y. Conklin to Mary wife of John Magilligan. (Mort. \$3,500) 5,250
Bogart st, e s, 100 n Thames st, 25x100.
Bogart st, e s, 125 n Thames st, 25x100.
H. M. McKean to Frank Reynolds. (Foreclos.) 200
Bremen st, e s, 100 s Prospect st, 141x386.2x175x258.2 to Prospect st, x100x100. (Foreclos.) Albert Daggett to Hannah Enston, Philadelphia. 6,000
Chauncey st, n s, 125 e Reid av, 25x119.7x25.6x124.9. Anna R. Gies, New York, to David S. Quimby. 100
Chauncey st, s s, 50 e Patchen av, 25x100. Anna R. Gies to David S. Quimby. 75
Church st, s s, 100 w Court st, 20.9x100. Peter McGuire (exr. T. Cahill) and Henry O'Loughlin to Jeremiah Anglim. 2,000
Clinton st, w s, 73.11 s 3d pl, 20x62, h & l. Esther wife of Hiram Rhodes to Francis W. Moore. (Morts. \$6,300) nom
Columbia st, s e s, 20 n e Woodhull st, 20x80. Fanny wife of Lewis Jacobs to Matilda wife of Abraham Jacobs. (Mort. \$7,750) nom
Covert st, s s, 354 e Evergreen av, 54x100. Philip R. Fischel to Henry Dittmer. nom
Dean st, s s, 160 e Franklin av, 20x110, h & l. Mary wife of John Magilligan to Benjamin Y. Conklin. (Mort. \$5,000) 8,000

Dikeman st, n e s, 150 s e Richards st, 25x100. Peter P. Parrot et al. (exrs. R. P. Parrott), Monroe, N. Y., to Andrew Stewart. 575
Dean st, s s, 266.8 e Nostrand av, 16.8x114.5. Josiah N. Christmas and George Ross to James F. Redhead. (Mort. \$3,000) 6,500
Eastern Parkway, s s, abt 564.8 e Classon av, 10.4x16.6x21, gore. Brooklyn, Flatbush & Coney Island R. R. to William L. Shardlow. nom
Eckford st, w s, 275 n Nassau av, 25x100, h & l. Emilie H. wife of John J. Davis to Cornelia C. wife of Richard L. Robinsou, Elizabeth, N. J. 6,000
Franklin st, e s, 50 s Milton st, 25x70, h & l. Isaac Beckhardt to Wilhelm Heinrichs. (Mort. \$3,250) 5,600
Harrison st, n s, 199.3 e Henry st, 24.9x99.10, h & l. Hugh F. Kendall to John G. Adams, New York. (Mort. \$10,000, taxes 1877) nom
Harrison st, n s, 234.10 w Hicks st, 42.8x94.10. William R. Dyer, New York, to John F. McIntyre, New York. 500
Herkimer st, n s, 285 e Utica av, 20x100. Hannah Pritchard (widow) to Kate A. Lewis. 500
Humboldt st, s w cor Scholes st, runs south 150 x west 100 x south 50 to Meserole st, x west 150 x north 100 x east 25 x north 100 to Scholes st, x east 125.
Humboldt st, n w cor Scholes st, 100x100.
Simon Bernheimer, New York, to The Williamsburgh Brewing Co. (Limited.) (C. A. G.) 125,000
Huntington st, s s, 358.4 w Court st, 16.8x100, h & l. Bartlett Smith, New York, to James Martin. 2,500
Halsey st, s s, 350 w Reid av, 50x290 to Macon st. James F. Redhead to George Ross. 3,200
Henry st, e s, 40 s Sackett st, runs east 92 x south 60 x west 20 x north 40 x west 72 to Henry st, x north 20, h & l. Wayland Hoyt to Mary wife of Dennis Tierney. 6,300
Herkimer st, n s, 125 e Troy av, 20x100. (Foreclos.) Albert Daggett to Walter Nichols, Jamaica. 3,000
Herkimer st, s s, 20 w Schenectady av, 20x100. (Foreclos.) Albert Daggett to Albert T. Conover and Henry Hovey (exrs. Emily H. Mansfield) 1,500
Hickory st, s s, 379.4 e Nostrand av, 20.8x100. Sarah J. Bywater to Charles W. Frey, New Britain, Conn. (C. A. G.) nom
Jefferson st, n s, 60 e Franklin av, 20x50, h & l. Edwin A. Cruikshank to Mary A. wife of Austin W. Follett. (Mort. \$5,000) 9,000
Leonard st, w s, 162.11 n Van Cott av, 25x100, h & l. (Foreclos.) Albert Daggett to The National Fire Ins. Co., New York. 1,500
Livingston st, n s, 128 e Smith st, 23.10x94.10. Christopher C. Watson to Julia F. Mailer, Franklin, N. J. (Mort. \$9,060) 15,000
Malbone st, n s, 120 w New York av, 40x127.9.
Malbone st, n s, 180 w New York av, 20x127.9.
Malbone st, n s, 240 w New York av, 60x127.9.
Malbone st, n s, 140 e New York av, 20x127.9.
Malbone st, n s, 22 e Clover road, runs north 127.9 x west 60 x south 84.7 to Clove road, x 57.6 to Malbone st, x22.
Montgomery st, s s, 360 w New York av, 20x100.
Montgomery st, n s, 49 w New York av, 111x31.2.
Montgomery st, s s, 97 e Clove road, runs south 110.2 to Clove road, x 136.3 x north 84.7 x west 20 x north 127.9 to Montgomery st, x west 70.
Gerard M. Stevens to Elias E. Aaron. (Foreclos.) 1,155
McDonough st, n s, 92 w Reid av, 16.6x100, h & l. Patrick Mulledy to Charles E. Ryberg. (Mort. \$1,667) 3,000
McDougal st, n s, 175 e Howard av, 25x100, h & l. Friederich Schmidt to Johanna A. Studerus. (Mort. \$1,200) exch
Montague terrace, e s, 87 s Montague st, runs east 104 x south 13 x west 1 x south 13 x west 103 to terrace, x north 26.
Willow pl, e s, 186.10 s Joralemon st, 25x100. Albert Daggett to Anna M. wife of James F. Pierce. (Foreclos.) 20,000
Montgomery st, n s, 180 w New York av, 40x31.2.
Montgomery st, n s, 220 w New York av, 5x31.2.
Gerard M. Stevens to Jane wife of James Day. (Foreclos.) 132
Madison st, n s, 134 w Ralph av, 18x100. (Foreclos.) Charles H. Burtis to The Southold Savings Bank, Long Island. 1,000

Madison st. n s, 170 w Ralph av, 18x100. (Foreclos.) Frederick Baker to The Southold Savings Bank, Long Island.....1,000

Witherspoon st, s s, 200 e Throop av, 100x200 to Willoughby av. John Mollenhauer to John Clarke. (Mort. \$5,000).....exch

Lee av, e s, 255 n Wilson st, 20x57.5x—x65.1. Emma L. wife of George White to John T. Runcie. (Mort. \$3,000).....3,750

MORTGAGES.

NOTE.—The arrangement of this list is as follows: The first name is that of the mortgagor, the next that of the mortgagee. The description of the property then follows, then the date of the mortgage, the time for which it was given, and the amount. The general dates used as headings are the dates when the mortgage was handed into the Register's office to be recorded.

REAL ESTATE.

NEW YORK CITY.

Oct. 30, 31, Nov. 1, 2, 4, 5.

Agate, Joseph, Yonkers, to Peter Luyster, Jr., Newtown, L. I., and Catharine L. Fairweather, Flushing, L. I. Pearl st, No. 410 and 48 Chambers st, being Chambers st, s w s, 21 n w Bowers, runs west 80.3 to east side Pearl st, x north 25 x east 55.7 to Chambers st, x southeast 32.10. Oct. 30, due Nov. 1, 1881, 6 p. c. \$10,000

Bradley, Saulesbury L., to H. Virginia Desher, Hightstown, N. J. 64th st, s s, 162.6 w 4th av, 12.6x100.5. Nov. 1, 3 years, 6 per cent. 7,000

Same to Abram B. Wyckoff, Hightstown, N. J. 64th st, s s, 150 w 4th av, 12.6x100.5. Nov. 1, 3 years, 6 per cent. 7,000

Same to H. V. Desher (guard.) 77th st, n s, 136.8 w Madison av, 16.8x102.2. Nov. 1, 3 years, 6 per cent. 11,500

Same to same. 77th st, n s, 120 w Madison av, 16.8x102.2. Nov. 1, 3 years, 6 per cent. 11,500

Byrnes, Bernard, and Patrick Brady, to THE EMIGRANT INDUSTRIAL SAVINGS BANK. 34th st, s s, 100 e 8th av, 25x98.9. Nov. 1, 1 year, 5,000

Barhydt, David P., to THE IRVING SAVINGS INST., New York. 41st st (No. 23 E.), n s, 74 w Madison av, 20x49.4. Nov. 1, 3 years, 6 per cent. 13,000

Becker, Philipp, to Johu Reulein. Manhattan st, n s, 14.8 e 10th av, 25x100. Oct. 30, 1 year, 6 per cent. 3,000

Bitler, Gerold, to John Giese. 146th st, s s, lot 236 map Mott Haven, 50x100. Oct. 29, due Nov. 1, 1881. 750

Blesson, James, to William Hall & Sons. 1st av, w s, 27.2 n 76th st, 25x75. Oct. 24, install. 486

Bradley, Saulesbury L., to Thomas B. Kerr and Hamilton W. Robinson (exrs. J. Kerr.) 55th st, s s, 120 e 6th av, 16.8x100.5. Nov. 1, 3 years, 6 per cent. 11,000

Same to same. 55th st, s s, 136.8 e 6th av, 16.8x100.5. Nov. 1, 3 years, 6 per cent. 11,000

Same to Thomas B. Kerr. 55th st, s s, 153.4 e 6th av, 16.8x100.5. Nov. 1, 1 yr., 6 p. ct. 11,000

Cutler, Margaret, to Charles F. A., Jr., and Frederic W. Hinrichs (trustees A. T. Hinrichs). 89th st, s s, 157 w Av A, 50x100.8. Oct. 30, due Jan. 1, 1882. 4,250

Caesar, Julius and Frederick, to Pauline Ettlinger. Av A, w s, 77.6 n 15th st, 25.9x94. (Leasehold.) Nov. 1, 5 years. 4,000

Colton, Elizabeth A., to Nicholas Courtney. 2d av (No. 978), e s, 50.5 s 52d st, 25x100. Oct. 19, 2 years, 6 per cent. 2,500

Detjen, John, to Maria Otersen. 4th st (No. 267), n e cor Perry st, 17.1x50. May 31, 3 years, 6 per cent. 3,500

Duffy, Michael, to Charles Fox. Lexington av, e s, 19.8 s 95th st. P. M. Nov. 1, 3 years. 3,000

Same to same. Lexington av. P. M. Nov. 1, 3 years. 3,000

Same to same. Lexington av. P. M. Nov. 1, 3 years. 3,000

Same to same. Lexington av, 95th st. P. M. Nov. 1, 3 years. 3,000

Same to same. Lexington av. P. M. Nov. 1, 3 years. 3,000

Dwyer, Thomas E. S., to Edgar Ketchum. 4th av, s e cor 112th st, 100.11x80. October 30, 60 days. 4,680

Eddy, Samuel, Morristown, N. J., to Joseph H. Mahan (exrs. Ellen McGovern.) 24th st, n s, 135 e 6th av, 20x98.9. Nov. 1, 1 year, 6 per cent. 5,500

Finkelmeier, Mary G., wife of Charles, to John Aitken. 44th st. P. M. Nov. 1, due Sept. 25, 1883. 10,000

Fitzpatrick, Bernard, to THE GREENWICH SAVINGS BANK. 25th st, s s, 300 w 7th av, 15x98.9. Oct. 28, due Nov. 1, 1879, 6 per cent. 4,000

Frey, Francis, to Augustus H. Dieck. Eldridge st, w s, 150 s Grand st, 25x100. Nov. 1, 6 years, 6 per cent. 11,000

Fallon, Bridget, wife of Patrick, Brooklyn, to Mary wife of Frederick Schuck. 1st av, n e cor 61st st, 25x95. Nov. 1, 3 years. 1,200

Felt, Mary D. W., wife of Edwin M., to Herman C. Von Post (guard.) 52d st, s s, 100 e 7th av, 25x100.5. October 28, 5 years, 6 1/2 per cent. 8,500

Flannelley, Catharine (widow), to Susan M. G. wife of Marcus Sackett. 12th st, n s, 172.9 w Av A, 24.3x103.3. Nov. 1, 1 year. 300

Goeller, Sophia, wife of Charles J., to Charles Lowther. 11th st (No. 113 W.), n s, 261 e 6th av, 24x103.3. Nov. 1, 1 year, 6 per cent. 13,500

Goeller, Sophia, wife of Charles J., to Charles Goeller. 11th st, n s, 285 e 6th av, 24x103.3. Oct. 29, due Nov. 1, 1880. 3,000

Goldsmith, Jonas G., to Louis B. Binsse and Joseph R. Carpenter. Allen st (No. 52), e s, 175 n Hester st, 25x87.6. Nov. 1, 5 years. 10,000

Gurdin, Jacques, to Dolores F. Bramosio. 16th st (No. 210 E.), s s, 139.3 e 3d av, 19.1x103.3. Oct. 29, 4 years, 6 per cent. 8,000

Hahn, George, to Joseph H. Mahan (exr. Ellen McGovern). 11th av. P. M. Oct. 31, 1 year, 6 per cent. 2,500

Hurst, Stephen, New York, Annie A. Gridley, Brooklyn, Edward Gridley, New York, and H. M. Warren, Brooklyn, to Henry David (exr. J. Gridley.) 9th av, n e cor 41st st, 20x75. Nov. 1, 2 years, 6 per cent. 10,000

Hennessy, Richard, to Eliza Wiener, Philadelphia. 64th st, s s, 90 w Lexington av, 15x100.5. Nov. 2, 5 years, 6 per cent. 7,500

Same to Lewis Wiener, Philadelphia. 64th st, s s, 105 w Lexington av, 15x100.5. Nov. 2, 5 years, 6 per cent. 7,500

Same to Gerard Beckman. 64th st, s s, 90 w Lexington av, 40x100. P. M. Nov. 2, due Dec. 1, 1878. 9,500

Ihlenburg, Annie C. A., wife of Frederick, to William D. Brooks. 75th st (No. 331 E.), n s, 200 w 1st av, 28.4x102.2. Oct. 29, 5 years, 6 per cent. 4,000

Kauf, John, to Sacketts & Lang. 3d av, e s, 24.8 s 30th st, 24.8x110. Oct. 17, demand. 750

Kilpatrick, Edward, to Helen S., wife of Samuel H. Cooper. 79th st, s s, 59 w 1st av, 17x100. Oct. 29, 3 years. 1,250

Kelly, Thomas, to Rose McGonigle. 152d st, n s, 300.10 w Boulevard, 49.2x99.11; 153d st, s s, 300.10 w Boulevard, 49.2x99.11. Nov. 2, 5 years. 6,000

Kilpatrick, Edward, to Melancthon W. Borland, Waterford, Conn. 1st av, w s, 16.9 n 80th st, 16.6x80. Nov. 1, 3 years, 6 per cent. 5,000

Same to same. 1st av, w s, 33.3 n 80th st, 16.6x80. Nov. 1, 3 years, 6 per cent. 5,000

Same to same. 1st av, w s, 49.9 n 80th st, 16.6x80. Nov. 1, 3 years, 6 per cent. 5,000

Kurtz, William, to James W. Palmer (trustee Geo. M. Wooley.) 17th st, n s, 374 w 1st av, runs north 92 x west 12 x north 14 x west 7 x south 106 to 17th st, x east 19. Nov. 4, due Nov. 1, 1880. 5,000

Lapsley, Katharine A. W., wife of Howard, to Anna W. Lapsley, Philadelphia. 37th st (No. 12 W.), s s, 225 w 5th av, 19.7x98.9. Oct. 29, 2 years. 6,000

Lockwood, Levi A., Brooklyn, to Francis W. Hutchins. Washington st, n e cor Christopher st, 31.9x40.1x20.4x19x e 68.3. Nov. 1, 1 year. 12,000

Lunge, Frederic, wife of George, to Otto Gerdan. 23d st, n s, 250 w 3d av, 25x98.9. Oct. 30, due May 1, 1880, 6 per cent. 2,450

Leiber, Charles, to John Schmitt. 10th st. P. M. Oct. 30, installs. 2,800

Lichtenberg, Charles, and Eugenia, to Vincent Vigouroux. 1st av, w s, 49.4 n 23d st, 24.8x75. Oct. 31, 5 years, 6 per cent. 6,000

Mackay, Anne A. (trustee Geo. Wilkes) to THE MUTUAL LIFE INS. CO., New York. 45th st, (No. 140 W.), s s, 433.4 w 6th av, 16.8x100.4. Nov. 2, due Dec. 1, 1879, 6 per cent. 1,000

Mayerhofer, Caroline, to Caroline Droop. 3d st e s, 345 e 2d av, abt 20x96.2. Nov. 4, due Jan. 5, 1879. 700

McDonnell, James, to Selig Steinhardt. 62d st. P. M. Oct. 31, 1 year. 7,750

Same to same. 62d st, n s. P. M. Oct. 31, 1 yr. 7,750

Mead, Anna, wife of William A., to THE MUTUAL LIFE INS. CO., New York. 13th st (No. 241 E.), n s, 180 w 2d av, 22.6x103.3. Oct. 31, due Dec. 1, 1879, 6 per cent. 7,500

Metzger, Christopher H., to Wallace W. Williams, Brooklyn. Lewis st, w s, 124.9 n 2d st, 21.2x100x21.4x100. Nov. 1, 3 years. 2,500

Murphy, Margaret, wife of John J., to Charlotte S. D. Jones (widow.) 1st av (No. 178), e s, 23.8 s 11th st, 17.9x94. Nov. 1, 5 years. 5,000

Murray, Joseph P., to Rebecca E. Williams (extrx. F. B. Williams.) 11th st, s s, 100 w 3d av, 17.6x100.11. Oct. 27, 3 years. 4,000

Manning, Kate, Providence, R. I., to Eliza Lowther et al (exrs. Charles Lowther.) 11th st (No. 117 W.), n s, 213 e 6th av, 24x103.3. Nov. 1, 3 years. 14,000

Marston, Rosetta B., wife of Edward W., to Sidney C. France. 137th st, s s, 85 w Southern Boulevard, 30x100. Oct. 25, due Nov. 1, 1881. 450

Murray, Emily (widow), Brooklyn, to Susan A. Tier. Morse av, s e s, adj W. S. Woodrop, Morristown, 25x100. Nov. 1, 3 years. 1,000

Murray, Joseph P., to Caroline C. Bishop. 11th st, s s, 135 w 3d av, 17.6x100.11. Oct. 28, 3 years. 4,000

McEveety, Bernard, to Jacob M. and Samuel P. Patterson. 115th st, s s, 245 e 1st av, 25x100.10. Nov. 1, 3 years, 6 per cent. 1,500

Peters, Emily M. (widow), to Anna T. E. Kirtland (widow), East Orange, N. J. 49th st, s s, 568.4 w 5th av, 16.4x100.5. (Leasehold.) Oct. 30, 1 year. 3,000

Phyfe, Jane D., wife of John D., Rye, N. Y., to Jacob F. Wyckoff. 64th st, s s, 120 w 4th av, 30x100.5. Oct. 29, due Dec. 1, 1878. 5,000

Price, James, to Herman S. LeRoy. Beekman st No. 20, n e s, 24.6x100; Spruce st, No. 18, s w s, 23.4x100. (Leases.) Nov. 1, 3 years. 5,000

Rudolph, Henry, Mount Vernon, to The St. Joseph's Asylum, New York. 5th st, n s, 375 e Av A, 25x97.1. (Leasehold.) Oct. 14, due Jan. 1, 1880. 700

Rutter, Sarah P., wife of James H., to THE MUTUAL LIFE INS. CO., New York. Madison av (No. 778), w s, 60.5 n 66th st, 19x80. Nov. 4, due Dec. 1, 1879, 6 per cent. 11,000

Rogers, Robert, to THE MUTUAL LIFE INS. CO., New York. Charles st, No. 7, n s, 148.2 w Greenwich av, 22x95. Oct. 31, due Dec. 1, 1879, 6 per cent. 5,000

Seach, Joseph, to George B. Tompkins. 32d st, s s, 83.8 w 4th av. P. M. Oct. 26, 5 yrs. 5,000

Same to Mary (widow) and Daniel Hulse, and Sarah L. wife of George E. Kenworthy. Chatham, New York, Frances E. wife of Joshua T. Gibbs, and George B. Tompkins. 32d st. P. M. Oct. 26, 5 years. 5,000

Sloane, George, to F. H. Delano, et al. (trustees J. J. Astor under will W. B. Astor.) Broadway, n e cor 32d st, runs north 53.9 x east 73.6 x north 23.6 x east 50 x south 98.9 to 32d st, x west 99.10. Oct. 31, due June 14, 1882, 50,000

Smedberg, Alice, Cold Spring (extrx. O. Smedberg), to John A. and Isabella Smedberg. 14th st, n s, 141.10 w University pl, 25x103.3. (Leasehold.) Sept. 5, 3 years. 2,750

Stebbins, Henry G., to Walter Edwards, Jr. (trustee). 17th st, n s, 296.8 w 6th av, 25x92. Oct. 30, due Nov. 1, 1880. 7,000

Strecker, George, to Philip Furlong. 117th st, n s, 200 e 3d av, 59x100.10. Oct. 29, due May 1, 1879. 2,600

Same to same. 3d av, s w cor 117th st, 25x100. Oct. 29, due May 1, 1879. 2,600

Streit, Frances A., to Tristram B. Mackay, Cambridge, Mass. Livingston st. P. M. Oct. 31, 3 years. 5,000

Swords, Henry, to Albert S. Swords, Stamford, Conn. Woodruff av, s w s, lot 51 map Fairmount, 100x200. Oct. 31, 1 year. 5,000

Schwaerzer, Eliza, wife of Joseph, to Wm. Hall & Sons. 33d st, n s, 150 e 3d av, 100x102.2. Oct. 25, due Jan. 1, 1879, 6 per cent. 1,200

Same to same. Same property. Oct. 25, due Jan. 1, 1879. 1,000

Smith, Mary, wife of Bartlett, to Philip R. Underhill (exr. J. Rhinelandert). 29th st, s s, 275.7 w 7th av, 24.10x98.9. P. M. Oct. 30, 5 years, 6 per cent. 3,500

Same to same. 28th st. P. M. Oct. 30, 5 years, 6 per cent. 3,500

Smith, Henry A., to Charlotte S. D. Jones (guard). 10th av, 43d st. P. M. Oct. 21, 3 years. 15,000

Same to same. 41st st, n s, 100 w 10th av, 100x98.9. P. M. Nov. 21, 1877, 3 years. 12,500

Taylor, Thomas M., Eastchester, to Valentine Weydig. 35th st (No. 160 E.), s s, 108.6 w 3d av, 13x80. Nov. 1, due March 1, 1881, 6 per cent. 8,000

Taylor, J. Monroe, to James Bowen, et al. (trustees Maria J. Bowen. Liberty st, No. 112, s s, 24.4x53.2x24.4x53.7. Oct. 29, due Nov. 1, 1881, 6 per cent. 15,000

Volz, Louise, wife of John Michael to The General Synod Reformed Church of America. 49th st, s s, 250 w 9th av, 25x100.5. Oct. 31, 3 years. 9,500

Ward, Margaret (widow), Miron A., George W. and Norbert R., to Jane Colgate. 49th st, n s, 20.10 e 7th av, 20.10x86. Nov. 4, 3 years. 8,000

White, Mary A., wife of Albert N., to Eliza wife of John Livingston. 55th st. P. M. Nov. 2, due Oct. 30, 1880. 2,000

Wright, Isaac E., to John Ross. 116th st, n s, 110 w 2d av, 100x100.10. Oct. 23, 6 mos. 20,000

Whitlock, Charles, Keyport, N. J., to Robert Roessler. 20th st (No. 105 W.), n s, 75 w 6th av, 20x61. (Lease.) Oct. 31, due Nov. 1, 1880. 1,250

Wood, Walter N., to Charles Pitt, Stamford, Conn. 25th st, s s, 153.4 e 8th av, 16.8x98.9x16.4x98.9. Nov. 1, 1 year, 6 per cent. 5,000

Worsham, Belle D. Y., to Mathew Murray. 54th st, s s. P. M. Nov. 1, 2 yrs, installs. 20,000

Zweig, Hermine, wife of Herman, to Adolph A. Strohm, Brooklyn. 42d st, s s, 358.4 e 2d av, 16.8x98.9. Oct. 29, 5 years, 6 per cent. 2,000

KINGS COUNTY, N. Y.

Oct. 30, 31, Nov. 1, 2, 4, 5.

Barber, Emily M., wife of Ambrose M., to Juliet, wife of James P. Wallace. Van Buren st, s s. P. M. Oct. 31, 4 years, 6 per cent. 82,500

Benson, Myron J., to Katie F. Ceile, Newburgh, N. Y. Quincy st (No. 693), n s, 160 w Reid av, 20x100. Oct. 28, 5 years. 2,000

Burchell, Richard B., to Christopher Corley, Peekskill. South 5th st, 107.1 w 6th st, 21.5x100. Nov. 1, 3 years. 2,000

Burghardt, Elizabeth, to Eleanor Webb and William H. Miles (exrs. T. Webb dec'd). 8th st, e s, 183.3 s 3d av, 18.9x100. Nov. 1, 3 yrs. 2,400

Burroughs, Robert, Newtown, L. I., to Ephraim S. Force, New Jersey. Poplar st, n e cor McKinney st, 42.3x25. Nov. 1, 1 year. 1,000

Cartreau, Agnes A., wife of Alfred A., to Elias C. Pendleton. Powers st, n s, 175 e Leonard st, 25x100. Nov. 1, 1 year. 500
 Cavanaugh, Daniel, to Foster Hendrickson. Maspeth av, n s, 144.3 e Old Wood Point road, runs east 57.4 x north 104 x west 45.1 x south-west 77.1 x west 6 x 45.1 to beginning. Oct. 29, due November 1, 1883. 1,200
 Chaplin, Duncan D., New York, to Abraham Knox. 6th av. w. s. P. M. Oct. 28, 1 yr. 3,500
 Conklin, Benjamin Y., to Mary, wife of John Magilligan. Deau st, s. s. P. M. Oct. 14, 1 yr. 500
 Cox, Timothy, to Lewis W. Angevine, Hempstead. Columbia st, n e cor Harrison st, 20x75-x75. Nov. 1, 5 years, 6 per cent. 2,500
 Cragin, Anna C., wife of Aaron, to the East Brooklyn Savings Bank. Sandford st, P. M. Nov. 1, 1 year. 1,500
 Crofut, Susan A., wife of George W., to Henry Adams. Elliott pl, w s, 407 s DeKalb av, 20x100. Nov. 1, 3 years. 3,500
 Dezendurf, Bernard F., Sharon, N. Y., to Richard Mowbray, New York. Nostrand av, e s, 120 s Gates av, 20x85. Oct. 28, 3 yrs. 3,250
 Doerr, George P., to Phillip Mohrheime. Ellery st, n s, 200 w Tompkins av, 25x100. July 6, due July 1, 1883, 6 per cent. 2,750
 Dorsch, Frances, wife of John M., to John Rueger. Hopkins st, s s, 400 e Throop av, 25x100. Oct. 3. 925
 Same to same. Hopkins st, s s, 375 e Throop av, 25x100. Oct. 3, 3 years. 1,000
 Drennan, Maria T., wife of Patrick, to Wm. D. Jenkins, Flatbush. Stockton st, s s, 150 e Tompkins av, 125x100. Nov. 1, 3 years. 1,200
 Esquirol, Frances R., wife of John H., to the East New York Savings Bank. Woodbine st, s e s, 125 n e Bushwick av, 30x100. Nov. 2, 1 year. 1,900
 Fallen, Bridget, wife of Patrick, to Eliz R., wife of I. Augustus Prior. Division st, s s, 20.5 w Harrison av, runs south 64 x north-east 60 to Harrison av, x northwest 31.10 to Division av, x west 20.5. Oct. 28, due November 1, 1881. 3,500
 Feeley, William, to John H. Doherty. Bergen st, n s, 194.6 e Vanderbilt av, 22x110. Sept. 1, 1 year. 750
 Foster, John, to William Forster. Luquer st, n s, 120 e Court st, 20x100. Oct. 31, 1 yr. 438
 Fraser, John, to Edwin Hillyer. Woodhull st, n e s, 210 n w Henry st, 22x100. Oct. 29, due Nov. 1, 1883, 6 per cent. 1,000
 Furman, Elizabeth (widow) to Jacob W. Erregger. Broadway, southerly cor Conway st, 200x180 to Brooklyn and Jamaica Plank road x202x215. Nov. 1, 1 year. 350
 Gane, Henry W., to John Brooks. Greenpoint av, n s, 44 w West st, 20x75. Nov. 1, 3 years. 2,600
 Gelston, George S., New Utrecht, to George Bell, New York. Stewart av, n w cor Clark st, runs west 52.5 to 3d av, x north — x east to Stewart av, x south 208.3 x west 150 x south 76 x east 150 to Stewart av, x south 393.9 to beginning, contains abt 9 acres. Oct. 29, due May 17, 1880. 5,000
 Gilmartin, Patrick, to George P. Treiss. King st, northerly cor Richards st, 25x75. Oct. 1, 1 year. 1,000
 Goldsmith, Barbara, wife of Joseph, to Louis Baerlein. Myrtle av, s s, 44.9 e Adelphi st, 20.3x65.7x19.10x69.7. Nov. 2, 1 year. 5,500
 Gordon, Sarah G., wife of Frederick, to Annie Connell (widow). State st, s s. P. M. Oct. 24, 5 years, 6 per cent. 2,600
 Grintrop, William, to S. Ruppel. 21st, n s, 100 e 3d av, 25x100. Nov. 1, 1 year. 125
 Hauser, Matthew, to Joseph Frohuhofer. Kosciusko st, s s, 256.3 e Tompkins av, 18.9x100. Oct. 31, due Jan. 1, 1881, 6 per cent. 2,000
 Holm, Frederick, to Jacob Schofer. South 6th st, northerly cor 2d st, 21x53.7x26x52.1. Oct. 31, 3 years, 5 per cent. 3,500
 Same to George Hoehn. Same property. Oct. 31, 2 years, 6 per cent. 2,500
 Howes, George, New York, to Philo C. Calhoun (trustee). Union st, n s. P. M. Oct. 28, 5 years 6 1/2 per cent. 10,000
 Same to George H. and Robert A. Granniss (exrs. G. B. Granniss). Union st, n e s, 310 n w Clinton st, 78x100. (Error.) Oct. 26, due Nov. 1, 1881. 5,000
 Hudson, Pamela M., to Anna M. Reed. Willow st, n w cor Orange st, 25.6x102. Oct. 31, due Nov. 1, 1881, 6 per cent. 2,500
 Jay, Robert, to Charles W. Hawkins (exr. H. J. Houseman). South 3d st, n e s, 125 s e 10th st, 29.9x120. Oct. 31, 1 year. 1,200
 Kenna, Edward, to Phebe R., wife of George Kissam. Grand av, w s, 115 s Atlantic av, 20 x100. Oct. 31, due Nov. 1, 1883. 3,000
 Larson, Amalia, wife of Thomas, to Grace Keogh. Nelson st, n s, 90 e Clinton st, 16x100. Nov. 2, 5 years, 6 per cent. 2,100

Lawrence, Helen W. and Margaret S., to Philip Embury. Johnson st, s e cor Lawrence st, 28 x100. Nov. 1, 5 years. 7,000
 Leahy, Lucy A., wife of Daniel, Elizabeth, N. J., to Frances A. Carman. Wyckoff st, n s, 78 w 3d av, 20x100. Oct. 29. 305
 Manning, Ellen, wife of David, to Martin Reynolds. Lorimer st, s w cor Jackson st, 25 x100. Oct. 21, 5 years, 6 per cent. 3,000
 Martin, James, to Valentine G. Hall. Huntington st, s s, 358.4 w Court st, 16.8x100. Oct. 19, installments. 500
 Mills, Mary J., wife of Benjamin, to William H. Pruden. Van Buren st, n s. P. M. Oct. 26, 3 years. 1,000
 Moore, Francis W., to Margaret Scott. Clinton st, w s, 75.11 s 3d pl, 20x62. Sept. 5, due Sept. 1, 1881. 1,400
 Morton, Thomas, New Windsor, N. Y., to Carlos Martin (exr). Poplar st, n s, 89.8 e Columbia st, 44.10x102.8 to Vine st. Oct. 31, 3 years, 6 per cent. 5,760
 Mundell, Sarah A., wife of Alfred, Providence, R. I., to William H. Hopkins and Gorham P. Pomroy, Providence, R. I. Myrtle av, e cor Bedford av, 25x90. (Indemnity mort.) Aug. 19, 3 years. 5,000
 Murray, Francis F., to Ellen M. Murray (extr. P. Murray, dec'd). South 9th st (No. 84), s s, 19.8 e 3d st, 19.6x78. Oct. 28, 4 yrs. 500
 Otis, Benjamin W., to The Mutual Life Ins. Co., New York. Herkimer st, s w cor St. Andrews pl, 90x83.7. Oct. 31, due Dec. 1, 1879, 6 per cent. 9,000
 Pascal, Michael, to Jacob W. Erregger. West st, e s, 575 s Sackett st, 50x100. Nov. 1, 3 years. 350
 Pierce, Anna M., wife of James F., to The Dime Savings Bank, Brooklyn. Montague Terrace, e s; also Willow pl, e s. P. M. October 28, 1 year. 12,000
 Pike, Lore Ann (widow), Stamford, Conn., to George G. Sampson, Mount Pleasant, N. Y. Willow st, n w cor Orange st, 25.6x102. P. M. Oct. 9, 1873, due Nov. 1, 1877. 8,000
 Purdy, Abraham, Stephney, Conn., to James Sproule. De Kalb av, s w cor Fort Greene pl, 25x96.5x38.9x96. Nov. 1, 3 years. 3,500
 Ravenhall, Mary H., wife of Peter, to John Cowen. Washington av, n w cor 3d st, 100 x100. Lawrence av, s w cor 3d st, 100x100. Nov. 4, 1 year. 2,000
 Read, William, to Aquila B. England. Classon av, w s. P. M. Oct. 29, due Nov. 1, 79. 1,250
 Rhodes, Esther S., wife of Frank W., to Deborah Wilson. Wilson st, s s, 270 e Lee av, 20x100. Nov. 1, 3 years. 1,000
 Rice, Maria, wife of Thomas W., to James Brady. Adelphi st, w s, 100 n Lafayette av, 20.11x100. Nov. 1, 5 years, 6 per cent. 5,000
 Rogers, Robert, to Hannah E., wife of John T. Davis. Gates av, n s, 178 w Tompkins av, 22 x100. Nov. 1, 5 years. 2,000
 Ross, J. Stewart, to Folkert R. Boerum (exr. W. Boerum.) Willoughby av, n s, 337.6 w Marcy av, 18.9x100. Nov. 1, 5 years, 6 per cent. 5,300
 Rustin, John C., Rockville Centre, L. I., to Philip Embury, New York. Clermont av, e s, 751.1 n Myrtle av, 13.11x100. Oct. 23, due Nov. 1, 1883. 2,000
 Same to same. Clermont av, e s, 737.1 n Myrtle av, 13.11x100. Oct. 23, due Nov. 1, 1883. 2,000
 Ryan, Joseph, to The East New York Savings Bank. Evergreen av, Stanhope st. P. M. Oct. 14, 1 year. 1,000
 Samenfeld, Rika, wife of Charles, to Ebenezer Reby. Myrtle av, n s, 64.1 w North Oxford st, 20x87.2x20.5x91.3. Oct. 29, 3 years. 5,500
 Schmidt, Friedrich, to Johanna A. Staderus. Throop av, w s. P. M. Oct. 29, demand. 500
 Schwenkar, Frederick A., to George H. Roberts. Main st, w s. P. M. Oct. 31, 5 yrs. 4,000
 Steele, Sarah (widow), to The Mutual Life Ins. Co., New York. Willoughby and Jay sts. P. M. Nov. 1, due Dec. 1, 1879. 6,000
 Sturm, Mary E. (widow), to Samuel M. Meeker and Peter Bertsch (exrs. W. Broistedt.) 5th st, n w cor North 1st st, 23x49.7. Oct. 31, due Nov. 1. 1,300
 Sturges, Eliza D., wife of Theodore, to The Arctic Ins. Co. State st, s s, 116.8 w Clinton st, 25x100. Nov. 1, 3 yrs, 6 per cent. 3,000
 Same to Ann E. and B. N. Mitchell, and E. C. Sturges (exrs. S. L. Mitchell.) Same property. Nov. 1, 3 years, 6 per cent. 5,000
 Styles, Silas M., to John H. Ross (trustee). Union st, s s. P. M. Nov. 2, 5 years. 4,000
 Same to same. Union st, s s. P. M. Nov. 2, 5 years. 4,000
 Same to same. Union st, s s. P. M. Nov. 2, 5 years. 4,000
 Talmadge, Abraham, to Edward Preston. Oakland st, w s, 175 s Nassau av, 25x100. Nov. 1, 5 years. 500

Tappen, Geo. C., et al (trustees School District No. 4, Gravesend), to Robert Voorhies. Voorhies road, 75x200, Sheepshead Bay. Oct. 26, due November 1, 1880. 1,000
 The Williamsburgh Brewing Co. to Simon Bernheimer and Simon Schafer. Scholes st, s w cor Humboldt st, runs south 150 x west 100 x south 50 to Meserole st, x west 150 x north 100 x east 25 x north 100 to Scholes st, x east 225 to beginning; Scholes st, n w cor Humboldt st, 100x100. Nov. 1, secures bonds. 80,000
 Thomas, Helen L., Staten Island, to John S. Ryder, Gravesend. Gravesend av. P. M. Nov. 2, 3 years, 6 per cent. 400
 Tierney, Mary, wife of Dennis, to The Bowery Savings Bank. Henry st. P. M. Nov. 1, 1 year, 6 per cent. 4,000
 Tierney, Dennis, to same. President st, w s, 143 n w Columbia st, 21.5x100. Nov. 1 year, 6 per cent. 2,000
 Van Dyke, Abram J., Flatbush, to Ebie H. Steers, Flatbush. East Broadway, s s, 370.3 e Flatbush Plank road, 50x207.8x52.4x207.3. Oct. 26, 5 years. 800
 Van Wickel, Jesse F., to Eliza Anderson. Freeman st, n s, 175 e Union av, 25x100. Oct. 29, 3 years. 1,600
 Webb, Henry P., to Daniel S. Arnold. Quincy st, s s, 145 w Bedford av, 20x100. Nov. 1, 3 years. 5,000
 Wilcox, Susan R., wife of Charles F., to Eliza A. Thompson. Van Buren st, n s, 141 w Throop av, 20x100. Oct. 31, 3 years. 1,000
 Williams, Margaret, wife of Patrick, to Frances M. Peed. Grand av, w s, 308 n De Kalb av, 50x80. Nov. 1, 6 months. 1,500
 Wilson, Charlotte A. and Margaret O., wife of Charles M. Tucker, Mary S. Wilson and Henrietta L., wife of Thomas B. Tucker, and John B. Wilson, to Daniel Underhill, Jericho, L. I. South Oxford st, w s, 187 s De Kalb av, 20.4x100. Oct. 31, 3 years, 6 per ct. 4,000
 Woolley, Josephine H. (widow), to John K. Powell (guard). Lafayette av, n s, 80.8 e Waverly av, 20x96. Nov. 1, 4 months. 500
 Wright, John G., to Minerva, wife of Henry Eagle. South 6th st No. 12, 25x100. Oct. 29, 3 years, 6 per cent. 1,500

MORTGAGES — ASSIGNMENTS.

NEW YORK CITY.
 OCT. 30TH TO NOV. 4TH—INCLUSIVE.
 Allen, Agnes (extr. M. Allen), to James Allen, Brooklyn. \$12,000
 Bogert, Elizabeth, to Charles and Charles E. Tracy, Grosvenor S. Hubbard and Louis B. Wright (trustees J. Bogert, dec'd.) 1,500
 Same to same. 1,000
 Same to same. 1,000
 Carpenter, James E., to George W. Striker. 5,000
 Cock, M. Margaretta, Plainfield, N. J., to Abraham S. Underhill. 1876. 7,000
 Combes, Richard C., and Joseph F. Donnel (exrs. R. F. Carman) to Jacob K. Lockman (exr. C. E. Carman, dec'd.) nom:
 Same to Caroline Schwartz, Cincinnati, Ohio. 16,000
 Same to same. 5,000
 Same to Jacob K. Lockman (exr. R. C. Sage). nom:
 Same to Lucene wife of W. Jessup Gunning. nom:
 Same to Jacob K. Lockman and George G. De Witt, Jr. (exr. F. I. Sage). nom:
 Cooper, Alfred C. (guard.), to Sarah E. wife of James H. Ames. 28,500
 Fischel, Simon, to Caroline Lippmann. 4,020
 Frankel, Julius, to Rebecca Frankel. nom.
 Garrigus, Margaret V., Newark, N. J., to Abram P. Skidmore, Brooklyn. 4,000
 Haas, Leopold, to Abraham Wolf, Solomon Appel and Marx Samuel (exrs. S. Bach, dec'd.) 5,000
 Hassey, August, to August Bergener. 3,000
 Haughey, Elizabeth M., wife of James A., to John S. Watkins, Fort Lee. 3,000
 Havens, Charles G., to William C. Wetmore. 1859. 720
 Jones, Arthur Q., to Humphrey S. Anderson. nom
 Kerr, Thomas B. and H. W. Robinson (exrs. J. Kerr) to Eliza Lowther et al. (exrs. C. Lowther). 10,310
 Kilpatrick, Edward, to Francis W. Hutchins. 5,000
 Same to same. 3,000
 King, Henrietta L. (extr. N. Low), to Alexander Hamilton, Greenburgh, N. Y. 1,600

McLoughlin, John, to Eliza J. Bradley, Red Bank, N. J.	2,500
Oothout, William, to Jonathan Dixon, Jersey City.	17,000
O'Reilly, Charles M., to Bertha Speier, Reading, Pa.	2,250
Peck, George H., to Maria L. Coats (widow).	1,500
Ramsay, C. G., Astoria, to Adele C. Corner.	11,500
Ross, John H., Brooklyn, to Alvin J. Johnson.	12,000
Striker, Geo. W. (admr.), to James E. Carpenter.	5,000
The Metropolitan Savings Bank to Richard L. Larremore.	6,500
The Union Dime Savings Inst. to Mary E. Donohue.	13,400
Ubrich, Frederick, to Charles Forschner.	3,000

KINGS COUNTY, N. Y.

OCT. 30TH TO NOV. 4TH—INCLUSIVE.

Beyea, Ira (exr. Peter Beyea), to Sinclair Tonsey.	\$3,605
Clarendon, Talbot & Co., New York, to The Journeymen's Morocco Manuf'g Co., New York.	600
Conklin, Mary E., to Edward Skillin (admr)	2,250
Dietrick, George, to Joseph Strasser (trustee)	4,600
Same to same.	1,500
Same to same.	4,500
Same to same.	1,000
Same to same.	4,000
Dittmars, William B., to Richard E. Stillwell.	500
Ferguson, Cornelius, New Utrecht, to Eibe H. Steers, Flatbush.	2,500
Gerard, George H., to James Cambell.	250
Hall, Daniel K., Jr., to Charles M. Homan (exr. Susan Homan).	2,000
Harmon, Philip C. (exr. P. Harmon, dec'd), to Edward Harmon (exr. &c., P. Harmon).	nom
Same to Alexander G. and Edward Harmon (exrs. &c., P. Harmon).	nom
Herr, Frederick, to James S. Barclay (trustee Eliza B. Howell, dec'd)	1,216
Hunter, Samuel R., to Franklin Brown.	2,500
Jackson, Margaret E., to Richard T. Carpenter.	4,200
Knowles, Helen A., wife of Emerson M., to William A. Slocum.	5,000
Lockwood, Emeline F., to Anna Fithian.	1,500
McLaughlin, Ann (admr. W. McLaughlin), to Ann McLaughlin.	1,000
Meagher, Alicia, to Lucy A. wife of Albert G. Lambert.	3,500
Nichol, John, to Dominck Dixon.	5,000
Northall, Thomas J., to Mary J. wife of Frederick C. Huchthausen.	nom
Ransom, Sarah, wife of J. M., to Crawford C. Smith.	7,500
Siemon, George H. and Edward Pfarre (exrs. C. Jansen), to Augustus Child.	3,000
Simonson, Mary J., wife of William, Oyster Bay, to Caroline L. Albertson, North Hempstead.	1,500
Simonson, Phebe E., to Andrew K. Valentine.	1,000
Same to Samuel W. Burtis.	1,000
Smith, Levi N. et al. (exrs. S. Smith, to Saray Cooley.	12,621
Snyder, Henry V. H. (receiver), to Catharine Van Blarcom.	600
Same to same.	1,100
Same to same.	2,000
Same to same.	1,500
Strasser, Joseph (trustee), to Anna Dietrick (5 assignments).	nom
The Dime Savings Bank, Brooklyn, to Gertrude R. Sackett.	1,200
The Metropolitan Savings Bank to John Roberts (trustee).	4,000

Ebert, Lorenz. 1295 3d av... Bernheimer & Schmid.	35
Eppler, Andreas. 33 Pitt st...J. F. Wahrenberger.	300
Feiss, Henry. 789 11th av...Peter Doelger	300
Frank, August. 25 Chambers st...Henry Gunther.	100
Huntendon, C. H. 3 Burling slip...Fred. Opperman, Jr. (R)	1,300
Hamburg, Adolph. 101 Av C...Johanna Herman.	300
Hanser, Christiane. 160 7th st...Chas. Gunther.	250
Holek, Henry. 73 New Chambers st...A. Hupfel's Sons.	1,006
Klein, Karl. 197 Bowery...Geo. Aery. (R)	5,485
Kraft, Daniel. 506 5th st J. & M. Haffen.	175
McGuinness, Lizzie. 446 10th av...W. H. McGreery. Saloon Fixtures and Furniture	175
Meany, Patrick. 393 West st...Patrick Colligan. security	
Muth, George. 163 Mott st...Gertrude Dickelmann.	250
Masemann, Frank. 102 West 34th st...H. Masemann. (R)	300
Petersen, Andrew. 150 Chatham st...J. B. Macfarlane.	100
Petersen, Andrew...150 Chatham st...Joseph Del Gurovese.	150
Prezeger, Philip. City... Anton Spielher.	150
Simon, Julius. 279 Broome st...Myer Knoeker	150
Wiener, Solomon. 626 Broadway...Geo. H. Fletcher.	300
Wolf, Henry. 93 William st...Williamsburgh Brewing Co.	300

HOUSEHOLD FURNITURE.

Battger, Catherine. 147 East 21st st...N. A. Chesedy.	2,000
Bees, Sarah. City... Ella S. Davis.	1,050
Bleishit, Jennette. 38 Essex st...A. Reick.	500
Brewer, Henry S. 227 West 40th st...Bodie Bros.	140
Buer, Jeannette. 219 East 50th st...Geo. W. Galinger.	400
Buer, Sarah. 152 East 56th st M. Mehrbach.	2,500
Brown, Harriett. 9 West 19th st...Visscher Brown. (R)	500
Brunner, Wilhelmina. 407 East 13th st...C. W. Brunner.	700
Caldwell, Mary. 8 West 11th st...William Munnie.	650
Coppel, Amelia E. 210 Bowery... H. W. Cordts	151
Cranmer, Elizabeth. 49 West 42d st...Mary Ingersoll.	500
Fuller, Lauson N. 155th st and 10th av... E. F. Fuller.	2,500
Gresly, Babetta. 127 Rivington st...Henry Schile.	166
Henry, Jacob. 1174 2d av...Henry Schile	157
Hirschfeld, George. 231 East 116th st...Monach Eisig.	850
Hotchkiss & Pond. 35 Courtland st...Moore & Co.	202
Harrison, Jas R. City...Isabella J. Mallery.	1,500
Hobart, Eliza H. 22 West 9th st...Cornelia E. Stanton.	(R) 300
Kelly, P. J. 11 Lewis st...Elias Wolf. security	
Lockwood, A. H. 310 West 30th st...G. C. Flint & Co.	148
Loxinger, Anton. 152 4th av...Herschman & Co.	127
Lowden, Helen H. 22 West 35th st...W. H. Lee	224
Lynch, Annie. 50 Henry st...W. H. Grindley.	(R) 500
Marsh, Isabella. City...Walter Stanton.	1,000
Madden, Margaret. 25 West 16th st...A. Buckley.	1,307
Oehlens, Paul. 182 Division st...Elizabeth Wanner. (R)	850
Page, Emma St. John. 385 6th av...Annie Page.	675
Smith, Charles. 217 William st...Frederick Smith.	2,300
Speed, Anna L. 41 West 36th st...W. L. King. (R)	3,500
Thompson, Mary W. 12 West 31th st...W. H. Lee.	163
Van Loon, Rosetta. 11 West 16th st...R. C. Carlin.	1,223
Van Zandt, J. H. 402 West 23d st...A. S. Walker.	168
Wilcox, Aaron P. 317 5th av...Sarah M. Wilcox. (R)	3,500
Wachter, Theresa. City...A. L. Ruscher.	600
Zarcin, B. 22 Forsyth st...Henry Schile.	63

MISCELLANEOUS.

Anderson, Merchant & Co. 53 Broadway... Allen McLane et al. Tiles, &c.	15,000
Ackerman, Geo. 99 Bank st...W. H. Browne. Machinery, &c. (R)	500
Andres, William 101 Suffolk st...Peter Waldorf. Tools, &c.	150
Baer, Isaac. 817 Broadway...Moses Weiss. Fixtures, &c.	500
Baierlien, Barbara. 37 Av A...E. Traub & Sons. Fixtures.	300
Barnett, Libby. 15 Forsyth st...Davis Goldstein. Horse, &c.	70
Bender, Fredk. & Co. 430 East 62d st...Levi Arnheimer. Cows, &c.	100
Blanc, Magdalen. 18 South 5th av...Alex. Loppin. Fixtures. (R)	500
Bruninghaus, Richard, Sr. 1 Fulton Market... Chas. Frayler. Fixtures.	300
Burgess, Saml. W. 14 Christopher st...William Butler. Fixtures, &c.	150
Byrne, Michael. 523 West 26th st...Dominick Malone. Horses.	400
Lade, Frederick. 294 5th av...William Kublman. Grocery Fixtures.	800

Barry, James. 85 Spring st...Eva E. Lord. Machinery.	400
Billhardt, A. 1135 2d av...William Brunner. Drug Fixtures.	106
Bruninghaus, Richard, Sr. 89 3d av...Richard Bruninghaus, Jr. Fixtures.	300
Crosett, H. B. City. Cohanks & Theall. Steamboat Wyoming. (R)	3,129
Calman, Chas. 240 3d av...Cecilie Gosdorfer. Fixtures.	115
Chase, Leonard A. City...John S. Gordon. Carriages.	2,862
Connolly, John. 527 East 16th st...Michael Dunster. Carriage, &c.	500
Dodanoff, Henry. City...Foster & Dewey. Horse.	200
Evans, Nepht N. 802 7th av...Ferdinand Maynor. Fixtures.	300
Flach, Theresa L. 121 East 13th st...J. R. Graham. Machinery.	2,503
Fitzsimmons, Phillip. 114 Elizabeth st...Gusta Desecker. Carriage, &c.	125
Fontaine, John. 108 West 44th st...Vanderburgh, Wells & Co. Press, &c.	328
Goodspeed, Wm. 149 West 37th st...William Drennen. Horse.	69
Graff, Henry. 815 1st av...Fredk Beyeremann. Fixtures.	100
Gumpel, Louis. 20 Rector st...Sebig Littman. Barber Fixtures.	31
Grier, William. 114 East 11st st...E. F. Reilly. Horse.	25
Guttruff, George. 378 Broome st...G. C. Hotchkiss, Field & Co. Machinery.	11
Gerhard, Gustav. 21 Prince st...Henry Zeltner. Fixtures.	150
Gildersleeve, S. P. 45 King st...I. J. Gildersleeve. Horses, &c.	225
Hansen, Thomas. City...Peter Schley. Cows.	170
Hein, Alex. N. 4 6th av...Geo. Leonhard. Horse.	600
Henry, Jeremiah. City...De Voursney Bros. Carriages.	775
Hopkins, Edward. 30 East 14th st...W. H. Jackson. Fixtures, &c.	1,700
Hartman, Chas. 132 Clinton pl...Geo. Kant. Barber Fixtures.	200
Halder, Charles. 527 East 13th st...Theodore Halder. Press, &c.	150
Hamilton, David. 1115 2d av...John Forbes. Bakery Fixtures. (R)	2,000
Hannagan, Wm. 172 Chambers st...Vanderburgh, Wells & Co. Press, &c.	600
Hildrich, Jacob, and J. C. 96 4th av...Abraham Worms. Fixtures and Furniture.	216
Hotchkiss & Pond. 35 Courtland st...Bramhall, Deane & Co. Range, &c.	776
Ingebrand, Jacob. 230 3d av...Jacob Schwarz. Machinery.	600
Jackman, Ewd. 310 3d st...Eliza M. Jackman. Horses.	620
Johnston, Wm. J. 11 Frankfort st...Hugh Martin. Press. (R)	500
Kirchhoffer G. W. 603 2d av...Harman Gray. Drug Store Fixtures.	3,000
Le Dore, J. City...E. Valeuh. Fixtures.	30
Liebenau, Albert. City...Charles Liebenau. Horse, &c.	500
Lincks, J. & Co. 123 West 19th st...Anton Muller. Machinery.	3,000
Lincks, J. & Co. 523 West 19th st...S. Winkingham. Machinery.	1,404
Lowe, J. A. 205 Fulton st...S. C. Douglass. Printing Fixtures.	2,000
Markert, Anton. City...J. L. Freemann. Carriage.	900
McHattan, Margaret. 682 8th av...Isabella Bruce. Laundry Fixtures.	100
Mechler, Jacob. 131 Eldridge st...Leonhard Michel. Fixtures.	150
McCarten, John. 217 West 26th st...R. H. Mc Minn. Machinery, &c. (R)	1,000
McCabe, John J. 622 West 52d st...Patrick McManus. Horses, &c.	1,000
McComb, James. 105 West 49th st...Frank J. Rice. Horse.	219
Mignard, Chas. A. 17 New Church st...Vanderburgh, Wells & Co. Press. (R)	251
Mora, Iffinio. 1683 Broadway...Wm. Callejas. Segar Store.	30
Penttarge, Rafael. 430 East 16th st...John First & Co. Machinery.	1,500
Pohley, Joseph. 606 East 13th st...B. Dreyfus & Co. Fixtures, &c.	758
Pohley, Joseph, and John. 606 East 13th st... B. Dreyfus & Co. Fixtures, &c.	450
Prime, Wm. J. Fordham...Charles Dickinson. Horses, &c.	500
Reymond, Pierre. 339 6th av...Edward Carr. Fixtures.	200
Ryan, Peter and Bridget. City...J. H. Lee. Cows.	125
Silberstein, Simon. 5 Christie st...M. Silberstein. Machine.	250
Serrigny & Goursat. 738 7th av...Lorenzo Marina. Horses.	429
Smith, Charles D. 499 West 27th st...Magdeline Bach. Horses.	20
Stiles, Charles H. Brooklyn...Johnson & Shepherd. Stages, &c.	400
Savar, John. City...Nicholas Savar. Cows.	500
Schmitt, Valentine. City...Balthaus Fichter. Horse, &c.	300
Spoth, Wm. 93 East 4th st...Nusser & Lippe. Landau.	220
Tate & Osborne. Av A and 91st and 92d st... Erastus Brainard. Steam Engine, &c. (R)	14,000
Taylor, Wm. J. 70 5th av...Henry Lapp. Furn.	30
Thompson, W. H. Foot of Broome st...Alex. Frazer. Cows. (R)	1,000
Umberfeld, John S. City...Leander Stone. Machinery.	1,000

MORTGAGES—CHATELS.

Note.—The first name, alphabetically arranged, is that of the Mortgagor, or party who gives the Mortgage. The letter "R" means Renewal Mortgage.

NEW YORK CITY.

OCT. 31ST TO NOV. 6TH—INCLUSIVE.

SALOON FIXTURES.	
Busch, Alban. 541 10th av...P. & W. Ebling.	\$125
Baeppler, Chas. City...Bernheimer & Schmid	2,500
Carey, Thomas. 988 6th av...Flanagan & Wallace. (R)	852
Carey, Thomas. 885 6th av...Flanagan & Wallace. (R)	906
Creamer, Anton. 834 6th st...I. J. Schwarzkopf.	86
De Groot, Wm. E. 85 [New Church st...Charlotte De Groot.	225
Essig, Louis H. 82 Bayard st...Charles Busst.	60

Wells, Henry E. City... A. H. Woodhull. Fixt. 300
Weisbrod, Christina. 206 Rivington st... Her- 230
man Scheideberg. Butcher's Fixtures.

BILLS OF SALE.

Bernstein, Levi. 67 Bayard st... Lippe Lomitz. 500
Fixtures.
Brill, D. F. 1266 1st av... J. Vordermeier. 500
Saloon Fixtures.

BROOKLYN, N. Y.

Adlum, Thomas. 123 3d st... E. Kane & Co. \$250
Fixtures, &c.
Ardizine, Otilie. 105 Henry st... John F. Ma- 327
son. Furniture.

Kester, Jacob. 995 and 997 Flushing av... Anna 200
M. Kester. Butcher Shop.
Laubenberger, Jacob. 171 Columbia st... Bern- 150
hard Otmer. Segar Store.

JUDGMENTS.

In these lists of judgments the names alphabetically
arranged, and which are first on each line, are those
of the judgment debtor. The letter (D) means judg-
ment for deficiency.

NEW YORK CITY.

Nov.
1 Andrews, Clara P. (extrx., &c., of 4,202 52
Jarvis M. Andrews) - Charles
O'Connor (D) 24 30

5 Bernius, George D.-Robert Hoe 392 80
(recv. of the Oriental Savings
Bank) (D) 184 20
5 Bernet, Robert-J. F. Heinbockel... 947 58

Table of real estate records for Kings County, N. Y., including entries for Strohsahl, Saxton, Seeley, Schmidt, Spring, Stewart, Schommaker, Sullivan, Sheridan, Schlich, Sweeney, Strauss, Smith, Trow, Thompson, Tucker, Thornton, Thomas, Taylor, Turner, Trask, The Phoenix Ins. Co., The Central Propelling Co., The Mayor, Aldermen, The Central Railroad Co., The Union Portland Cement Co., The Order Germania, The New York Allgemeine Zeitung, The New York Frear Stone Co., The Philipps Fischer Shoe Co., New York Wire Snap Co., The Manhattan Fire Ins. Co., Vail, Vandervoort, Vanderveer, Wood, Wengenroth, Wagner, Wahn, Wood, Weeks, Wiener, Willett, Wehrman, Wheein, Weston, Wesley, Wood, Wagner, Wellington, Woll, Whitney, Wales, Warren, Zink.

Table of real estate records for Kings County, N. Y., including entries for Oct. and Nov., Adrian, Boyce, Burhenne, Behr, Brown, Barter, Cambreling, Crocker, Crane, Dunn, Desmond, Pearsall, Dike, Douglass, Davis, Euston, Ely, Foye, Fenny, French, Frisbie, Grenzbach, Goodenough, Greene, Gaylord, Gibbons, Herbert, Hartshorn, Hunt, Harney, Hoagland, Hasbagan, Hoffman, Hills, Jelicker, Jay, Kelly, Reilly, Lyman, Lau, Loewenstein, Lawrence, Lehnert, Maginn, Merkle, Mitchell, McEwen, Mills, Ivins, Mapes, McArthur, Tyler, McEntire, McCann, Pittman, Pryor, Peck, Person, Rickard, Rafferty, Reed, Ross, Stern, Spatz, Smith, Sturgis, Sweet, Saunders, Terwilliger, The Phenix Ins. Co., Wheeler, Weilwood, Shields.

Table of real estate records for Kings County, N. Y., including entries for Weston, Milton L. (impld. &c.)—A. T. Converse, Webster, William H.—G. T. Sulton.

Table of real estate records for Kings County, N. Y., titled 'SATISFIED JUDGMENTS, N. Y. Oct. 31 to Nov. 6—inclusive'. Includes entries for Adams, Besnard, Boellm, Booth, Black, Bennett, Churchill, Cotte, Cram, Desmond, Everett, Guedin, Same, Greenenebaum, Goldberg, Hamilton, Henschel, Johnson, Liebertz, Maginn, Mainzer, Maginn, McDonnell, Mead, Meyer, Ockershausen, Pennsylvania College, Peugnet, Quackenbush, Roos, Randlett, Richter, Same, Simmons, Subilia, Senauer, Theriat, Taylor, The United States Trust Co., The American Bridge Co., Wilson, Witthieben, Same, Weil, White, Wormser, Same.

Table of real estate records for Kings County, N. Y., titled 'MECHANICS' LIENS. NEW YORK CITY. Nov.'. Includes entries for Bettner's lane, Lyons, Eightieth st, Thirtieth st, Rowe & Denman, Jacob Rothschild, Forty first st, Hartley Haigh, Forty-fourth st, Patrick Jackman, Lexington av, Emil H. Missall, Macdonald, Row & Denman, Jacob Rothschild, Forty first st, Hartley Haigh, Forty-fourth st, Patrick Jackman, Lexington av, Emil H. Missall, Macdonald, Row & Denman, Jacob Rothschild, Forty first st, Hartley Haigh, Forty-fourth st, Patrick Jackman, Lexington av, Emil H. Missall, Macdonald, Row & Denman, Jacob Rothschild.

KINGS COUNTY, N. Y.

Oct. and Nov.
31 Winthrop st. n s. 300 e Flatbush av. 50x100.
Anton Hirsch agt Julius Hornell and W. B. Frank..... \$63
1 Same property. Henry Schellenberg agt same 24
1 Atlantic av. bet Classon and Franklin av.
Thomas Donnelly agt Matthias Gavan..... 29
31 Grand st. Nos. 242, 244, 246, 248 and 250, s. s. abt
150 e Lorimer st. 100x--. David Jones agt
G. Ditmars, J. Rodwell and H. H. Hall..... 870

BUILDINGS PROJECTED.

NEW YORK CITY.

Plan 654—One Hundred and Twelfth st, s e cor 4th av, six three-story brick dwell'gs, 17x47; tin roof and metal cornice; cost, each, \$4,000; owner and builder, T. E. Dwyer, 402 East 135th st; architect, John Rogers.

Plan 655—Twenty-seventh st, No. 129 W. (rear), one four-story brick tenem't, 25x37; tin roof and iron cornice; cost, \$5,500; owner, A. H. Barney, 82 Broadway; architect, J. R. Hay; builder, J. C. Miller.

Plan 656—Albany post road, w s, 300 s McCombs st, two two-story frame dwell'gs, 16x26; slate and tin roof and wood cornice; cost, each, \$6,000; owner, Joseph H. Godwin; architect and builder, S. L. Berrian.

Plan 657—One Hundred and Fourteenth st, n s, 130 e 4th av, four three-story brown stone dwell'gs, 15x45; tin roof and iron cornice; cost, each, \$7,000; owner, Anthony Smyth, 1252 3d av; architect, John C. Burne; builder, not selected.

Plan 658—One Hundred and Fourteenth st, n s, 190 e 4th av, three three-story brown stone dwell'gs, 16x45; tin roof and iron cornice; cost, each, \$7,500; owner, Anthony Smyth, 1252 3d av; architect, John C. Burne; builder, not selected.

Plan 659—One Hundred and Fourteenth st, n s, 228 e 4th av, one three-story brown stone dwell'g, 17x45; tin roof and iron cornice; cost, \$8,000; owner, Anthony Smyth, 1252 3d av; architect, John C. Burne; builder, not selected.

Plan 660—Seventieth st, n s, 100 w 3d av, two three-story brown stone dwell'gs, 12.6x55; tin roof and iron cornice; cost, each, \$7,500; owner, Richard Hennessy, 148 East 63d st; architect, James E. Ware.

Plan 661—Jane st, s s, 200 w West st, one two-story brick stable and dwell'g, 32x70; tin roof and brick and stone cornice; cost, \$4,500; owner, John S. McLean; architect, Charles E. Hadden; builder, Wm. C. Hanna.

Plan 662—Third av, e s, 32.4 s 81st st, three three-story brick dwell'gs, 16.4x46 and 15.9x46; tin roof and iron cornice; cost, each, \$3,000; owner, Charles Harbeck, 306 Lexington av; architect, W. E. Waring.

Plan 663—Thompson st, No. 32, one five-story brick tenem't, 18.10x50; tin roof and iron cornice; cost, \$7,000; owner, Benjamin Hutchinson, 128 East 52d st; architect, A. B. Ogden; builder, John Davidson.

Plan 664—Eighty-fourth st, n s, 100 w Av A, four three-story brown stone dwell'gs, 18.9x45; tin roof and iron cornice; cost, each, 6,500; agents, Johnson Bros., 208 East 86th st; architect, A. B. Ogden; builder, not selected.

Plan 665—One Hundred and Fifth st, s s, 128 e 3d av, eight two-story brown stone dwell'gs, 15x48, 16.6x44 and 18x44; tin roof and iron cornice; cost, each, \$4,500; owner, T. Johnson, 82d st and 2d av; architect, A. B. Ogden; builder, not selected.

Plan 666—Fifty-eighth st, s s, 75 e 10th av, two one-story brick stores and stables, 11.6x24; tin roof and iron cornice; cost, each, \$500; owner, Chas. Bruening; architect, Geo. P. Felbam.

BROOKLYN, N. Y.

Bleecker st, n s, 175 e Evergreen av, one one-story frame dwell'g, 20x30; owner, Peter Malaney, 11th av, New York; builder, W. H. Nicolls.

Breevort pl, n s, 89.7 w Bedford av, six three-story brown stone dwell'gs, 16.8x45, tin roof and wood cornice; owner and builder, John S. Frost, 1097 Pacific st; architect, Rob't Dixon.

McDonough st, s s, 145 w Hopkinson av, two two-story frame dwell'gs, 17x37; owner, Albert Woodruff, 130 State st; architect, Walter Laidlaw; builder, C. M. Trimble.

Meserole st, s s, 200 e Bushwick av, one one-story brick stable, 17x53, tin roof and brick cornice; owner, Otto Huber; architect, John Platte; builder, B. Rauh & Bro.

Raymond st, No. 253, one one-story brick shop, 18x25, tin roof; owner, E. H. Seaman; architect, N. Rhodes; builder, Geo. Nicholls.

Second st, w s, 80 s Broadway, one three-story brick store and dwell'g, 20x45, tin roof and iron cornice; owner, John D. Froehlich; architect, John Platte; builder, F. J. Belenbach.

Twelfth st, s s, 100 w 3d av, one two-story brick stable, 25x20, tin roof and wood cornice; owner, G. Fricken, 519 3d av; builder, John Straeblor.

Twelfth st, s s, 272.10 w 8th av, four three-story brick dwell'gs, 20x36, tin roof and wood cornice; owner and architect, U. Matthey; builder, Pat Hughes.

Gates av, n s, 156 w Nostrand av, one three-story brown stone dwell'g, 16x42, tin roof and wood cornice; owner, &c., Jas. A. Thompson, 310 Quincy st.

Lee av, n w cor Hooper st, two one-story glass stores, 15x40, gravel roof and wood cornice; owner, G. F. Simpson, 146 Rutledge st; builder, C. Concannon.

Marcy av, s w cor Pulaski st, seven two-story frame dwell'gs, 17.10x40, tin roof; owner, H. O. Pearce, 741 De Kalb av; architect and builder, Wm. Josiah.

Putnam av, s s, 90 w Marcy av, fifteen two-and-a-half-story brown stone dwell'gs, 17.3x42, tin roof and wood cornice; owner and architect, T. W. Swimm, 389 Putnam av; builder, D. Cunningham.

PHILADELPHIA, PA.

Bailey, n w cor Oxford, 2 sty house; John McGrainer. Otis, bet Front and Coral, 3 sty house; W. Steel. 11th st, s w cor Nevada, 6.2 sty houses; John Klebe. Arizona, Nos. 912 and 913, 2.2 sty houses; L. K. Slifer. York, n s, bet Amber and Coral, 3 sty house; Joseph Steel.

35th st and Silvertown av, 4 sty convent; John J. Deery. 8th st, e s, s of Vine, theatre; S. T. Hill. State, Nos. 21 and 23, 2.3 sty houses; Wm. Orr. Crosby, e s, n of Moore, 3 sty warehouse; A. J. Hook. Fitzwater, No. 2128, 3 sty house; W. Harshaw. Jackson, s s, and w s of Mildenhall, 8.2 sty houses; Lewis & Gaultbert.

Millin, n s, e of 10th st, 2 sty house; John Hemon. Cresson, near Adams, Manayunk, 2 sty house; E. Struse & Sons.

Walnut, No. 1819, 3 sty house; J. Leightonhead. 37th st and Centre, 2.2 sty houses; L. W. Goodman.

CHICAGO, ILL.

Archer av, No. 114, 2 sty brick store and dwell'g; cost, \$3,000; Peter Fox. Chicago av, near Noble st, 2.3 sty brick stores; cost, \$6,000; Herman H. Karstens.

Congress and Winchester av, 2 sty brick dwell'g; cost, \$2,400; Thomas L. Parker. Dearborn av, Nos. 46 and 48, 2 sty brick store; cost, \$5,000; D. H. McDaniel.

Elm st, near Market st, 4 sty brick dwell'g; cost, \$7,000; Home of the Good Shepherd. Forest av, Nos. 43 and 45, 2.2 sty brick dwell'gs; cost, \$2,000; F. R. Hickok.

Hull st, No. 18, 1 sty brick dwell'g; cost, \$1,000; Mary Schuly. Illinois st, Nos. 85 to 91, 3 sty brick factory; cost, \$7,500; J. W. Reedy.

Lincoln av, No. 13, 2 sty brick (slate roof) dwell'g; cost, \$2,000; P. Seyl. 12th st, No. 205 W., 2 sty brick store and dwell'g; cost, \$3,000; W. & J. Thiele.

Twomey st, near Sedgwick st, 2 sty brick dwell'g; cost, \$2,000; Wm. Burmeister. Wells st, No. 426, 2 sty brick dwell'g; cost, \$3,000; Chas. T. Grey.

ALTERATIONS, N. Y.

Bowery, No. 385, extension 25x50, interior alterations; cost \$600; owner, John Hoffmann; builders, Heller & Schiffer.

Fourteenth st, No. 103 E., extension 9x29; owner, Hugo Vladiasko; architect, A. M. Greis; builder, John Schmidt.

Forty-first st, No. 529 W., interior alterations; cost, \$500; owner, Valentine Loewer; architect, Charles Stoll.

Fifty-eighth st, Nos. 146 and 148 E. (rear), raised one story, four-story extension on e side, interior alterations (to be used as a lager beer brewery); cost, \$13,500; owners, Baur & Betz, 144 East 58th st; architect, A. Pfund; builder, John Weber.

North Moore st, No. 69, interior alterations; cost, \$300; owner, Charles Horn, 70 North Moore st, builder, Hermann Brockmeyer.

One Hundred and Twenty-ninth st, No. 251 W., raised one story; cost, \$600; owner, John C. Devine, 1192 and 1194 Broadway; architect, J. H. Studley; builder, Jos. H. Thompson.

Sullivan st, No. 83 (rear), raised one story; cost, \$200; owner, Edward Elliott; builder, A. Barker.

Seventh av, w s, 75 s 59th st, interior alterations; cost, \$1,000; owner, J. Merklin; builders, Stone & Healing.

Twenty-third st, n s, 50 e 11th av, extension 25x25; cost, \$500; owner, H. Blankmeyer; architect, A. Pfund.

Two Hundred and Eighteenth st, 500 w Kingsbridge road, extension 18x14; cost, \$500; owner, J. M. Dykeman; builder, N. McQuade.

Thomas av, s e cor Welch st, raised 6 feet, interior alterations; cost, \$400; owner, James Wilkinson, Fordham; builder, Michael O'Connell.

Union square, No. 28, interior alterations; cost, \$5,000; owner and architect, A. H. Thorp; builder, John More.

Water st, No. 653 and 655, first stories altered from stores to dwell'gs; cost, \$2,000; owner of No. 653, Geo. W. Nash; owner of 655, estate Wm. B. Miles; architect, Wm. H. Galor.

MISCELLANEOUS.

BOARD OF ASSESSORS.

114 WHITE STREET (COR. CENTRE).

New York, November 1, 1878.

Public notice is hereby given to the owners of all lots, improved or unimproved lands affected thereby, that the following assessments have been completed and are lodged in the office of the Board of Assessors for examination by all persons interested, viz:

SEWERS.

10th av, bet 110th and 111th sts.
10th av, bet 116th and Manhattan sts.
[The limits embraced by the first-named assessment include the east side of 10th av, bet 110th and 114th sts; and the second, both sides of 10th av, bet 117th and Manhattan sts.]

8th av, bet 92d and 105th sts, with branches in 93d and 95th sts.

[The limits include both sides of 8th av, bet 92d and 105th sts, and both sides of 92d, 93d, 94th, 95th and 96th sts, bet 8th and 9th av, and both sides of 100th st, bet 8th and New avs.]

119th st, bet 4th and 5th avs, and 4th av, w s, bet 117th and 121st sts.

[The limits include 4th av, w s, bet 116th and 121st sts, and both sides of 117th st, and the south side 118th st, bet 4th and Madison avs, and both sides of 119th st, bet 4th and 5th avs, also both sides of 120th st, and south side 121st st, bet 4th and Madison avs.]

Waverley pl, bet West 10th and Charles sts.

[The limits include both sides of Waverley pl, bet West 10th and Charles sts.]

Washington st, bet Perry and West 11th sts.

[The limits include both sides of Washington st, bet Perry and West 11th st.]

68th st, bet 1st and 2d avs.

[The limits include both sides of 68th st, bet 1st and 2d avenues.]

REGULATING, GRADING, ETC.

93d st, bet Boulevard and 8th av.

[The limits embrace both sides of 93d st, bet Boulevard and 8th av.]

155th st, from the Public drive at 9th av to the easterly line of the exterior or River street along the Hudson River.

[The limits embrace both sides of 155th st, from the easterly side of 9th av to the Hudson River, and to the extent of half the block at the intersecting avs.]

PAVING.

Lexington av, bet 85th and 86th sts.

[The limits embrace both sides of Lexington av, bet 85th and 86th sts, and to the extent of half the block at the intersecting sts.]

FENCING.

3d av, e s, bet 64th and 65th sts.

[The limits embrace both sides of 2d av, bet 64th and 65th sts.]

FENCING VACANT LOTS.

Madison av, n w cor 124th st.

24th st, s s, 82 e 1st av.

BASINS.

Madison st, n w cor Birmingham st.

[The limits embrace Birmingham st, s s, bet Madison and Henry sts.]

All persons whose interests are affected by the above-named assessments and who are opposed to the same or either of them are requested to present their objections in writing to the Board of Assessors at their office, No. 114 White street, within thirty days from the date of this notice.

The Board of Assessors also give notice of the following reassessment in accordance with an order of the court.

REGULATING, GRADING, ETC.

5th av, from 130th to 128th st.

[The limits embraced by such reassessment include all the lots on 5th av, e s, bet 135th and 138th sts, and objections may be presented within thirty days from Nov. 1, 1878.]

NOTICE TO PROPERTY-HOLDERS.

DEPARTMENT OF FINANCE.
BUREAU FOR THE COLLECTION OF ASSESSMENTS,
16 NEW COURT HOUSE, CITY HALL PARK.

New York, October 26, 1878.
Property-holders are hereby notified that the following assessment list was received this day in this Bureau for collection:

(Confirmed and entered October 22, 1878.)
70th st, regulating, grading, &c., from 3d av to East River.

4th av, curb, gutter and flagging, from 71st to 79th st.
4th av, crosswalks at 110th, 111th, 112th and 113th sts.
Lexington av, crosswalks north and south side 54th st.
22d st, flagging, north side, between 1st av and Av. A.
55th st, flagging between Madison and 4th avs, and fencing vacant lots thereon.
82d and 83d sts and 5th av, fencing vacant lots north side 82d, south side 83d sts, and east side 5th av.
78th and 79th sts and Madison av, fencing vacant lots north side 78th, south side 79th sts, and east side

Av A, w s, 25.8 s 83d st, 25.6x106.6. William A. Cauldwell agt Mary Magdalena Henning; att'ys, Dean & Chamberlin.
4th st, s s, 242 w Macdougall st. Walter Carter (exr.) agt Almira E. Holahan; att'ys, Lord, Day & Lord.

LIS PENDENS.

KINGS COUNTY. Oct. and Nov.

Adelphi st, e s, 475 s Park av, 25x100. Elias J. Hendrickson agt William D. Floor; att'y, William J. Sayres.
Adelphi st, w s, 316.10 s De Kalb av, 21.5x100. The Equitable Life Assur. Soc., United States, agt Jane M. Miebes; att'ys, Alexander & Green.

Rutledge st, s s, 190 w Bedford av, 20x100. Cornelius R. Colyer agt Niven Barbour; att'y, Daniel B. Thompson.
Rutledge st, n s, 211.10 e Lee av, 20.2x100. Edward Wood agt John L. Burst; att'y, Flamen B. Candler.
Union st, n w cor Johnson pl, 100x150. James L. Denton agt Walter K. Yorstow; att'ys, Hubbard & Rushmore.

RECORDED LEASES.

Attorney st, Nos 104, 106, 108 and 110, s e cor Rivington st; John S. Schultze to Simon Lederer; 2 1/2 years.
Bowery, No. 296; Joseph Bachman to M. Callahan; May 1, 1 year.
Broadway, w s, 149.10 n Duane st, 25x105.2; New York Hospital Soc. to Thomas A. Davis; extension of lease to 1892; no renewal.

N. Y. STATE.

NOTE.—The arrangement of the Conveyances, Mortgages and Judgments in these lists, is as follows: The first name, in the Conveyances, is the Grantor; in Mortgages, the Mortgagor; in Judgments, the Judgment debtor.

DUTCHESS COUNTY.

REAL ESTATE MORTGAGES.

Bogardus, Samuel—M. E. Boyce, Fishkill Landing. \$700
Keene, Joseph—C. M. Wolcott, Glenham. 1,100
Lounsberry, J. P.—C. S. Jenkins, East Fishkill. 6,000

CHATTEL MORTGAGES.

Haight, A. O., Poughkeepsie—Platt & Platt, type and fixtures. 3,100
Monell, Robt., Poughkeepsie—R. G. Loyd, wine press and wine. 450
Monell, Robt., Poughkeepsie—J. Lockwood, wine. 70

JUDGMENTS.

American Bridge Co., The, New York Co.—L. M. Enmett. 182
Bayley, J. A., Poughkeepsie—J. O. Whitehouse. 367
Henion, E. S., Finley Henion, and Chas. Stockholm, East Fishkill—H. Bostwick (recvr., &c.). 118

ORANGE CO., N. Y.

REAL ESTATE MORTGAGES.

Buchanan, George H.—Charles J. Everett, Goshen. \$500
Clark, Mary and ano.—John Blanci (guard.), Crawford. 355
Farrell, Janu.—Sarah Cassidy, Port Jervis. 200

JUDGMENTS.

Beede, Napoleon B.—Rufus Story. 280
Beede, Napoleon B.—George F. Gantz, &c. 207
Boland, John, and Patrick Delaney—Daniel S. Waring. 91

SCHENECTADY, N. Y.

REAL ESTATE CONVEYANCES.

Clute, Abram O.—J. M. Kogh, Prospect st, 4th Ward. \$90
Cramer, Anthony—R. Fuller, Rotterdam. 1
Fuller, Robert—M. Cramer, Rotterdam. 1

REAL ESTATE MORTGAGES.

Kogh, J. M.—A. O. Clute, Prospect st, 4th Ward. 65
Van Vranken, Mary E.—M. H. Smith, Glenville. 300

ASSIGNMENTS OF MORTGAGES.

Brown, M. R.—J. Van Vranken. 2,300

CHATTEL MORTGAGES.

Radie, Elizabeth, Schenectady—N. Hardie, one cow, &c. 75
Vankel, Joseph, Schenectady—N. Andres, sewing machine. 50

JUDGMENTS.

Hardenburgh, P. & R., and F. Myer—E. Rosa. 137
Kennedy, M. & W. T.—L. Cohn. 98

ULSTER COUNTY, N. Y.

REAL ESTATE MORTGAGES.

Caywood, William C.—Deborah Caywood, Marlborough. \$3,000
Cornell, Charles G.—Henry Decker, Plattekill. 125
Craig, Abram D.—Jane Judkins, New Paltz. 1,300

JUDGMENTS.

Baker, Nathan—John R. Bryce. 226
Burhans, Francis, et al.—Wm. McKillip. 126
Cronk, Henry H., et al.—Cornelius B. Harrison. 235

NEW JERSEY.

ESSEX COUNTY, N. J.

REAL ESTATE CONVEYANCES.

Table listing real estate conveyances in Essex County, N.J., including names of parties and property addresses.

REAL ESTATE MORTGAGES.

Table listing real estate mortgages in Essex County, N.J., including names of mortgagors and mortgagees.

CHATEL MORTGAGES.

Table listing chattel mortgages in Essex County, N.J., including names of parties and descriptions of property.

JUDGMENTS.

Table listing judgments in Essex County, N.J., including names of parties and amounts.

HUDSON COUNTY, N. J.

REAL ESTATE CONVEYANCES.

Table listing real estate conveyances in Hudson County, N.J., including names of parties and property addresses.

Table listing real estate conveyances in Passaic County, N.J., including names of parties and property addresses.

REAL ESTATE MORTGAGES.

Table listing real estate mortgages in Passaic County, N.J., including names of mortgagors and mortgagees.

CHATEL MORTGAGES.

Table listing chattel mortgages in Passaic County, N.J., including names of parties and descriptions of property.

JUDGMENTS.

Table listing judgments in Passaic County, N.J., including names of parties and amounts.

PASSAIC COUNTY, N. J.

PATERSON REAL ESTATE MORTGAGES.

Table listing Paterson real estate mortgages, including names of parties and property addresses.

PATERSON CHATEL MORTGAGES.

Table listing Paterson chattel mortgages, including names of parties and descriptions of property.

Table listing Paterson judgments, including names of parties and amounts.

PATERSON JUDGMENTS.

Table listing Paterson judgments, including names of parties and amounts.

MARKET QUOTATIONS.

Our figures are based upon cargo or wholesale valuations in the main. Due allowance must therefore be made for the natural additions on jobbing and retail parcels.

Table of market quotations for various goods, including cargo afloat, fire brick, cement, and doors/windows/blinds.

Table of market quotations for fire brick, including Scotch and American brands.

Table of market quotations for cement, including Rosendale and Portland brands.

Table of market quotations for doors, windows, and blinds, including dimensions and prices.

Table of market quotations for doors, windows, and blinds, including dimensions and prices.

Table of market quotations for glazed windows, including dimensions and prices.

cc. means counted checked—plowed and bored for weights.

Table of market quotations for hot bed sash glazed windows.

Table of market quotations for outside blinds, including dimensions and prices.

Table of market quotations for inside blinds, including dimensions and prices.

Table of market quotations for window frames, including dimensions and prices.

Table of market quotations for foreign woods, including Cedar, Mahogany, and Rosewood.

Table of market quotations for foreign woods, including Cedar, Mahogany, and Rosewood.

Satinwood, Tulipwood, Lignumvitae, small, Lignumvitae, large.

GLASS. Duty.—Window—Polished. Cylinder and Crown, not over 10x 15in., 2 1/2c. sq. ft.;

WINDOW GLASS, Prices Current per box of 50 feet. SINGLE. 6x8-10x15, 11x12-16x24, 18x22-30x30, etc.

DOUBLE. 6x8-10x15, 11x12-16x24, 18x22-30x30, etc.

Sizes above—\$10 per box extra for every five inches an additional 10 per cent. will be charged for all glass more than 40 inches wide.

GREENHOUSE, SKYLIGHT AND FLOOR GLASS, Per square foot, net cash. 1/4 Fluted plate, 1/2 Rough plate, 3/4 Rough plate, etc.

HAIR—Duty free. Cattle, Goat.

IRON. Duty.—Bar, 1 to 1 1/2c. sq. ft.; Railroad, 70c. sq. 100lb Boiler and Plate, 1 1/4c. sq. ft.; Sheet, Band, Hoop and Scroll, 1 1/4 to 1 1/2c. sq. ft.; Pig, 57 sq. ton; Polished Sheet, 3c. sq. ft.; Galvanized, 2 1/2c. sq. ft.; Scrap Cast, \$6 sq. ton; Scrap Wrought, \$8 sq. ton—all less 10 per cent. No Bar Iron to pay a less duty than 35 per cent. ad val.

Pig, Scotch, Coltness, Gartscherrie, Glengarnock, Eglinton, American, No. 1, American, No. 2, American, Forge, Bar, refined, English and American.

Store prices, cash. Bar, Swedes, ordinary sizes, Bar, Swedes, nail rod.

BAR—Common. 1 1/2 to 6x1 flat, 1 1/2 to 6x1 1/2 and 5-16 flat, 1 1/2 to 6x1 1/2 and 5-16 flat, etc.

BAR—Refined. 1 1/2 to 6x1 flat, 1 1/2 to 6x1 1/2 and 5-16 flat, 1 1/2 to 6x1 1/2 and 5-16 flat, etc.

Rods—5/8 to 1-1/2 round and square, Ovals—1/2 half ovals and half rounds, Bands—1 to 6x3-16 No. 13, Hoop, Horse Shoe—1/2x3/8 to 1/2x5/8, Scroll, Angle iron, Tee iron, Sheet, Russia, asto assortm't (gold), Sheet, singles, doubles and trebles, common, Sheet, double and trebles, charcoal, Sheet, galvanized, Rails, American steel (at mills), Rails, American iron (at mills).

LATH—Cargo rate.

LIME. Rockland, common, Rockland, finishing, State, common, cargo rate, State, finishing, Ground, Add 25c. to above figures for yard rates.

LUMBER. Prices for yard delivery, average run of stock.

Allowance must be made on one side for special contracts, and on the other for extra selections.

Pine, very choice and ex. dry, M ft., Pine, good, Pine, shipping box, Pine, common box, Pine, common box, 3/8, Pine, tally plank, 1 1/4, 10in., dress'd ea., Pine, tally plank, 1 1/4, 2d quality, Pine, tally planks, 1 1/4, culis, Pine, tally boards, dressed, good, Pine, tally boards, dressed, common, Pine, tally boards, culis, dressed, Pine, strip boards, merchantable, Pine, strip boards, clear, Pine, strip plank, dressed, clear, Spruce plank, dressed, Spruce plank, 2in, Spruce wall strips, Spruce timber, Hemlock boards, Hemlock joist, 2 1/2 x 4, Hemlock joist, 3 x 4, Hemlock joist, 4 x 6, Ash, good, Oak, Maple, cull, Maple, cull, Maple, good, Chestnut, Cypress, 1, 1 1/2, 2 and 2 1/2 in, Black Walnut, good to choice, Black Walnut, 3/8, Black Walnut, selected and seasoned, Black Walnut counters, Cherry, good, Whitewood, chair plank, Whitewood, inch, Whitewood, 5/8in, Whitewood, 3/4 panels, Shingles, extra shaved pine, 18in, Shingles, extra shaved pine, 18in, Shingles, extra sawed pine, 18in, Shingles, clear sawed pine, 18in, Shingles, cypress, 2 1/2 x 6, Shingles, cypress, 3 x 6, Yellow pine dressed flooring, Yellow pine girders, Locust posts, 8ft, Locust posts, 10ft, Locust posts, 12ft, Chestnut posts, Cargo rates 10 per cent. off.

PAINTS AND OILS.

Chalk, China clay, Whiting, gilders, &c., Whiting, common, Paris white, Eng. (gold), Lead, white, American, Lead, white, American, dry, Lead, white, American, in oil pure, Lead, red, American, Litharge, American, Ochre, French, dry (gold), Venetian red, Eng'sh (gold), Venetian red, American, Venetian red, English, Tuscan red, English, Turkey red, English, Indian red, English, Vermilion, Arn. Quicksilver (gold), Vermilion, English, Carmine, American, gold, Chrome, yellow, genuine, dry, Orange Mineral English, gold, Paris green, pure, dry, Putty, pure, Sienna, raw (American), Sienna, Italian crude, Sienna, Italian lump, Sienna, Italian powdered, Umber, American, raw & pow'd, Umber, Turkey, crude, Umber, lump, Umber, powder, Black, lamp, coach, Black, lamp, ordinary, Black paint, in oil kegs, Black paint, in assorted cans.

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STONE.—Cargo rates, delivered at New York.

Amherst freestone, in rough, Berlin freestone, in rough, Berea freestone, in rough, Brown stone, Portland, Ct., Brown stone, Belleville, N. J., Granite, rough, Canaan marble, Dorchester, N. B., stone, rough, (currency).

BLUE STONE.

Drain stone, Flag, smooth, Flag, rough, Flag, smooth, 4 and 4.6, Flag, rough, 4 ft., Flag, large, promiscuous, Curb, 10in, Curb, 12in, Curb, 13in, Curb, 14in, Curb, 15in, Curb, 16in, Curb, 18in, Curb, 20 extra, Curb, 20in, Curb, New Orleans, 4in., in wide, Corners, 16in, Sills and lintels, Sills and lintels, fine quarry cut sills, Coping, 11 to 18in. wide, Coping, 20 to 28in. wide, Coping, 30 to 36in. wide, Gutter, 12in, Gutter, 14in, Bridge, Belgian, Bridge, thick, Bridge, thin, Bridge, 16in, Bridge, 20in, Steps, 8in, Steps, 7in, Steps, 6in, Steps, door, per in. wide, Platforms, promiscuous, 4in., 40 to 100ft., Platforms, promiscuous, 4in., 40 to 100ft., Platforms, promiscuous, 5in., 40 to 100ft., Platforms, promiscuous, 6in., 40 to 100ft., Platforms, promiscuous, 6in., 40 to 100ft., Common building stone, Base stone, 2 1/2 ft. in length, Base stone 3ft. in length, Base stone, 3 1/2 ft. in length, Base stone, 4ft. in length, Base stone, 4 1/2 ft. in length, Base stone, 5ft. in length, Base stone, 5 1/2 ft. in length.

NATIVE STONE.

Common building stone, Base stone, 2 1/2 ft. in length, Base stone 3ft. in length, Base stone, 3 1/2 ft. in length, Base stone, 4ft. in length, Base stone, 4 1/2 ft. in length, Base stone, 5ft. in length, Base stone, 5 1/2 ft. in length.

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No. 1, No. 2.

IN PLATES.—Duty, 1.1-10c. sq. ft.

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ZINC, Duty, sheet, 2 1/2c.

Sheet, cask, open.

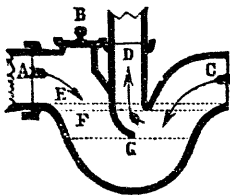
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