

# REAL ESTATE RECORD

## AND BUILDERS' GUIDE.

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C. W. SWEET,

Nos. 345 AND 347 BROADWAY

### DANGER SIGNALS.

It is not pleasant to perform the part of the skeleton at the feast, but the old Egyptian custom had its uses. We are in "booming" times. Prices are rising; everybody is hopeful and happy; the "set-backs" of the market are for small amounts; the advances are for large figures, and the wisest and most conservative admit that for the rest of this year, at least, we shall have a "bull" market in everything. But it is well even in these flush times to look at the other side of the question—to scan the horizon closely so as to see if there is any cloud overhanging the business community, and this we propose to do, for we are convinced that, temporarily, there will be some disappointment, especially among builders. From what we hear we judge that the sale of new buildings has not equalled the expectations of those who have put their money into ventures of this kind. The speculative demand for lots last spring, upon which to erect houses, put up the market value not only of land on the central zone of the city, but also advanced the price, as we showed last week, of all the materials which enter into the construction of a house. Bricks, lumber, lath, hardware, nails, and more especially labor, all command higher figures than they did last spring, so that the builder, who was eager for business, and willing to work on a narrow margin, found that the advance in the price of material and labor put him in debt in all buildings for which he had contracts. Masons and carpenters, that is, the employers, have not found a very large profit in the year's business thus far owing to the advancing tide of prices going beyond their estimates made last spring.

Then there has been another disappointment. While some houses have been sold, undoubtedly a great many remain in the hands of the builders and promoters, as yet without bidders, much less occupants. The present upward movement is in strong hands and everybody is confident of the future, and hence it is not difficult to obtain money to carry houses for a few months, until they are sold, but the buying movement has hardly commenced as yet, and we apprehend that the demand for houses will not be active until next spring. In their eagerness for business builders have taken low contracts and have, for the present at least, overstocked the market. We judge there are a number of bargains for those who have ready money and who wish to buy new houses. We are sure that we are justified in recommending anybody who wishes a house or who wants to put his money where it will be certain of an advance, to buy any of the new houses now in the market in this city. There must be a margin of twenty per cent. within a year's time

But apart from the building trade there are other indications that by next spring we may find that there has been an over-production in many departments of business. It is ominous that cotton goods are very cheap, that worsted goods have not the ready sale it is supposed they would have. There has been a halt, and the cause is not very difficult to seek. The people who consume cotton goods are not in a position to purchase. It should be remembered that the great spending class is the working class; it is the people who toil ten hours a day for six days in the week, and who depend upon their weekly wages. This class, while better paid than last year, has not the same income that it had before 1873. There have been many theories put forward to account for the dull times after the panic of 1873, but the most comprehensive one has been overlooked. The employing class very naturally believe in low wages, but a moment's consideration will show that while low wages is an excellent thing for the individual employers, it is a very bad thing for the employers as a class. The wage-receiving class comprise the immense bulk of the community. The capitalists and the employing class are, after all, a mere fraction of our total population. Unless wages are high there is little money to spend, and hence no great demand for either the necessities or luxuries of life. Up to 1873 it was estimated that there were eight million of workers, men and women, in this country who received on an average fifteen dollars per week. By the years 1875 and 1876 wages had been reduced one-third, and probably more. If the whole of the eight million were kept employed, which they were not, it would follow that as wages had been reduced on an average from fifteen to ten dollars per week that the wages fund would be forty million dollars per week less than previous to 1873. Now, forty million dollars a week makes an enormous aggregate for the year. It is probable that the amount of wages paid out is far less than our figures, and that there was a difference of fifty to sixty million dollars a week received by the working classes proper. This, of course, would mean a smaller consumption of all manufactured articles, both foreign and domestic, and this one fact explains the dullness of trade from 1873 to 1878. We cannot expect a very wide consumption of goods until the great bulk of the community of common people are in receipt of better incomes. There has been some improvement. A great many more are employed than in 1876 or 1877, for instance, but the return of better times has been anticipated by the employing classes, and they have set to work producing goods for which we fear they will find in time there is no immediate market. There being an abundance of money, and prices beginning to rise, all who had the means or credit have rushed at once into producing. They have put up the price, first, of iron, and then of all the other metals. Every article which enters into consumption has steadily appreciated in value, and that in advance of the ability of the country to consume. Substantially, we are on a hopeful or credit basis in all our productions except, perhaps, in the matter of iron, steel and the associated metals, for there is a real demand for railroad iron. But we would not be surprised to find by next April or May that the workers in

copper, tin, lead, spelter and zinc would find that they had over-stocked the market temporarily. It should be remembered that our facilities for production are enormous. All the mechanical inventions of the last few years have been in the direction of greater economy of labor and increased efficiency. It is not, perhaps, wise to say that there can be an absolute over-production, but it is quite clear that the ability to consume does not keep pace with the modern ability to produce manufactured articles. It is idle to say there are too many shoes or too much clothing, when so large a proportion of mankind are compelled to use but few shoes and little clothing. The problem for the social philosopher is how to increase the ability to consume, and that can only be done, so far as we can see, by the increase in the means of the wage receiving class. We all are familiar with the stimulus to prices by government purchases during the civil war, when substitutes were receiving from three hundred to nine hundred dollars apiece; when the government was the great purchaser of materials of war and worsted goods. Then times were indeed flush. Everybody was making money. But the government is not now a large purchaser, nor has any power in the community equivalent taken its place. It follows that we have got to look forward to the day when the laboring classes—people who are in the habit of receiving wages and salaries—will be in a position to consume more than they do now. Builders judge right in supposing that people who have made money in stocks will want houses and lands. Real estate we regard to-day as among the best of purchases, because the great middle classes who have made money by the rise in prices, and the appreciation of bonds and stocks, will want better residences by and by. Fifty thousand dollars wisely invested in real estate to-day will probably be worth a hundred thousand by the close of the year 1880. One cannot very well make a mistake at the present rates, but we do anticipate some disappointment to the manufacturers who are now producing so abundantly, upon the supposition that there will be as ready a sale for their goods as there was previous to 1873. This will come in time, when land and labor command higher prices than they do now; but the real prosperity of the manufacturing class, the producers of all kinds of goods, will come after and not before the movement in land and labor. The farming class, especially at the West, will be our heaviest purchasers this year, and there will be an increased consumption in the East because more people are employed and wages are better, but we must expect to see a "set back," indeed several of them, in trade, until such time as land and labor are worth more than at present. We look for a steady appreciation in all manufactures of metal, wool and cotton goods, leather and the like, but we also expect that at times there will be depression, waiting for a market, and probably lower prices, in short, some such experiences as we are now passing through in regard to cotton and woollen goods.

It should also be remembered that these times differ from the paper money era, in one very important respect. Then the "booms" were exclusively on fresh issues of paper, while now it is gold and silver, which is the basis of our prosperity

There has been a real and very large addition to our currency by the retention of our bullion usually exported and by the importation of gold and silver from other countries, and this is quite as potential as paper issues in advancing prices. A check, however, to the importation of gold will chill all the markets and this will certainly come before spring. The production of gold and silver or its importation is self-limiting. Not so paper issues, which are limitless. Hence the present advance in prices is liable to "set-backs."

All in the building trade would be well to make haste slowly; not to be too confident, and not to over-produce. Supply the market, but don't be found in the Spring with too large stocks on hand.

#### THE GIST OF THE MARKET.

During the week closing to-day there has been considerable activity in the offices that centre in and around the Real Estate Exchange. When, however, we speak of activity it should be distinctly understood that in using this word we do not desire it be considered synonymous with the "boom" that has in some way or other nestled in the brains of many business men recently. There is activity in the real estate market, owing to the desire of many solid capitalists to invest at ruling prices, but not for the purposes of speculation. Here and there an exception may be met with, but, as a rule, it will be found that investors who now come to the front with their hard cash place their money in the soil, after having struck very hard bargains. Confidence, it is true, is being rapidly restored, but it should not be all at once forgotten that it needed all of this restoration to recover from the terrific shock it experienced during the past few years, in order once more to invite the surplus or idle capital of corporations and individuals to the real property of our city and suburbs.

The history of the market, as detailed in another column, fully illustrates the views here expressed. There have been public and private sales of property during the past few days, all of significance for the quiet observer of the progress of events in our midst. Notable among these sales is the purchase of the four lots on the corner of Fifty-fourth street and Fifth avenue by Mr. Powers, for \$200,000 cash, and yet if the same amount of money were offered to-day for the two lots on the block below, viz., on the corner of Fifty-third street, there would be no sale. The Stevens, in fact, ask \$210,000 for these two lots, and they have been held at that price ever since the last sale on the avenue was made to Mr. Vanderbilt. It might be said that in the face of the sale to Mr. Powers the price at which these lots are held is exorbitant and yet when it is remembered that there are only twelve vacant lots for sale on the avenue, below Fifty-ninth street, there will be found any number of persons ready to proclaim that the Stevens price is not too far out of range.

Here and there, of course, while the market is rapidly becoming convalescent, during the restoration of confidence above alluded to, there are surprises to be met with as well on a seller's side, who makes an exceptional profit, as on the part of a purchaser who strikes a very favorable bargain. Though these exceptional cases should be regarded as the result of extraordinary individual causes, their effect, nevertheless, tends to show an activity which the real estate market has not known for some time back. We allude particularly to the sale of two Fifth avenue lots, between Sixty-fifth and Sixty-sixth streets, by George Bliss, Esq., for \$70,000—lots which he purchased in January last for \$43,000 from Mr. E. W. Stoughton, the American Minister at the Court of St. Petersburg, and purchased them, too,

it is said, by cable. This, as well as the Powers purchase, must be regarded among the sensational events of the week. That the market is, however, in the fullest meaning of the word strong, considering the ordeal it has passed through, is not denied, even by the shrewdest of investors and brokers. As a matter of curiosity, a representative of THE REAL ESTATE RECORD requested, during the present week, several gentlemen to give their views on the market for the purpose of publication in these columns, and they are hereby furnished for general information without being either added to or changed in the least.

Mr. R. C. Ferguson (speaking after the Phillips sale of the King estate), said: "The four Eighth avenue lots sold quite cheap. One of the shrewdest men in the market, Mr. James Rufus Smith, offered \$5,900 for them, but they were knocked down to Lespinasse & Friedman for \$6,000. The four lots on the Seventh avenue, bought by Van Rensselaer Cruger, were reasonable, but not so cheap as the Eighth avenue lots." Referring to the Powers purchase, Mr. Ferguson said: "His lots are very cheap. He ought to have paid more money for the corner lot. The people of New York have not even begun to appreciate the value of our Park surroundings. Wherever I turn, however, I find evidences of higher prices for real estate, and according to my opinion the market will be stronger yet before the winter is over. There are, for instance, in One Hundred and Sixteenth street, between Fifth and Sixth avenues, six lots, and one on One Hundred and Seventeenth street, for which I have offered \$20,000. The holder wanted \$23,000 for them, and I am satisfied he will get it before the winter is over."

A well-known resident of Brooklyn, who has considerable money invested in New York real estate, said, after the King sale: "Everybody is satisfied with the result of this sale, and I consider that the bidding was quite spirited. I have lots right in the rear of the lots sold to-day on One Hundred and Nineteenth street, west of Eighth avenue. I have been offering them all along for \$2,000 a piece, but since this sale I have raised the price on them to \$2,200."

Richard V. Harnett, taking a general view of the market, said, yesterday, "the market is fair; parties who are purchasing real estate now are paying all cash. The rule is to buy for investment, not for speculation. The rapid increase in the prices of building material will, however, have a great tendency to create a scarcity of houses which may result in a slight advance in rents next Spring. There is no necessity for 'booming' this market, as parties that have been carrying vacant lots for a number of years are just now quite disposed to meet the views of buyers."

Cyrus Clark, a gentleman who may be regarded as an expert in real estate, gave his opinions in the following terms: "This market has improved during the year, with every indication of further improvement, owing to the general revival of prosperity on the one side and the successful working of rapid transit on the other. Wall street just now is the centre of attraction, and there appears to be a disposition to deal in things of a fictitious nature, but before long this tendency will be reversed, people will be found dealing more generally in matters of real value."

#### THE FUTURE OF THE STOCK MARKET.

The intimate relation between the financial condition of the country, and the demand for real estate must be our excuse for discussing other questions than those affecting the price of land. It is well known that if money is made in the stock market and general trade, that there follows, as a matter of course, a revival of interest

in realty. If there are losses in the general business of the country, real estate suffers. Everyone realizes that the "boom" in the stock market will be followed by an advance of values in the real estate market. Everything which adds to the prosperity of the city of New York, will, in time, give a value to our houses and lands in and near the city. Stock values continue to advance. Persons who deal in securities are much richer to-day than they were last week, or the week before last, and there is enough room for a still further advance. All six per cent. stocks and bonds will be worth par; seven per cents will go from 112 to 116; eight per cents 125 to 135 and so on. Hence, we do not believe that prices, as yet, are high. The market will be "bull" the rest of this year, but as prices approach the figures we have mentioned, it is evident that operators will become more and more careful, and there will be less done in stocks. Then the process of absorption has commenced. It is believed that there are fewer shares of good stocks in Wall street to-day than there was six months or a year since. That is to say, the investing public after having absorbed the government bonds, has put its money into stocks and bonds reasonably certain of six and seven per cent., and has taken them out of the "street." This absorption of good securities has led to the demand for second and third-class stocks and bonds which has been so marked a feature of the street for the past few weeks. It will be remembered that, east of the Mississippi, no new roads are being constructed. West of the Missouri, it is understood, that there are twelve thousand miles of railroads called for, but not more than five thousand can be built within a year, owing to the lack of railroad steel and iron. It follows that as the process of absorption goes on there will be fewer securities to deal in upon the Stock Exchange. Prices will be higher, and the market will be somewhat duller, because there is a figure that even the most reckless operators will not dare to pass. But we will reach those figures sometime this winter.

What next? Why this speculative fever will overflow, nay, is overflowing, into mining shares and miscellaneous securities, such as gas and insurance stocks, bank stocks, express stocks and real estate, but realty will come last of all. In the meantime we are about to have an open Board of Brokers, the sessions of which will extend from nine o'clock until four in the afternoon, and dealings will be permitted in ten and twenty shares of stock. We think the regular Stock Board has been unwise in not giving facilities for dealing in all the minor securities, similar to the English and French Stock Exchanges. The mistake has been in not dividing the interest in the Stock Exchange and recognizing the fact of specialties in certain lines of securities. Instead of selling insurance stock, bank stock, gas stocks, and the like, at auction sale, these together with mining securities ought to be dealt in at the regular Board. But the Exchange itself should be sub-divided. Certain brokers would naturally be experts in mining securities; others in insurance, and others again in gas stocks. Manufacturing stocks would have their call and so on with all the entire list of incorporated companies. They should all be represented on the regular Stock Exchange and all get the attention due their merit. But the great operators of the street, dealing, as they have done, entirely in railway securities, have so limited the action of the Stock Board that it has forced the organization of a Mining Board, and now an open Board of Brokers, both competitors, when they might form a part of the parent Board.

The regular stock operator discourages investments in anything else than railways, because it confuses his business. The broker can borrow on New York Central, Rock Island or the coal stocks, but he is put out when an order comes in from a

customer for mining or any securities upon which he cannot borrow money. The Exchange was on the right track when they had a government department and a gold department, and if a new building is constructed the members of the Stock Exchange would be wise if they had a number of rooms in which mining shares, gas and insurance shares, stocks of incorporated companies, and, in time, foreign securities could be dealt in. The day cannot be distant when the securities of other nations will be bought and sold on this market. The time will come when New York will be subscribing for Russian loans and extending aid to countries potentially rich but in need of ready money, and the New York Stock Exchange should have foresight enough to provide for a possible business of this kind.

But the immense absorption of railroad shares and bonds will necessarily create formidable rivals to the Stock Exchange. The Mining Board promises to be one and the open Board of Brokers will be another. The latter will be popular because the old customers of the "Bucket Shops," those who wish to deal in five, ten and twenty shares, can do so, but this new organization will make a mistake if it does not encourage business in other securities than those dealt in on the regular Board. It is safe to predict that after the close of this year business in railway securities will fall off largely, due partly to the absorption of the best stocks for investment purposes, and these not replaced by any new securities of equal value or consideration and also to the greater market value of those which remain to be dealt in, for the high figures will repel prudent investors, and hence the market by spring may be dull and high.

#### OUR POLICE.

No citizen, interested in the welfare of the metropolis, can view without alarm the attacks made in the public press upon the police of the city of New York. Not but that the police are open to criticism, if not censure. Our whole Police Department needs reform. It should have one responsible head, and he, with all his subordinates, should be removable only for cause and after a fair trial. The most alarming phase of the public discussion is the angry tone of the press respecting the use of the club. It should be remembered that New York is full of dangerous characters. The roughs from all parts of the country, indeed, from all parts of the world, find their way here, and it will not do for the respectable press to co-operate with the dangerous classes in "bulldozing" the police of this city. Granted, that Captain Williams is a brute; granted, that in some cases, the club is used too freely, and that innocent men are sometimes insulted and beaten; still, it is better that an occasional accident of that kind should occur than that the whole force should be demoralized by the attacks of the press, so that they dare not use their club upon even drunken and murderous ruffians, whom it is the business of the police to make war against. The most alarming feature of the whole case is the stolid indifference of the public. Our city affairs are really in a bad way. We are entering upon a prosperous era in business, and so long as they are making money, we fear that our respectable classes will let the politicians run the machines and the city government without let or hindrance. We are willing to put upon record the prediction that the misdeeds of the Tweed ring are about to be recommitted in the city of New York. There is the same incentive to plunder; the same lack of organization of respectable citizens; the same stolid indifference which led to the ring frauds of the Tweed, Sweeny and Connolly combination, and the hopelessness of the situation is, so far as the

public is concerned, that there seems to be no prospect of reform. If Robinson is elected, the police will be run in the interest of Mr. Tilden as a Presidential candidate; if Cornell is chosen Governor, the Republicans will take possession of our Police Board, and Tammany will be reinstated in power. But such a thing as reform in the city government, and especially in the police, is not promised by either party, nor can we see that it is even demanded by the press or public. And yet the city is in a dangerous condition, with a corrupt Police Board and a demoralized force, and the press doing what it can to array public sentiment on the side of the disorderly classes.

#### NARROW HOUSES.

One of the results of the greater liberty of choice in locations, due to rapid transit, will be the erection of larger and more comfortable houses. Foreigners are surprised at the accommodations furnished by narrow houses in New York City. Our builders are famed throughout the world for crowding into small spaces more conveniences than any residences of the kind in Europe or America. The internal economy of a sixteen and eighteen foot front house in one of our fashionable streets is really something remarkable, but if land becomes more plentiful from which to choose, and if, again, our wealthy class can afford grounds surrounding its houses, people will not be satisfied to live in very narrow apartments. Hence the metropolitan houses of the future will probably be far more roomy than have been those erected during the horse car era. Some of the apartment houses have erred in this respect in making the living apartments too small. Americans do not like to be cramped or confined. Spaciousness, a sense of largeness, usually accompanies all the ideas of the typical American. Indeed, one of the attractions of the great apartment houses is their vastness, but the rooms also must be large to satisfy our people. If any one will contrast a modern American hotel with some of the palaces of the old world, they will find that our buildings, erected under Democratic auspices, are more palatial than the foreign residences of kings. There is nothing so fine in Europe as the Palace Hotel of San Francisco, and we warn builders that hereafter they may not find so ready a sale for twelve and fourteen foot front houses as they have in the past. Give us room.

#### IMPROVING RAPID TRANSIT.

People who live up-town are beginning to grumble at the increased time necessary to reach their homes from the lower part of the city by the elevated roads. On Third avenue, numerous new stations are being erected and it is impossible to make good time with the repeated stoppages on the line of the road. What is now evidently needed is an additional couple of tracks for through trains, or else a road on top of the present elevated road, for through traffic. Of course, another tier of railroad would involve elevators, and these indeed ought now to be provided at regular intervals throughout the city. Women and aged persons object to the toilsome walk up stairs to the elevated road cars, but were a still higher road erected, to run through trains or trains that would stop at intervals of every mile, then a steam elevator would be necessary and a great accommodation not only to those who wish to go by the more rapid transit, but would be made use of by women and others to reach the present platforms of the elevated roads.

It is worth remembering that when rapid transit was first proposed, there was a scheme, strongly backed, called the third tier plan. It involved a horse car on the ground for short trips, a second story, corresponding to our pres-

ent elevated roads, and another tier on top, for more rapid transit. On the east side a rapid transit road, such as we have indicated, could make five or six stops from the Battery to the Chatham square, or perhaps Grand street, but after that the trains might stop at Fourteenth, Forty-second street, Fifty-seventh street, and then at intervals of, say, every half mile to the upper part of the city.

The Metropolitan or West Side elevated road connects with the Boston & Montreal steam road, now being constructed north and east. Indeed, the trains on this road will run to Brewster's Station, from High Bridge, before the close of this year. By next summer there will be a demand from persons living between the Harlem River and Lake Mahopac for some means of coming down town by the Metropolitan road. The frequent stoppages, however, will be the objection and hence we urge the elevated roads to take into serious consideration the wisdom of an additional tier, to accommodate the long distance travel. The upper limit of the Twenty-fourth ward could by this means be made within thirty-five minutes of Rector street. It would give an immense impetus to the value of property in the Twenty-third and Twenty-fourth Wards if this were effected. There are many other respects in which our rapid transit could be made more rapid and additional accommodations furnished the public. We are only in the infancy, as yet, of our means of local steam inter-communication.

#### ANSWERS TO CORRESPONDENTS.

*Editor REAL ESTATE RECORD:*

What is your opinion of the course of prices in Jersey? Will there be an enhancement of values? How about the Palisade region, Nyack, Rockland Lake, and so forth? QUERIST.

ANSWER.—Jersey property will, of course, feel the impulse of the times, and will be more firmly held. It is not to be disguised, however, that rapid transit in New York will prevent the usual overflow from the metropolis into New Jersey. Our west side, the north end of the island, and the other side of the Harlem River will now be built up much more rapidly, and there will be fewer to emigrate to the numerous towns and villages on the other side of the Hudson. But still the great manufacturing industry of this region will find its place in the suburbs around Newark Bay, and the rivers which pour into the lower New York Bay. The Hackensack, Passaic, and Raritan will be the scene of busy manufacturing activity, and this, with the great railway lines leading to Jersey City, will keep up the price of real estate, and even advance it beyond the figures of the last few years. The value of Palisade property will depend much upon the proposed tunnel under the North River. When that is constructed, it will afford a chance for speculation in Palisade property. It will be possible then to reach an elevation of six hundred feet above the sea level within two hours of New York, and then the magnificent views on the west bank will give a permanent value to property which can now be procured very cheap. It is not generally known, but is nevertheless true, that a company is now building a road from Jersey City to Albany. It will probably be finished before eighteen months are over. This road will run west of the northern road, which terminates at Nyack, and will be less than a mile from Rockland Lake. Indeed, it is already, we understand, open to Haverstraw. The tunnel through the West Point region is about completed, and before the public is aware of it there will be a new railway route to Albany, in opposition to the Hudson River Railroad. It will probably catch a great deal of the southern travel for those who arrive by the southern railway lines to Jersey City, will prefer to connect directly

to Albany rather than cross the river to the Grand Central Depot. Hence, we look for quite a diversion of travel from the Hudson River Railroad. But this west-side road will bring in a larger amount of land for farming and building purposes, and it will call the attention of New Yorkers to property lying back of Nyack and around Rockland Lake. There are some charming locations for villas, as well as good business locations for manufacturing along the line of this road now being constructed from Jersey City to Albany.—*Ed.* REAL ESTATE RECORD.

#### EDITORIAL REAL ESTATE RECORD:

Is there no probability of an advance in Staten Island property? Surely, as the business population of the lower part of New York becomes denser, as the resident population are crowded further up-town, the unequalled advantages of Staten Island for residence purposes will be seen and appreciated. Staten Island is as beautiful as the Isle of Wight, and yet real estate is a drug, and people will not buy to settle on any part of it except the north shore. ISLANDER.

ANSWER.—Staten Island ought to be worth treble the price it could now be purchased for. What is needed is some comprehensive scheme of drainage to rid the island of chills and fever. The North Shore is so far the favorite place for residences, because the hills through the centre of the island shut off that portion from the malarious districts, south and west. Great lack of wisdom has been shown by the inhabitants in resisting any attempt to thoroughly drain the island. We agree with our correspondent as the business population becomes more dense on the lower part of New York, that many people will be tempted to purchase residences on Staten Island; but no one acquainted with the facts will advise their friends to live anywhere on Staten Island except on the North Shore. It is a real pity that this charming region cannot be reclaimed and made healthful. It ought to have ten times the population it has to-day, but it seems impossible to induce the property holders to consent to the necessary taxation to make the island healthful.—*Ed.* REAL ESTATE RECORD.

#### LEGAL DECISIONS.

##### MORTGAGOR—DOWER RIGHT OF INFANT MORTGAGOR.

The Supreme Court has decided the following: One M. desired to raise money to pay off certain mortgages executed by him prior to his marriage. This he succeeded in doing. The prior mortgages were, in fact, unsatisfied of record when the moneys were advanced on the new mortgages, although it was understood that such moneys should be, and they were in fact, applied to the payment of such prior mortgages, and they were thereupon satisfied of record. At the time of the execution of the new mortgages M. had married, and his wife, who was an infant, but which latter fact was unknown to the mortgagees, joined in the execution of the mortgages. The wife defends the foreclosure of the new mortgages upon the ground of her infancy at the time of their execution.

Judge Van Vorst decides that it is equitable and just that the prior mortgages, which were satisfied with the moneys raised on those executed by M. and wife, should be revived, so as to effectuate what was intended at the time, to-wit: the release of her dower right, and that the same should be postponed until the mortgages last executed are satisfied.

Dower is a moral right and, as such, is favored. But there is no reason why the wife's claim should be absolutely preferred to a mortgage executed before her right attached, and which was satisfied through moneys raised with the understanding that the person advancing the money should, in reality, have a lien, in so far as the dower right was concerned, equal to that which was discharged.

##### PROMISSORY NOTE—ACCOMMODATION ENDORSEMENT BY ONE MEMBER OF A FIRM.

The Supreme Court, of Michigan, recently determined the following:

Three persons were in co-partnership; one of the firm endorsed the co-partnership name for

the accommodation of third parties, who, in turn, delivered the note so endorsed for their accommodation to an execution creditor. The Court hold, that the execution creditor is, of course, not a *bona fide* holder, and must be supposed privy to all the facts. He knew he was taking the endorsement of the firm for a debt of a third person, and if the partner who endorsed the firm name had stated at the time that his firm was to or did receive some consideration for the endorsement, it could not bind his copartners. A partner's declarations may bind his associates in partnership matters, but not in concerns foreign to the partnership; and he cannot, by his mere admission or declaration, bring a transaction within the scope of the business when, upon the facts in proof, it appears to have no connection therewith.

##### WHEN SURETY WILL BE HELD LIABLE AS PRINCIPAL.

The Supreme Court of Missouri, in a recent case, say:

If one who is but a surety execute a note as maker, or accept a bill intending to be held as principal, and the security is so taken by the endorser, he may be treated in the character he assumed on the face of the transaction, notwithstanding the holder, when he received the security, was aware that the maker, or acceptor, had become so for the accommodation of the drawer of the bill or endorser of the note.

##### THE NEW BUILDING FOR THE LONG ISLAND HISTORICAL SOCIETY.

The Long Island Historical Society building on the corner of Pierrepont and Clinton streets, now approaching completion, will be an ornament to the city of Brooklyn. Without being pretentious in appearance, its entire construction at once reflects the purposes for which it is to be used. The three principal stories will be devoted to a lecture room, to a library and to a museum, the latter in the upper story. The walls, which are four feet thick and elaborately trimmed with terra cotta, are started on a bottom of Wyoming Valley stone—a greystone of excellent quality, which is susceptible of very fine carving. The brick of the walls are all laid in black oil putty instead of in black mortar. Along the front wall will be the heads of Michael Angelo, Beethoven, Columbus, Shakespeare, Franklin and Guttenberg, by Warner, of this city, and Bartlett, of Boston, both sculptors of repute. In the spandrels will be represented the various agricultural products of the country, such as Indian corn, wheat, etc., while all along there will be terra cotta panels. The entire structure is to be surmounted by an ornamental tower, 100 feet from the ground. The lecture room, will be finished in ash and cherry, the stained glass furnishing a most pleasing light to this story.

It should be added, in connection with a description of this building, that it is the first time that terra cotta has been used to any considerable extent in place of stone. The manufacture of terra cotta is in fact an entire new industry in this country. It was started two years ago in Chicago, and, owing to its being more and more regarded as an excellent building material, terra cotta factories have since been started in Boston and South Amboy, where the well-known Halls are constantly receiving large orders for this material. Mr. George B. Post, the architect of the Long Island Historical building, considers terra cotta the best fire-proof material extant, in fact he regards it as indestructible, and yet it is nothing but very hard-burnt brick, of extraordinary good quality.

Mr. David H. King, Jr. is the contractor for this building, the Halls of Perth Amboy, as already stated, furnish the terra cotta, and Mr. A. Schweizer supplies the iron work.

We have above merely outlined the leading divisions of the building, as they indeed form the principal room for the Society's requirements, but there are, of course, any number of officers' and directors' rooms in various parts of the building.

##### THE VANDERBILT METHOD OF BUILDING.

Not long since, Mr. Cornelius Vanderbilt made up his mind to rebuild the northwest corner of Fifty-seventh street and Fifth avenue. Two houses stood there which had to make room for the new palatial mansion which young Cornelius, the son of Wm. H. Vanderbilt, intends to erect there. His architect, Mr. Geo. B. Post, suggested that instead of selling the old material the houses be taken down, piecemeal, and

placed on the corner of Madison av. and Fifty-seventh st., where Mr. Vanderbilt had acquired a sufficient quantity of ground. The proposition was approved by the owner, and now Mr. David H. King, Jr., the builder, is constructing the new Madison avenue corner with the material of the old Fifth avenue houses, every part having been previously marked and numbered so as to fit in the same spot where it has done service before. The houses, according to this arrangement, are rapidly approaching completion at the saving of about fifty per cent. on the cost of construction.

##### COURTLAND STREET IMPROVEMENTS.

The site of the old National Hotel in Courtland street will be occupied shortly by a new fire-proof office building which will add still further to the increased facilities which that thoroughfare now offers to the multifarious business interests of this city. Located as this new building is, next door to the Coal Exchange, it cannot fail, when completed, to at once being occupied by tenants. It will be six stories high, covering a plot of ground 65x123, and will be fire-proof throughout. The front will be of Indiana lime stone, which has been tested as an excellent building material and quite pleasing to the eye. The ground floor especially will be elaborately ornamented and the upper offices will all have ample light and ventilation. The contract for the construction of this edifice has been entrusted to Jas. B. Smith, Proders & Co., a guarantee that the work will be well done. Mr. Geo. B. Post is the architect of this building, which belongs to the U. J. Smith estate.

##### THE VICTORIA HOTEL.

The Stevens Apartment House, on the corner of Fifth avenue and Twenty-seventh street, having changed hands, will be reconstructed as a hotel and on and after December 1st will be known as the Victoria. Mr. M. M. Stanley and Mr. Frank Wisley, formerly of the New York Hotel, are the new lessees. The entire building is to be remodeled. There always was a lack of light in this apartment house and, to remedy this, the partitions on all the floors will be removed, which will not only give more light but more air. The dining room is being enlarged and two other buildings on the Fifth avenue side are to be added. Fuller details of the reconstruction of this well known apartment house will be given in a future number of THE RECORD.

##### THE SALE OF MONTAUK POINT.

The great Indian reservation and peninsula, known as Montauk, the southeastern extremity of Long Island, on which stands the Montauk Lighthouse, containing 11,500 acres, including land and water, was sold at auction on Wednesday, for \$151,000, to Mr. Arthur W. Benson, President of the Brooklyn Gas Light Company. The sale took place at East Hampton, in the presence of a large number of people. The East Hampton people are rather disappointed at the result of the sale, as they reckoned on over \$300,000 being realized. It is thought that there will be little delay in furnishing this eastern end of Long Island with railroad communication, and making it a choice watering place.

##### AUTOMATIC PARLOR ELEVATOR.

One of the great centres of attraction at the Fair of the American Institute, around which a crowd is continually standing, is the Automatic Parlor Elevator, manufactured and exhibited by H. Y. Lazear, of No. 8 Gansevoort street. It is simple in its construction, acts noiselessly, is absolutely safe, is not liable to get out of repair, and in any building where the traffic is not enough to pay for the running expenses of a steam elevator, it is just the thing. A lady or a ten-year-old child can manage it with the utmost safety.

##### COUNTRY LANDS.

In connection with our list of reliable real estate agents, we are constantly receiving particulars from them of special opportunities to investors that occur in their respective districts, which we shall at all times be pleased to show to capitalists and others seeking investments; and for parties wishing to locate, we have particulars of several very eligible opportunities. Among them are some sent by our corres-

pondents at Woodstock, Ill., of several improved farms from 130 to 200 acres, which are offering at from \$30 to \$40 per acre.

MARKET REVIEW.

REAL ESTATE MARKET.

Since our last report, numerous sales were effected at the Exchange Salesroom. Besides other property, on Wednesday, L. J. Phillips sold for the estate of Geo. King (deceased) — one four-story stone front dwelling, with lot (26x93.4), No. 473 Fifth avenue, east side, 52 feet 6 inches south Forty-first street, to Mr. J. A. Morgan — not ex-Governor E. D. Morgan, as erroneously reported by the daily papers — for \$73,000; one four-story marble front store, No. 28 White street, north side, 50 west Church street, for \$10,000, to Lewis May; four full lots on the southwest corner of Eighth avenue and One Hundred and Ninth street, for \$6,000 each, to Messrs. Lespnasse & Friedman; and four full lots on the northwest corner of Seventh avenue and One Hundred and Eleventh street, for \$5,250 each, to S. V. R. Cruger.

The following private sales have been consummated: The plot of four lots on the southwest corner of Fifth avenue and Fifty-fourth street, 100 feet 5 inches on the avenue by 100 feet on the street, adjoining St. Thomas Church, has been sold for Mr. G. M. Groves, of the Bank of the Metropolis, by Mr. R. V. Harnett, for \$200,000 cash, to Mr. Hollis L. Powers. It is Mr. Powers' intention to erect on the above plot, on his return from abroad, where he is going for a time, a regal mansion, which will be unequalled for magnificence and beauty. Two full lots on Fifth avenue, between Sixty-fifth and Sixty-sixth streets, have been sold by Mr. George Bliss, of Morton, Bliss & Co., bankers, for \$70,000. Mr. Bliss paid \$13,000 for the same lots in January last.

Two lots on the northwest corner of New avenue and One Hundred and Twenty-third street have been sold for \$6,250 to Mr. Christian Blinn. Mr. John H. Deane has taken title to plot (175x10 11) on the southeast corner of One Hundred and Twenty-third street and Madison avenue, consideration, \$30,525. Messrs. Christie & Walker have purchased for \$39,500 the plot (220x100.11) on the southeast corner of One Hundred and Fourth street and Lexington avenue. Eleven three-story stone-front dwellings, No. 146 to 166 East Seventy-fourth street, and two similar dwellings, Nos. 1021 and 1023 Lexington avenue, have been sold by Henry Knickerbocker to Samuel K. Schwenk, of Philadelphia, Pa., for other considerations and \$104,000. In Brooklyn, Mr. Thomas H. Brush has sold twenty-seven four-story stone front stores and dwellings on Atlantic and Fourth avenues, for \$100,000, to Ex-Governor J. B. Page, of Rutland, Vt.

During the week, 16 plans, embracing 33 buildings, to cost \$233,600, have been filed.

The following are the sales at the Exchange Sales room for the week ending October 24:

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

Table listing real estate sales in New York City, including addresses, descriptions, and sale prices (e.g., \$8,700, \$10,550, \$9,000, \$1,000, \$3,547, \$4,000, \$40,000, \$11,600).

Table listing real estate sales in Brooklyn, including addresses, descriptions, and sale prices (e.g., \$17,575, \$10,600, \$8,500, \$32,750, \$4,460, \$6,500, \$750, \$3,700, \$4,900, \$4,200, \$5,925, \$4,500, \$10,450, \$10,000, \$5,000, \$73,000, \$25,000, \$21,000, \$24,000, \$3,850, \$395,057).

BROOKLYN, N. Y.

In the city of Brooklyn, Messrs. T. A. Kerrigan, J. C. Eadie and Jacob Cole have made the following sales for the week ending October 22:

Table listing real estate sales in Brooklyn, including addresses, descriptions, and sale prices (e.g., \$1,000, \$1,500, \$5,900, \$5,975, \$2,500, \$3,100, \$3,100, \$1,700, \$3,000, \$1,620, \$6,500, \$10,600, \$5,000, \$1,500, \$2,635, \$1,870, \$2,000, \$1,500, \$7,625, \$72,085).

BUILDING MATERIAL MARKET.

BRICKS.—On the general range, our quotations for Common Hard Brick remain about the same as last week, but they are exceedingly well supported and the market has a firm tone throughout. Arrivals have been somewhat irregular, but were they great or small buyers always appeared to be waiting, and the offering found a place about as soon as made. We do not see or hear of many indications of an accumulating stock in dealers hands. One or two have piled away a little and will continue to do so when they can find an attractive cargo for which there is no immediate use and have time to attend to it. This, however, very rarely happens, as the consumption is free and exhausts about all the sales made from day to day. Most of the reports from the points of manufacture are of a nature to convey the idea of a scarcity, and it is likely that the amounts carried over by the brick makers this fall will not show a remarkable fall aggregate, but still the quantity will exceed the predictions of a few weeks ago, as the very mild and open weather has prolonged the opportunities for production to a considerable extent. Pal- brick find the same ready sale so long noticeable, and are to some extent engaged ahead of arrival, with prices, naturally, quite firm and now and then working up a fraction. Fronts in fair average demand and well supported on value. We quote Pale, per M. \$10.00; 25; New Jerseys, \$1.75@1.35; Up-Rivers, \$5.25@5.50; Haverstraw Bay, \$5.50@6.25; favorite brands, \$6.50@7.50; Fronts, Crown-Brown, \$7.50@8.50; dark, \$8.50@9.50; red, \$9.00@9.50; Philadelphia, \$9.00@9.25; Trenton, \$21@22; Baltimore, \$24@25. Yard prices, delivery included, \$2.00@3.00 higher on ordinary and \$3.00 on fronts.

HARDWARE.—The volume of business continued full, and buyers now operating are somewhat hurried under the fear of some sudden increase in the cost of transportation. Orders cover all reasonable goods as well as some regular stock for supplies against future wants, jobbers and retailers appearing to feel confident of their ability to distribute a full amount. Assortments do not fill up as yet, and a great many dealers remain behind in their orders for want of stock to fill the bill. Values strong and the tendency still quite generally upward. The following recent changes may be noted:

The manufacturers of Wrought Hasps and Staples and Hooks and Staples have placed the discount at 60 and 40 per cent.

The manufacturers of Stair Rods have fixed the discount at 25 per cent. The Norwick Lark Co. have issued a new price list, with discount 61 per cent., and an additional 2 per cent. for cash. The price of genuine Chester Emery has been advanced 1 cent per pound.

The price of Trenton anvils is advanced to 100 cents per lb., and 1/4c. additions also made on Peter Wright's anvils.

Oliver Ames & Sons have made the following changes in the price of Shovels and Spades:—Nos. 522 @ 572, 598 @ 702, and \$38 @ 555 advanced 50 cents per doz., and Nos. 723 @ 816 advanced 75 cents.

The Old Colony Iron Co. have advanced W. Saunders' Cast Steel Shovels, D. Pratt and A. L. Reed's Steel Shovels and Spades, F. Stanley's solid Steel do., and C. Miller, Carr & Saunders' Iron do., 50 cents per doz.; also all Scoops, except Old Colony, 75 cents.

The manufacturers of Pump Chain have agreed upon the following prices: Ton lots and upward 8 cents per lb net, barrel lots and less than one ton, S. and half barrel lots and less than 500 lb., G. & H. Barrett have advanced the price of Files to 30 per cent. discount from the factory. Copper Rivets and Burrs have advanced to discount 30 per cent. Oilers are also higher; Tin and Zinc quoted 50 per cent. discount, and Brass and Copper 40.

On Sheppardson's Butts the discount has been placed at 10 per cent. Disston's and Nicholson's Files have been advanced to 25 per cent. discount. Wrought Brass Butts are now quoted 40 & 10 per cent. discount by Sargent & Co., and 45 by the Russell & Erwin Mfg. Co.

The American Screw Company announce the following new discounts on Wood Screws:

Flat Head Iron, 55 per cent. discount from list; Flat Head Brass, 40 do.; Round Head Iron, 40 do.; Round Head Brass, 25 do.

They also quote Rivets, Burrs, etc., as follows: Iron Black, Iron Tinned, Block and Carriage Rivets, 45 per cent. discount; Rivets in Bulk, 30 do.; Burrs, 30 do.; Philadelphia Pattern Tire Bolts, Philadelphia list, 70 do.; Bay State Tire Bolts, common list, 80 do.; Flat Head Iron Machine Screws, 60 do.; Round do. 60 do.; Flat Head Brss do., 35 do.; Round do., 20 do.; Taps for Machine Screws, 45 do.; Stove Bolts, 50 do.; Sink Bolts, 50 do.; Pointed Wires, 50 do.; Tapped Nuts, 25 do.; Hand Rail Screws, 40 and 10 do.; Coach Screws (by the keg 150 lbs.), 55 do.—with special additional discounts for large quantities.

LATH.—The market has not done quite as well as last week, but sellers lost nothing of a very positive character, and still appear to feel confident. Since the first of the month, a considerable amount of stock has come in, giving most dealers a pretty full supply, and as this week's arrivals again proved pretty full, buyers stood out for and gain fractional decline, sales making at \$1.40 @ 1.42 1/2 per M. The inside rate, we are told, however, was for somewhat undesirable quality, and, at the present writing, it is thought first-class stock could be sold at full former prices again. The local accumulation is not very full and must be increased for winter supply, and the out of town dependent points are still calling for rather large quantities than usual.

**LIME**—Business is still somewhat unsatisfactory to the general selling interest. An outlet is provided for about all the stock as it comes to hand, and some of the cargoes are sold to arrive, but competition among receivers holds in check any addition to cost as yet. The dealers in State lime report a somewhat better demand for their offerings, and a stronger and more cheerful tone to the market. Values do not positively increase, but outside figures are obtained with less difficulty, and especially on small lots.

**LUMBER**. It is a matter of some difficulty to secure "material" for a weekly report on this market at present, the position remaining very uniform. Indeed, throughout the entire season business has been unusually free from excitement or flurry, even in the face of the most "bullish" advices from primary points, and the improvements made here were of that slow, solid character which seems likely to make them more enduring. Our dealers, in most cases, seem to be holding their end up first rate in comparison with other branches of trade in the city, with good promises for the future and values on the majority of stuff well supported and some showing a tendency to further advance, and especially such as come under the influence of winter freight charges. The amount of stock in the city is gradually swelling into fair proportions though we find a few dealers who have concluded to make their accumulations rather smaller than originally intended by allowing some purchases to remain at primary point until spring. The export movement is slow and uncertain with more or less disappointment expressed by dealers who cater in this outlet.

Spring continues to be quoted firmly, with something of a tendency to increase in value on really desirable supplies. A large proportion of dealers and consumers using this class of lumber are in expectation of receiving ordered lots as a fair offset to their known wants, but buyers inquire for fine randoms and are willing to pay fair market rates for such. Agents say they do not expect many randoms, and none of a poor and undesirable grade during the balance of the season. The Eastern mills are all busy, and many will find it difficult to fully meet their orders. We quote at \$11.00@12.00 for random, possibly \$12.25@12.50 for choice lengths, in small cargoes, and \$12.50@13.50 for specials, the extreme for extra difficult.

White Pine shows no great change. The demand on home account has been fair, but the outlet offered on shipping orders not promising, with stocks very generally held at about former rates, firmly and confidentially. Indeed some holders have increased their limits to a parity of the cost in the interior, and are disposed to carry stocks unless they realize full valuation. We quote at \$16.00@17.00 per M for West India shipping boards; \$18.00@20.00 for South American do.; \$17@14 for box boards; \$15@16 for do, wide and sound, and timber to order at \$3@4.5 per M.

Yellow Pine remains in a firm condition, and the trade generally, speak hopefully. Some few dealers have been disappointed in securing certain expected contracts, and are inclined to grumble, but as a rule sales are making to quite as full an extent as could be expected at the season, and prices are pretty well maintained. There does not appear to be quite so much undesirable stock offering. We quote random cargoes at about \$18@22 per M.; ordered cargoes, \$22@24 do.; green flooring boards, \$23@24 do., and dry do. do. \$23@23. Cargoes at the South \$13@14.50 per M.; bowed timber, \$8.50@14.

Hardwoods are somewhat dull. There is a very good demand in reality, but it remains dormant for the time being, owing partly to the difficulty in finding really attractive goods, and in part to the extreme freight charges which the railroads are commencing to "tuck on," as the approach of Winter throws control of transportation more directly into their hands. We quote at whole sale rates by car-load about as follows: Walnut, \$7@8.5 per M.; ash \$3@3.50 do.; oak, \$3@4 do.; maple, 3@3.5; chestnut, 1st and 2d, \$3@3.50 do.; culls \$18@20 do.; cherry, \$4@7.5 do.; white wood, 1/2 and 3/4 inch, \$2@2.50, and do. inch, \$3@3.5 do.; Hickory, \$3.5@4.5 do. for Western, and \$6@7.5 for good nearby stock.

Yard distribution continues very good and comparatively general, and most dealers speak cheerfully. Values vary somewhat, according to momentary influences, but on the general range quotations unchanged.

From among the lumber charters recently reported we select the following:

A Br. barque, 410 tons, from Pensacola to River Plate, lumber, \$20 net; a Br. barque, 388 tons, from Wilmington, N. C. to Rio Janeiro, lumber, \$20 net; a barque, 455 M lumber, from Brunswick to Rio Janeiro \$20.75 net; a Ger. barque, 300 M lumber, from St. Mary's or Fernandina to River Plate, \$19 net; a schr, 157 tons, hence to Port Spain, white pine lumber, \$6, and back from North Side Hayti, logwood, \$5; a schr, 197 tons, from Portland to Montie, Guadalupe, shooks, &c., \$1.00; a schr, 350 tons, from Portland to Caibarien, shooks and heads, 31c.; a schr, 167 tons, from Wilmington, N. C. to Hayti, lumber, \$8.50, and back to New York, logwood, \$1.75; a brig, 177 tons, from Wilmington to Hayti, lumber, \$9; a schr, 179 tons, from Wilmington, N. C. to Cardenas, lumber, \$9, Spanish gold; a schr, 235 M lumber, from Savannah to New York, \$6.25; a schr, 130 tons, hence to St. Simon's Island, railroad iron, \$1.50, and back with lumber, \$6; a schr, from Philadelphia to Boston, 24 M lumber and railroad iron, \$8 and \$2.30; a brig, 375 M lumber, from Pensacola to New York, \$8; a schr, 231 tons, hence to Charleston, stone, \$1.50, and back with

lumber, \$5.75, and timber, \$9.75; a new schr, 350 M lumber, from Brunswick to New York, \$6; a brig 175 M lumber, from Wilmington, N. C. to New York, \$6.25; a schr, from Norfolk to Rockaway, juniper, ties, 7c.; a schr, from Norfolk to New York, juniper, ties, 7c.; two schrs, from Richmond to New York, oak ties, 14@16c.; a schr, from Richmond to Perth Amboy, oak ties, 17c.

**Exports of lumber from the port of New York:**

	This Week, feet.	Since Jan. 1, feet.
West Indies .....	530,269	19,531,570
South America .....	214,646	16,651,830
East Indies .....		5,127,149
Europe, Continent .....	87,000	4,839,860
Europe, United Kingdom .....	124,679	6,587,249
<b>Total .....</b>	<b>956,594</b>	<b>53,037,618</b>

**STATE.**

**ALBANY LUMBER MARKET.**

The *Argus* reports for the week ending October 21st, 1879:

Trade in the district up to Saturday last was rather quiet, but the shipments were large. To-day, however, there is a free attendance of buyers, and an active business is looked for. The stocks are ample and well assorted, yet there appears to be something lacking to force the attention of buyers who, at this late season and with present favorable weather, ought to be in large attendance. If they hope for lower prices they will find themselves mistaken; nor will they find a more favorable point than Albany for their purchases. Freight from the Ottawa where the shipments to this market are free, have advanced, while from Buffalo, whence there is less to move and less pressing forward, canal freights are lower. The fact that Buffalo has received during the third week of October only 1,740,000 feet tells the story of high lake freights checking trade and business in the Saginaw. We have not any change to note in quotations in our market.

Coarse lumber is higher on every article, save two, on the list. The receipts still continue very light, the recent rains in this section having helped little at the Northern mills.

A cargo of Southern yellow pine is being unloaded at the foot of Vine street from schooner Dexter Clarke.

A recent dispatch from Ottawa says that on Friday twenty barges laden with lumber followed the previous fleet to Whitehall from Chaudiere docks; and advices of a few days earlier date say the Ottawa trade in lumber is very brisk; several Albany buyers have been and are in town and are making heavy purchases on speculation. The short supply of vessels and advancing grain freights will stop the shipment of considerable Canada lumber to Oswego.

From the upper lakes we are told the lumber trade is everywhere active and strong. In Saginaw valley the inquiry for choice is pressing, and the continued maintenance of high freights is a good indication of the strength of the market. The cheaper lumber of the Canadian markets—referred so by our high lake freights—is supplanting Michigan lumber at Albany, New York, and the East. Chicago is buying freely and moving their purchases, having taken 20,000,000 feet the past week.

The receipts of lumber at Chicago from January 1st to October 15th are 1,168,531,000 feet, against 884,300,000 feet for a corresponding period in 1878. The shipments 608,627,000 feet, against 474,700,000 feet.

The receipts of lumber at Tonawanda during the week, so far as we have seen them reported, have been light, and are given at 4,018,000 feet; the shipments therefrom by canal, 2,530,000 feet. The receipts at Buffalo for the week by Lake have been more than usually light, only 1,740,000 feet, and 72 car loads.

At Oswego the week's receipts of lumber by lake are reported at 5,145,000 feet; the shipments by canal were 4,217,000 feet.

The receipts at Albany by canal from the opening of navigation to October 15th, are:

Bds. & Setg. ft. Shingles M. Timber, c. f. Staves, lb	1878.. 241,224,100	6,817	10,075	840,000
	1879.. 248,065,900	9,715		

Freights from Bay City to Tonawanda and Buffalo are unchanged; they are placed at \$3.75 per M. feet; from East Saginaw, \$4.25 @ M. From Tonawanda to Albany, \$2.70 per M. feet; from Buffalo to Albany, \$2.85. Lake Ontario freights to Oswego, \$1.50 @ 2.00 per M. feet, and from Oswego to Albany, \$2.00. From Ottawa to Albany, \$3.75 @ 4.

**THE WEST.**

Special correspondence of THE REAL ESTATE RECORD, CHICAGO, October 22, 1879.

There has been a good demand for lumber on the market since last letter. On Monday, business opened with about thirty cargoes on sale, and before night all but four or five of them had found purchasers. The local dealers are present in fine force, and there is a pretty good sprinkling of country buyers, which helps to make business brisk and prices firm. Everything offered has sold readily at pretty good prices, but the demand is strongest for inch and two-inch lumber. Choice lots of these kinds of stock are selling to arrive a little in advance of the market such is the anxiety of dealers to get a supply of them.

All grades of lumber are firmer, in consequence of the activity of the market. Piece stuff moves readily at slightly better figures than were last named. White Lake cargoes, which are generally of an inferior quality, brought \$8 yesterday, which makes the price of Manistee stock fully \$8.25, though no sales are reported fixing that as the ruling figure. This morning there was nothing of any account on sale, and prices are the same as on Monday and Tuesday. Lath and shingles are firm but without any material advance in prices. Quotations may be amended as follows:

Coarse green piece stuff .....	\$7.75 @	8.00
Com. to choice green piece stuff .....	8.00 @	8.25
Com. Green boards and strips .....	9.00 @	10.00
Choice green board and strips .....	10.00 @	11.50
Green lath .....	1.50 @	1.60
Choice shingles .....	2.25 @	2.40
Standard shingles .....	1.90 @	2.10
No. 1 shingles .....		1.10

Sellers anticipate a good market during the rest of the week for anything they may have to sell. The receipts have not been very large lately and the dealers are not so pressed for room to unload vessels. About the ordinary supply is looked for during the next four or five days. A number of vessels are out and will no doubt be coming in with consignments in a few days. Lake freights are very high, owing to the great demand for bottoms of all kinds. The advance in grain freights has taken a good many of the better class of vessels out of the lumber carrying trade, which has so shortened the supply that owners may exact almost their own rates. The profits which the vessel men are getting are simply enormous. If a schooner will not pay for herself, and more too, in three or four trips, it is regarded as very singular indeed. But the owners of the Lake marine desire something in the way of prosperity, for they have been hard pushed by circumstances for a number of years.

Lumber continues to go forward from the yards without any interruption. The shipments are beginning to show some increase again, from day to day, as compared with last year, which indicates that the railroads are moving it a little more rapidly, still the dealers claim that they cannot keep pace with their orders, which are coming in abundantly enough to satisfy the most grasping. There is plenty of common lumber in market, but for the finer grades the demand exceeds the supply. It is said that some houses are refusing to sell their good stock at the list prices, so confident are they that they can get more for it. This feeling will undoubtedly lead to another advance before long. How soon it will come, how it is impossible to say.

**SAGINAW VALLEY.**

*Lumberman's Gazette Office,*

BAY CITY, Oct. 21, 1879.

The week has been one of more than average activity, the near approach of the close of the season admonishing dealers that if they stock up this fall they must be about it. The shipments of the week have been above 33,000,000, and shipping agents report an active inquiry still for vessels, with a probability that the fleet will be fully employed for another trip at least, after which the risks of navigation will check shipments. On inspection the books of the Custom House show that the larger share of the shipments have been to Tonawanda, Buffalo and the East; the rest to Ohio ports.

Prices have been fully maintained, and choice stock has been sold above the market. Our quotations show the range of prices prevailing.

The demand for shingles continues active at quotations.

Preparations for the winter's work in the woods continue with great activity. The supply of labor is still only moderate and good men command good prices. We have heard of several cases where men of experience have refused \$2 per month demanding \$30. Last year they willingly accepted \$18 and \$20. Flour and grain have advanced materially, and all supplies are higher.

The shipments of forest products from the river for the week have been as follows:

Lumber .....	33,879,146
Lath .....	1,684,100
Shingles .....	7,767,000
Staves .....	35,000

We quote cargo rates:

Three upper qualities .....	\$5 00 @	25 00
Common .....	10 00 @	12 00
Shipping culls ..	5 00 @	6 00
Lath .....	1 10 @	1 40
Shingles .....	1 15 @	2 50

The *Northwestern Lumberman* thus discusses on the scarcity of dry lumber:

The difficulty which dealers in every important distributing market in the West find in filling the orders which they get from day to day for dry stock, is perhaps the strongest evidence we have, not statistical

In its character, of the present unparalleled consumption of lumber. That such difficulty does exist, and that it increases with each day's transactions, admits of no doubt. It is complained of by lumbermen from one end of the Northwest to the other, and so persistently that it is impossible to question the fact upon which their trouble rests. Our market reports abound with statements to the effect that the supply of dry lumber is just about exhausted, and that a few more orders will take the last seasoned board to be found in the place. Even in this city with its stock of 414,000,000 feet, not a single yard can boast of a fairly good assortment of dry lumber, and in most of them but few orders can be filled without buying from other parties one or more of the items in the bill. Indeed, it is not in the least straining the truth to say that never before in the history of the lumber business has there been known such a wide spread scarcity of stock well enough seasoned to ship and use.

In this circumstance of a universal shortage of dry stock is to be found both a proof and a prophecy; proof that the demand for lumber has been and is wholly without precedent; a prophecy of what may be expected in the near future as regards the value of the same commodity. Additional evidence of a ready market for lumber is perhaps not needed. The dealers and manufacturers themselves can appreciate the existing condition of their business without much trouble, and as long as orders come in rapidly they will spend more time and mental or muscular effort in finding the stuff which their customers call for, and the means of quickly getting it to them, than in searching for arguments to establish what is already admitted to be a fact. But when it comes to the other part of the programme, it is not impossible that the trade, as a body, may neglect to inquire carefully into the indications by which the near future is foreshadowed, and so may lose some of the golden opportunities which of late have been so abundant. The anxiety to sell as much lumber as possible and to sell it without loss of time has before this lead the trade into some grave mistakes, and there is danger that the same ambition may again prove a hindrance to its rapid advance along the road to prosperity.

In their haste to reap the harvest which seems so fully ripe, may not operators possibly overdo the matter and sweep up much that would be better if not garnered a little sooner?

It appears to *The Lumberman* that there should be no unseemly hurry in disposing of the supply in hand, even though it is large beyond comparison with the stocks we have been accustomed to. The end of the present season is hardly likely to come down like the knife of *La Guillotine*, cutting the demand off short and leaving only the memory of good times gone by to console the luckless dealers who have arranged to carry over a heavier stock than usual. The fact that trade was active all through the ordinary dull summer months, is fair warrant for supposing that it would hold well on into the winter, and that during January and February it will show proportionately as great an increase in volume over that of previous years as it has in the past few months.

Granting this as probable, the conclusion follows in natural order that the existing scarcity of dry lumber must not only continue, but increase. Why is it not a perfectly legitimate assumption then that when winter comes there will be more trouble experienced than now in keeping assortments up and filling orders? After a few weeks lumber will season very slowly, and it will not take long with a fair degree of activity, even to make the already small supply much smaller. Without a sharp turn in the tide of affairs, 60 or 90 days hence we fancy will find dry lumber about as rare and valuable a commodity as lumbermen ever handle. If not, then the signs which the lumber trade show are nevertheless as indicating what we may expect of it by and by.

*Lumberman and Manufacturer:*

MINNEAPOLIS, Minn., Oct. 15th, 1879.

The situation along the river is a most pleasant and encouraging one for the wholesale men. The chief difficulty they have to encounter now is where they can find a chance to buy lumber in the raft. A man is smart now a days if he gets a raft at any price, it being a matter of friendship rather than business with sellers. Common Black River is worth \$11 at St. Louis and Chippewa boards and strips hardly on the market at any figures, being all picked up above that point. The stage of water is such that it is almost impossible to run lumber at any point above the lower rapids, and those who had contracts for running lumber are greatly out of luck. The price list of the Chicago yards was advanced again on certain grades, and now the leading dealers of that city are all so independent that no concessions are given on the published list and calls for anything not in stock are promptly refused, instead of being filled from outside yards, as has been the case during the hard times. The greatest surprise is the sudden disappearance of the upper grades from the market, holders being so firm as to be unwilling to part with car load lots even at the highest quotations, and even on dimension stuff some of the leading yards of Chicago charge a heavy premium for car loads of one kind. A few of the small markets on the river and in the interior of Wisconsin are still a little fearful that they will not find sale for their lumber, and so are offering it below the market rates, but they will not last long, and are not strong enough to break down the advance and spoil their own chance, even if they will not take advantage of it. The mills on the Chippewa are short of logs and many of them idle, and elsewhere the stock of logs has been sorted so badly to fill orders that little relief can be worked out now. Very few logs are being sold, owing to the difficulty of delivering.

As for many weeks past the chief source of trouble with the lumbermen is the want of cars, the rolling stock of almost every line in the West being wholly

inadequate for the trade, although sufficient for ordinary times. We have elsewhere expressed our opinion as to the propriety of any further advance.

THE PROVINCES.

Ottawa advises state that some large purchases have recently been made in that neighborhood by Americans for immediate shipment, as well as for spring delivery at advanced prices. Considerable quantities of lumber are leaving Ottawa for the Burlington, Albany, and New York markets, and it is thought that a brisk business will be done between those places up to the close of navigation. Some authorities estimate that the lumber production of the Northwestern States will fall below the expected amount for the present season by fully eight hundred million feet, and it is now stated that, owing to the poor quality of the logs cut, there is not enough choice lumber to meet the actual consumptive demand. This may account for the extended operations of American buyers in our markets during the past fortnight. An Ottawa correspondent of a Montreal journal says:—In consequence of the great demand, lumber freights to New York are now \$1 per 1,000 feet, as against \$3 last fall. All new contracts show an advance of 25 per cent. A forwarder says that his business has suffered a good deal by the lowness of the water and the smoke from bush fires.

FOREIGN.

From the *Timber Trade's Journal* of October 11th we obtain the following on London timber sales:

Messrs. Churchill & Sim's sale on Wednesday the 8th (the first day) was very well attended, and the proceedings were more lively than we have seen them for some time past. There was a good sprinkling of bona fide bidders, but they seemed to think there was no occasion to go beyond the late currency prices, for they dropped off when these were reached, notwithstanding which a good deal of business was done, and many parcels changed hands, but the sales were almost wholly limited to the unreserved lots, some of which went low enough, as will be seen by the subjoined figures. Nearly 900 lots were gone through on the first day, and the sale did not terminate till a quarter past four o'clock.

There was a large assortment of Dickson's well-known brands, and we were surprised considering the limited quantity of mixed, that they were not readily secured, but it seemed they were all bought in, and no one appeared inclined to give the reserve price. Flooring from the same ports also failed to find a purchaser in the room. There was no lack of unserved lots, and in common sorts the prices ruled very low, and with the exception of white, which evidently was in better request, no improvement was to be seen in values generally. The stove sale, which concluded Thursday's proceedings kept the hammer going till near post time.

LIVERPOOL, Oct. 8th.

There is very little to add to the description given a fortnight ago of the position of our trade to-day. The advance then made in some articles has not been increased, nor is it likely to be so, far as most people can see; in fact, it is not at all improbable that we may see a relapse in prices, if not much, at any rate to a slight degree.

GLASGOW, Oct. 8th.

A more hopeful feeling is at length apparent regarding prospects of trade here. There seems good reason to believe that the Clyde ship-building industry is now fairly on the way of recovering from the severe depression which has prevailed so long on the river. During the past day or two several large contracts have been closed, which will afford employment to numerous workmen, and it is understood that at least three more extensive contracts are likely to be placed in the hands of builders.

Imports continue much under those of last year. For the month of September the arrivals to Clyde are represented by a registered tonnage of 5,800, as against 8,400 tons during September, 1878.

With regard to the public sales unmentioned, it may be noticed that at Messrs. Edmiston & Mitchell's sale on the 1st inst. the cargo of Bay Verte spruce deals was cleared out at prices showing a slight advance on rates previously current.

The stock of Spruce now here is very small; of pine deals also there is a very light stock for this time of the year, and none discharging.

METALS.—COPPER.—Ingot since our last report has increased a trifle in price, but the movement is not quite so free, a natural sequence of the full cost and previous heavy operations. Stocks remain under good control, and holders confident. We quote at 21½¢ for Lake. Manufactured Copper has a strong and full demand, and firmly maintained at combination rates. We quote as follows: Brazier's Copper, ordinary size over 16 oz. per sq. foot, 28c. per lb.; do. do., 16 oz. and over 12 oz., per sq. foot, 30c. per lb.; do. do., 10 and 12 oz. per sq. foot, 32c. per lb.; do., lighter, than 10 oz. per sq. foot, 31 c. per lb.; circles, less than 81 inches in diameter, 31c. per lb.; segment and pattern sheets, 31c. per lb.; locomotive fire box sheets, 28c. per lb.; Sheathing Copper, over 12 oz. per sq. foot, 26c. per lb.; and Bolt Copper 28c. per lb. Iron.—Scott's Pig has met with a somewhat more careful inquiry, and the market developed rather an irregular tone at times, owing to conflicting accounts from abroad. Holders, however, entertain a very good opinion of their stocks, and refuse to offer except at full figures. Quoted at \$27@30.50 per ton according to brand and quantity. American Pig has also sold less freely. The wants of buyers are not so pressing, and this leads to a stand off in hopes of securing a shading, but holders feel too great confidence in the future to succumb

and the asking rates, are as a rule, about as before. We quote at \$2@31 for No. 1 per ton, \$27@28 for No. 2, and \$25@27 for Forge. Rails continue to meet with a very fair demand for both iron and steel, and values are supported without illicitly. Few of the mills are in a position to enter into any very liberal contracts, except for extreme distant delivery. We quote at \$14 @16 for new iron, and \$19@20 for steel, according to delivery. Old Rails \$3@32.50 per ton; scrap, \$31.50 @35.50. Manufactured iron has been further advanced in cost, and the market shows much strength at the addition, with the offering extremely moderate except in a small way from store. Common Merchant Bar, ordinary sizes, at 3c. from store, and refined at 3.2c.; wrought beams at 4@4½c. Fish plates quoted at 3.2c.; track bolt and nuts, 4½c.; railway spikes, 3½@3.9c.; tank, 4c.; horseshoe, 3.8c.; angle, 3.5c.; best flange, 5½c.; and flat-iron sheet the basis of 4½@5.3c. for common, 10 to 20. Other descriptions at corresponding prices with 1-1½c. loss on large lots from cars.

LEAD.—Domestic Pig continues to be held with firmness and confidence, and owners of the stock entertain much faith in the future. Current demand, however, is a little slow, and some buyers are making an effort to force concessions. We quote 5¼@5½c. The manufactures of lead are firm and quoted: Bar 6½c. Pipe 7c. and Sheet 7½c. less the usual discount to the trader; and Tinned pipe 1c. Block Tin Pipe 4c., on same terms. Tin—pig has been buoyant and excited with much higher rates reached on the stimulating accounts from abroad, but latterly the demand appears to have partially tumbled down, especially from the regular trade. We quote at \$2 ¼@2.6c. for Banca, 2½@2.5½c. for Straits, \$2.50 @2.5½c. for English Refined, and 2½@2.6c. for do. Common. Tin Plates has sold with much freedom, and are higher rates, an advance of some 25 per box and trifle more in some cases being obtained. Stocks in first hands are moderate and well under control. Spelter in about the ordinary demand, with the tone of the market firm and well maintained. Quoted 5¼ @5½c. Sheet Zinc strong in tone and demand at a cost up to 8¼@8½c. for lots from store.

NAILS.—Since the market turned above \$2.50 per keg, the demand has been a trifle more careful, and buyers less inclined to make orders greatly in anticipation of their wants. Even on this basis, however, the movement reached a full and encouraging aggregate, and the strength of the position was in no way modified. Indeed, on the contrary, manufacturers and dealers seem to have expectations of still higher rates, and in a small way they are charging something above the card figures. We quote at \$3.6 @3.75 per keg for 10d to 6d, according to quantity.

OILS.—Demands for most kinds has been good and the market encouraging, with a steady tone ruling on prices throughout. Supplies are fair and offered to about the extent of the wants of the market, but there is no excess. Lined oil is held at higher figures and can scarcely be reached below 6½@6.7c. per gallon from crushers hands for American seed, and 7@7.4c. for foreign seed oil.

PAINTS.—In a wholesale way the movement has been somewhat irregular, and in many instances quite dull. Most of the jobbers, however, report the continuation of a steady, full distribution, and seem to be well satisfied with the condition of the market. Accumulations have run down in some cases, but enough of both foreign and domestic goods are within reach to satisfy the current call. Values on pretty much all leading grades, favor the seller and on leads and zincs there is a very decided upward turn on account of the continued high cost of the base.

PITCH.—There is fair general demand showing no very new features, and there is little of interest to advise. Stocks accumulated are not very large, but the supply is kept up about equal to the outlet. We quote at \$1.9 @2 for city delivered.

SPIRITS TURPENTINE.—The general market has continued very strong, and a confident feeling is shown by holders generally. Stocks in sight are small, the prospects poor for any important addition and with every reason to expect a good full consumption as well as liberal export orders sellers have much advantage. As this report is closed, the quotation stand about 33½@37c. per gallon, according to the quality of the stock handled.

TAR.—Supplies are under very good control and owners not anxious to part with them, the offering showing no evidences of pressure. Demand fair from most regular sources and prices sustained without much difficulty, while in some cases an advance is asked. We quote at \$2.72 @2.75 for Newberry and Washington, and \$2@2.25 for Wilmington, according to size of invoice.

CONVEYANCES.

NEW YORK CITY.

October 16, 17, 18, 20, 21, 22.

Allen st. No. 199 W., 25x87.6. Christopher P. Stichel to Jacob Stahl, (Mort. \$5,000.) Oct. 18.....\$13,000  
Beach st. (No. 65), n s, 80 w Greenwich st, 20x 73, five-story brick building. William Moses, Brooklyn, to Asa Stevens. (½ part.) (Mort. \$10,000.) Oct. 13.....5,000

Same property. William Moses, Brooklyn, David B. Moses, Sing Sing (exrs. J. M. Moses) to same. (3/4 part.) (Morts. \$10,000.) October 13.....5,000

Bedford st (No. 10), e s, bet Downing and Hamersley sts, 19.7x100.7x17x100.6. Sarah H. Tillson (widow), New York, Bethany T. wife of Jacob J. Van Riper, Newark, N. J., Charlotte D. wife of Horace B. Matthews, New York, Carrie T. wife of Edward D. Hosmer, Chicago, Ill., Rebecca T. wife of Frederick L. Hosmer, Chicago, and William E. S. Tillson. New York (heirs T. C. Tillson) to William P. C. Tillson. Oct. 13.....nom

Christie st (No. 161), w s, 124.11 n Delancey st, 25x155.5x25.2x153.3, five-story brick store and tenem't and four-story brick dwell'g in rear. (Foreclos.) Bradbury C. Chetwood to Mary C. Hansen. Oct. 14.....6,300

Crosby st (No. 48), w s, 174.6 n Broome st, 20.2 x100.6x20.1x100.7, two-story frame (brick front) store and dwell'g, and one-story frame building in rear.....nom

Crosby st (No. 52), w s, 214.11 n Broome st, 20 x160.8x19.5x100.4, two-story frame (brick front) store.....nom

Gilbert N. Marshall to Stephen R. Leshler and Nathaniel Whitman. (Life estate in 1/2 part.) Oct. 1.....1,147

Same property. Norman S. Washburn (committee), Nyack, to same. (1/2 part.) October 13.....6,875

Same property. Gilbert N. Marshall, Jr., to same. (1/2 part.) Sept. 29.....2,864

Same property. Henrietta J. Fernandez to same. (1/2 part.) Oct. 13.....6,875

Same property. Sarah E. Marshall (by G. N. Marshall, guard.) to same. (1/2 part.) October 1.....2,864

Same property. Catharine N. Washburn, Nyack, to same. (1/2 part.) Oct. 13.....6,875

Crosby st (No. 59), w s, 194.8 n Broome st, 20.3 x100.4x20.2x100.6, two-story frame (brick front) shop. Hannah H. Foster (widow) and Joshua L. Dean, Carmel, N. Y., to Stephen R. Leshler and Nathaniel Whitman. October 1.....13,000

Dey st (No. 12), n s, 25x77, five-story brick building. Clarence A. Henriques to Abraham Strouse. (Morts. \$10,000.) Oct. 17.....16,500

Downing st, n s, 122.3 w Bedford st, 39.6x90. }  
 Madougal st (No. 52), e s, 225 s Hamersley st, 25x100. }  
 James Murphy, Jr., Bayonne, N. J., to Charles S. Van Baskirk, Bayonne, N. J. (1/2 part.) Oct. 18.....nom

Same property. Charles S. Van Baskirk to Maria E. Murphy. (1/2 part.) (Morts. \$9,500.) Oct. 18.....nom

Duane st, n e cor Caroline st, 28.4x50.8. Samuel G. Weldon, Newark, N. J., to Francis H. Jackson, East Orange, N. J. (1-15 part.) Oct. 1.....300

Essex st (No. 164), e s, 275 s Houston st, 25x100, three-story brick store and dwell'g and five-story brick tenem't in rear. James B. Warden to William Miller. Oct. 16.....12,400

Forsyth st (No. 215), w s, 96 s Houston st, 21x 65.10x21x6.10, four-story brick dwell'g. Jane T. wife of Lawrence S. Kane, Brooklyn, and Ellen L. and Anne M. Gibbons to Ernst Haning. (Mort. \$2,000.) Oct. 2.....8,200

Front st (Nos. 142 and 144), northerly cor }  
 Depeyster st, 36x94x37.1x36.11 on Depeyster st..... }  
 28th st, s s, 250 w 8th av, 62.6x98.9. }  
 9th av, n e cor 28th st, 98.9x100. }  
 28th st, n s, 100 e 9th av, 25x98.9. }  
 29th st, s s, 100 e 9th av, 25x98.9. }  
 29th st, s s, 237.6 w 8th av, 20.10x98.9. }  
 29th st, s s, 450 w 10th av, 25x98.9. }  
 11th av, s w cor 29th st, 49.4x100. }  
 29th st, s s, 250 w 11th av, 350x98.9. }  
 12th av, s e cor 29th st, 50.8x39.11x49.4x95.3. }  
 30th st, s s, 100 w 11th av, 25x98.9. }  
 30th st, s s, 300 e 11th av, 50x98.9. }  
 12th av, w s, opposite foot 30th st, 22.9x42.2x 23.3x31.1. }  
 34th st, n s, 100 e 12th av, 200x31.6. }  
 Awarded by commissioners in partition Ray estate to Nathalie E. Baylies (daughter of testator). }  
 Mulberry st (No. 190), e s, 177 n Broome st, 25.4 x99x24.9x99, three-story frame store and dwell'g, and two-and-one-story brick and frame stable in rear. T. Beekman Westbrook to John G. Wendel. Oct. 15.....6,750

Pearl st (No. 548), n s, 25x100, five-story brick store. Serena wife of Henry C. Stetson to Sarah M. Garretson. (9-20 part.) Sept. 12.....9,000

Same property. Same to Maria Jones. (11-20 part.) Sept. 12.....11,000

Rose st, No. 15, portion not used for Brooklyn Bridge. Robert Watts (exr. Charlotte D. Watts) to Charles Craske. May 1, 1878.....nom

Sylvan pl, w s, 67 n 120th st, abt 25x95.1, two-story frame stable. Joseph Wangler and ano. (exrs. John Paterson) to Thomas F. Hayes. (C. A. G.) Oct. 18.....1,800

Thompson st (No. 152), e s, 97.9 s Houston st, 24.5x99.6, two-story brick dwell'g, and two-story frame stable in rear. (Foreclos.) Daniel M. Van Cott to Heinrich Cavermann, Cincinnati, Ohio. Oct. 17.....9,000

Same property. John C. Felten to same. (All title.) Oct. 17.....nom

Water st (No. 392), n s, 46.4 w Montgomery st, 22.7x—, the locality of this lot is rendered uncertain because of defacement of original map, two-story brick dwell'g. Edward A. Bedlow to Thomas Green. Oct. 6.....2,000

Watts st (No. 62), n s, 39.8 e Hudson st, runs north 24.6 x east 3 x north 4.4 x northeast 23.10 x east 0.7 x north 6.10 x — 3.1 x south 0.7 x south 3 x west 3.2 x southwest 26 x south 2.6 x west 9 x south 11.1 x west 4.6 x south 18.9 to Watts st, x east 18.2 to beginning, two-story frame (brick front) store and dwell'g.....nom

Watts st (No. 69), n s, 54.10 e Hudson st, runs north 24.6 x east 2.8 x east 32 x west 10.2 x south 0.7 x south 6.3 x west 0.7 x west 23.10 x south 4.4 x west 3 x south 24.6 to Watts st, x east 15.2 to beginning, two-story frame (brick front) store and dwell'g.....nom

Hudson st (No. 224), e s, 21.11x85 to alley, x22 x85, two-story frame (brick front) store and dwell'g and three-story brick dwell'g in rear (Partition.) George P. Smith to Ambrose K. Ely. Oct. 18.....8,800

Willett st, Nos. 89, 91 and 93, 60x100, No. 89 three-story brick dwell'g; Nos. 91 and 93, two two-story stores and dwell'gs, two-story frame stable in rear and three-story brick dwell'g in rear. William J. Scharen to Peter Newmann. (1-6 part.) Oct. 18.....2,000

Same property. Peter Newmann to Annie A. Scharen. (1-6 part.) Oct. 20.....2,000

Whitehall st, s w cor Pearl st, 17.5x47.4x18x 44.8.....nom

Whitehall st, w s, 17.5 s Pearl st, 17.1x49.7x 17.7x47.4.....nom

Anna M. wife of Frederick Black, Brooklyn, Anna M. Dipperman (widow), Lena M. wife of John Steneck, Brooklyn, and Mena M. wife of Heinrich A. Haack (heirs W. Ropke) to John A. Ropke. (Q. C.) Oct. 6.....nom

Same property. John A. Ropke to Heinrich A. Haack. (Q. C.) Oct. 6.....nom

3d st (No. 71), n s, 75 e Thompson st, 25x99, two-story brick store and dwell'g. Catharine Townsend (widow) to Hermann Glander. Oct. 20.....5,000

12th st, n e cor Hudson st, 25.6x80x16.6x80.0; No. 309, five-story brick store and dwell'g; No. 612 Hudson st, two-story brick extension; No. 614 Hudson st, three-story brick store and dwell'g. Zuvarr Wilmshurst, Brooklyn, to Margaret A. Collins, Newark, N. J. (1/2 part.) (Subject to dower \$1,000 and mort. \$1,100.) 4,000

17th st (No. 23), n s, 360 w 5th av, 25x92, four-story stone front dwell'g.....nom

18th st (No. 18), s s, 369 w 5th av, 25x92, two-story brick stable.....nom

Mahlon D. Sands, Newport, R. I., to Euphemia C. wife of Samuel Borrowe. September 23.....32,500

22d st, n e cor 10th av, 15.9x98.9.....nom

25th st, s s, 450 e 9th av, 37.6x98.9.....nom

28th st, n s, 100 e 9th av, 100x98.9.....nom

29th st, s s, 125 e 9th av, 100x98.9.....nom

29th st, s s, 279.2 w 8th av, 20.10x98.9.....nom

29th st, s s, 400 w 8th av, 43.9x98.9.....nom

29th st, s s, 275 e 11th av, 25x98.9.....nom

11th av, s e cor 29th st, 98.9x100.....nom

11th av, w s, 49.4 s 29th st, 49.4x100.....nom

29th st, s s, 100 w 11th av, 150x98.9.....nom

29th st, s s, 95.3 e 12th av, 75x98.9.....nom

12th av, e s, 50.8 s 29th st, 50.8x72.7x49.4x 83.11.....nom

12th av, w s, at foot 30th st, 32.5x37.1x42.1x 29.10.....nom

12th av, s e cor 30th st, 49.4x100.....nom

30th st, s s, 350 e 9th av, 100x98.9.....nom

11th av, e s, 49.4 s 30th st, 24.8x100.....nom

30th st, s s, 375 w 10th av, 50x98.9.....nom

11th av, n w cor 30th st, 31.6x100.....nom

30th st, s s, 350 w 11th av, 50x31.6.....nom

Awarded by commissioner in partition of R. Ray estate to Robert Ray and Schuyler Hamilton (children of Cornelia Hamilton, deceased daughter of testator). Oct. 6.....nom

26th st, No. 122 E., with furniture, &c. Lucy S. Greer to Mary E. Greer. Oct. 6.....nom

26th st (No. 313), n s, 139.8 w 8th av, 17.8x98.9, three-story brick dwell'g. Charlotte Houghton (widow) et al to George W. McAdam. (Re-recorded.) (Morts. \$2,650.) May 24, 1871.....10,000

28th st, n s, 354.6 w 9th av, 20.6x98.9. Mariechen wife of Bernhardt Moral, Hannchen wife of Meyer Moral, Dorechen wife of Louis Harris, Evchen wife of Lewis Casper to Albert M. Joel, San Francisco. (All title.) Oct. 15.....1,715

Same property. Bertha wife of Abraham Michaelis, Prussia, to same. (All title.) April 10.....800

28th st (No. 49), n s, 121.10 e 6th av, 21.4x98.9, four-story brick dwell'g. Mathias L. B. Martin to William Cross, Brooklyn. (All title.) Sept. 30.....1,500

Same property. William Cross, Brooklyn, to Adelia S. Martin. (All title.) (C. A. G.) Oct. 16.....1,000

29th st (No. 337), n s, 207.10 w 1st av, 25.3x99.10, two-story frame dwell'g. The Emigrant Industrial Savings Bank to Johan Bunke. Oct. 20.....3,800

30th st (No. 307), n s, 100 e 2d av, 19.5x98.9, three-story brick (stone front) dwell'g. (Foreclos.) Charles W. Kimball to William R. Clarkson, Plainfield, N. J. Sept. 25.....7,500

30th st, s s, 213 e 7th av, 50x—x50x82.7, two }  
 five-story brick tenem'ts..... }  
 Interior lot, 218 e 7th av and 82.7 s 30th st, }  
 runs south 100 x east 50 x north 100 x west }  
 50, two-story brick stable..... }  
 (Foreclos.) Bernard E. McCafferty to Maria Dolan. April 30.....34,000

30th st, s s, 213 e 7th av. (Release mort.) E. Hencken and ano. (exrs. P. Rice) to Maria Dolan. June 26.....nom

Same property. Jas. S. Gibbons and ano. (exrs. W. Hull) to same. July 1.....nom

31st st, s s, 320 e 8th av, 20x98.9. John Swoboda to George J. Saffer. (Mort. \$2,000.) Oct. 16.....nom

Same property. George J. Saffer to Franziska Swoboda. (Mort. \$2,000.) Oct. 17.....nom

35th st (No. 331), n s, 339.3 w 8th av, 17.10x8.9, four-story brick dwell'g. Bridget wife of John Hoey to Oliver W. Cook. (Morts. \$5,000.) Oct. 15.....8,000

38th st, n s, 308.7 e 8th av, 17.1x98.9. Affidavits testifying that Lucy G. Abbott is sole heir of Ellen L. G. Abbott and owner of above.....nom

38th st (No. 249), n s, 308.7 e 8th av, 17.1x98.9, four-story brick dwell'g. Lucy G. Abbott to Austin Abbott. Oct. 15.....4,276

39th st, s w cor 11th av, 100x98.9. (Foreclos.) Wm. P. Dixon to George Wiley. Oct. 18.....9,690

39th st, s s, 100 w 11th av, 75x98.9. (Foreclos.) William P. Dixon to Erasmus D. Clark. October 18.....5,775

39th st, s s, 175 w 11th av, 25x98.9. (Foreclos.) Wm. P. Dixon to James Aylward. Oct. 18.....1,925

39th st, s s, 200 w 11th av, 25x98.9. (Foreclos.) Wm. P. Dixon to George Zuecker. Oct. 18.....1,925

39th st, s s, 225 w 11th av, 25x98.9. (Foreclos.) Wm. P. Dixon to Thomas McGehee. Oct. 18.....1,925

39th st, s s, 250 w 11th av, 25x98.9. (Foreclos.) Wm. P. Dixon to Dederick H. Brickwedel. Oct. 18.....1,925

39th st, s s, 275 w 11th av, 25x98.9. (Foreclos.) Wm. P. Dixon to George Enser. Oct. 20.....1,900

39th st, s s, 300 w 11th av, 75x98.9. (Foreclos.) Wm. P. Dixon to Henry C. Derby and James P. Robertson. Oct. 18.....9,500

39th st, s s, 475 w 11th av, 50x98.9. (Foreclos.) Wm. P. Dixon to Louis Wilkens. Oct. 18.....3,850

40th st, s s, 150 w 1st av, 25x98.9, vacant. August Belmont (exr. Matthew C. Perry, dec'd) to Isabella B. wife of George Tiffany, Newport, R. I. Oct. 9.....2,000

41st st, n s, 100 w 10th av, 100x98.9.....nom

4th st, s s, 174.6 w Wooster st, 25.5x119x25.2x 119.....nom

Charlotte S. D. Jones (widow) to Bradbury C. Chetwood (ref.) (Release of dower). Aug. 24, 1877.....consid. omitted

44th st (No. 36 W.), s s, 375.6 e 6th av, 18.6x 100.5, three-story brick (stone front) dwell'g. (Foreclos.) Charles W. Kimball to William R. Clarkson. Sept. 25.....6,500

45th st (No. 27), n w cor Madison av, 20x100.5, four-story stone front dwell'g. Charles P. Hemenway et al. (trustees A. Hemenway, dec'd) to Eliza A. Harris. Sept. 30.....27,500

46th st, n s, 100 e 2d av, 25x100. Ephraim D. Brown, Bergen Point, N. J., to The Mechanics' & Traders' Nat. Bank, New York. Oct. 18.....nom

46th st, n s, 100 e 2d av, 50x100. The Mechanics' & Traders' Nat. Bank, New York, to William H. Streeter. Oct. 18.....nom

46th st, s s, 220 e 7th av, 30x100.4.....nom

46th st, s s, 280 e 7th av, 45x100.4.....nom

46th st, s s, 340 e 7th av, 30x100.4.....nom

46th st, s s, 300 w 6th av, 115x100.4.....nom

William H. Brown to Philo Brown, Waterbury, Conn. (Q. C.) Feb. 26, 1873.....nom



51st st, s s, 320 e 10th av, 20x100.5. Ella Sugden (widow) to Emma wife of Florence Webb, Whitestone, L. I. (Ms. \$4,000.) Oct. 16. exch

51st st (No. 556), s s, 80 e 11th av, 20x75.4. four-story brick store and tenement, and two-story frame dwell'g in rear. John Carroll to Christian Detling. (Morts. \$6,000, taxes 1877 and 1878, croton tax 1874, 1876, 1877, and 1878.) Dec. 20. 7,000

53d st (No. 147), n s, 153.7 e Lexington av, 17.10 x100.5, three-story stone front dwell'g. John Gunner to James Anderson. (Ms. \$5,000.) Oct. 16. 6,700

Richard Hennessy to Julia C. wife of William S. Wait. (Mort. \$7,500.) Oct. 14. 11,000

55th st (No. 322), s s, 287.6 e 31 av, 12.6x100.5, four-story stone front dwell'g. John Gunner to James Anderson. (Ms. \$5,000.) Oct. 16. 6,700

55th st, n s, 177 e 5th av, 23x100.5, new buildings projected. Arthur B. Graves to Charles A. Donnelly. Aug. 1. 23,000

55th st. Party wall agreement. Same to same. 56th st (No. 84 E.), s s, 53.4 w 4th av, 16.8x75, four-story stone front dwell'g. William Noble to Daniel H. Davidsburgh. (Mort. \$12,000.) Oct. 16. 16,000

56th st, n s, 175 w 9th av, 25x100. George E. Tugnot to Charles R. Parfit. Oct. 16. nom

56th st (No. 43 W.), n s, 270 e 6th av, 25x100.5, four-story stone front dwell'g. Thomas B. Kerr to Hannah wife of Louis Goldsmith. (Morts. \$25,000, taxes 1879.) Oct. 18. 47,500

57th st, n s, 350 from 5th av, 25x100.5, vacant. Edward V. Loew to Francis J. Herron. (Contract.) Sept. 15. 32,500

57th st (No. 345), n s, 257 e 9th av, 19x100.5, four-story stone front dwell'g. John Long to Emma J. Banks, Jersey City. (Mort. \$18,000, taxes, 1879.) Oct. 21. 20,000

63d st, n s, 70 w Madison av, runs north 60 x west 8.2 x northwest 5.6 x north 36.8 x west 13 x south 106.5 to 63d st, x east 25 to beginning, four-story stone front dwell'g. Sarah E. wife of Charles L. Cornish to Jacob Berry. (Mort. \$7,500) Oct. 20. 42,000

Same property. Sarah E. Cornish (extr. W. H. Raynor) to same. Oct. 20. nom

63d st, n s, 133.4 e 10th av, 16.8x109.5, three-story stone front dwell'g. Ida M. Cook to Michael G. Touey. (Mort. \$8,000, &c.) October 17. 9,000

Same property. Michael G. Touey to Christopher B. Keogh. (M. \$8,000, &c.) Oct. 17. 9,000

64th st (No. 8), s s, 150 e 5th av, 20x100.5, four-story stone front dwell'g. Marian wife of William Machay to Mary E. wife of James B. Ames. (Mort. \$20,000.) Oct. 16. 32,600

64th st, n s, 575 w 8th av, 25x100.5, vacant. (Partition.) Bernard E. McCafferty to John I. Blair, Blairstown, N. J. Oct. 13. 5,900

65th st (No. 101), n e cor 4th av, 20x84, four-story stone front dwell'g. (Foreclos.) Hamilton Morton to Phebe B. Allen. Oct. 16. 14,000

65th st (No. 24), s s, 41 w Madison av, 18x100.5, four-story stone front dwell'g. Bernard Muldoon to John D. Lyon. (Mort. \$14,000.) Oct. 13. 28,000

68th st (No. 22), s s, 59 w Madison av, 18x100.5, four-story stone front dwell'g. Bernard Muldoon to John D. Lyon. (Morts. \$14,000.) Oct. 13. 28,000

68th st (No. 29), s s, 77 w Madison av, 18x100.5, four-story stone front dwell'g. Bernard Muldoon to John D. Lyon. (Mort. \$14,000.) Oct. 13. 28,000

68th st, s s, 175 e 5th av, 25x100.5, vacant. John A. Stewart to Adolf Kuttroff. June 14. 20,000

Same property. (Release mort.) Robert Bonner to Joan A. Stewart. Oct. 17. 5,000

69th st (No. 362), s s, 508.4 e 2d av, 16.8x77.4, two-story stone front dwell'g. James Anderson to Kate wife of John Gunner. (Mort. \$3,500.) Oct. 18. 6,500

74th st, s s, 195 w 3d av, runs south 102.2 x west 25 to e s Lexington av, x north 34 x east 18.9 x north 68.2 to 74th st, x east 206.3; Nos. 146 to 166 74th st, eleven three-story stone front dwell'gs; Nos. 1031 and 1033 Lexington av, two three-story stone front dwell'gs. Henry Knickerbacker to Samuel K. Schwenk, Philadelphia, Pa. (Morts. \$104,000.) Sept. 19. other consid. and 104,000

76th st (Nos. 221, 223 and 225), n s, 255 e 3d av, 75x102.2, three four-story stone front tenements. Jacob I. Rosenstein to Henry P. De Graaf. (Morts. \$23,000.) Oct. 17. 49,500

76th st (No. 227), n s, 330 e 3d av, 25x102.2, four-story stone front tenement. }  
76th st (No. 229), n s, 230 w 2d av, 25x102.2, }  
four-story stone front tenement. }  
Jacob I. Rosenstein to Amanda M. wife of Henry P. De Graaf and Elizabeth M. Cochran. (Morts. \$15,000.) Oct. 17. 33,000

77th st, s s, 45 e Madison av, 25x102.2. James V. S. Woolley to John M. Pinkney. (Mort. \$6,500.) Aug. 8. nom

83d st (No. 351), n s, 275 e 9th av, 18.9x102.2, three-story brick dwell'g. R. and T. H. Oliver (trustees T. Oliver) to Elizabeth Oliver, Baltimore, Md. July 1. 8,251

83d st, n s, 266.3 w 3d av, 15.4x102.2. Benjamin C. Wandell to Martha W. wife of Charles R. Stilwell (during her life). October 6. gift

86th st, s s, 250 e 5th av, 25x100.2, vacant. (Foreclos.) Nathaniel Jarvis, Jr., to J. Nelson Tappan (chamberlain, &c.) Oct. 20. 8,200

86th st, s s, 235 e 5th av, 25x102.2, vacant. (Foreclos.) Nathaniel Jarvis, Jr., to J. Nelson Tappan (chamberlain, &c.) Oct. 20. 8,300

87th st, n s, 157 w Av A, runs north to centre of Astor lane, x southwest 27.4 to 87th st, x east 22.8, building projected. Henry R. and Edwin W. Conklin (exrs. W. L. Conklin) to Emma J. wife of John S. Johnston. September 13. 750

Same property. Mary Conklin (widow) to same. (Q. C.) Sept. 13. nom

88th st, s s, 182 w Av A. (Release mort.) Timothy Donovan to Emma J. wife of John S. Johnston, Astoria, L. I. Oct. 13. 2,000

Same property. (Release mort.) Caroline M. Rives to same. Oct. 14. 2,000

88th st (No. 166), s s, 294.11 w 2d av, 17.7x100.8, four-story stone front dwell'g. Alfred Salomon to Felix Salomon. (½ part.) (½ mort. \$5,000.) May 16, 1877. 4,000

91st st, s s, 82.3 w 4th av, 25.7x100.8, vacant. Benjamin F. Watson to John H. Watson. (½ part.) (½ mort. \$3,500.) Dec. 22, 1875. 3,560

95th st, s s, 325 e 9th av, 25x100.8, vacant. Helen T. Taylor (widow) to Susan E. Allison. Oct. 21. 3,500

104th st, s e cor Lexington av, 220x100.11, vacant. John H. Deane to William Christie and John A. Walker. (Morts. \$12,900, assessments \$2,079.) Sept. 20. 30,500

109th st, s s, 145 w 3d av, 25x100.11, part of brick building. John H. Riker to Silas J. Donovan. Oct. 20. 2,100

169th st, s w cor Roosevelt lane (Release mort.) Wilson G. Hunt to Johanna Bernhard. Oct. 15. nom

110th st, n s, 196.8 w 4th av. (Release mort.) John H. Deane to Thomas F. Treacy. 2,000

110th st, n s, 271.8 e 4th av. (Release mort.) Samuel S. Constant to Thomas F. Treacy. Oct. 14. 750

110th st, n s, 271.8 e 4th av. (Release mort.) John H. Deane to same. Oct. 16. nom

111th st, s s, 130 w 4th av. (Release mort.) John H. Deane to Thomas F. Treacy. Oct. 17. 2,000

112th st, s s, 80 e 4th av, 22.6x100. (Release, &c., Mechanics' Liens.) J. Duane Squires and Ellen Murray to Alexander P. Zetchum. 130

112th st, s s, 69 e 4th av. (Release mort.) William A. Caldwell to Joseph Murray. Oct. 17. 2,000

Same property. (Release mort.) Same to same. Oct. 15. 2,000

112th st, s s, 175 w 10th av, 25x100.11, vacant. August Belmont (exr. Matthew C. Perry, dec'd) to Isabella B. wife of George Tiffany, Newport, R. I. Oct. 9. 2,000

113th st (No. 226), s s, 281.3 w 2d av, runs south 31 x northwest to 113th st, x east 28.7 to beginning, two-story frame dwell'g. Patrick J. O'Brien to John S. Wood. Oct. 20. 1,500

Same property. John S. Wood to Bridget O'Brien. Oct. 20. 1,500

113th st, n s, 189 w 3d av, 40x100.10. Spencer A. Fanning to Julius Spaeth. Oct. 15. nom

114th st (No. 131), n s, 238 e 4th av, 17x100.10, three-story stone front dwell'g. Anthony Smyth to George F. Johnson. (Mort. \$6,000.) Oct. 22. 9,000

115th st, n s. Party wall agreement. Catharine P. Gallagher, with James H. Havens, Jr. 116th st. Party wall agreement. John Wood to Martha J. wife of Isaac E. Wright. 268

116th st, s s, 39 e 5th av, runs east 171 x south 182.6 x northwest to beginning (gore), vacant. Maria L. wife of Joseph L. Roberts, Bernardsville, N. J., and Rosa P. wife of Elnathan R. Atwater, Brooklyn, to William H. Scott. Oct. 18. 12,000

120th st, s s, 100 e 3d av, 25x100. Charlotte wife of Jacob Ortlieb (formerly Charlotte Seigfried), to Elise Wahl, Jersey City. (Morts. \$5,864.) Oct. 17. nom

123d st, n s, 118.11 w 4th av, 19.5x100.11. John H. Wray to Thos. F. Taylor, Brooklyn. Oct. 22. nom

Same property. Thomas F. Taylor, Brooklyn, to Eliza T. wife of John H. Wray. Oct. 22. nom

123d st, s e cor Madison av, 175x100.11, vacant. Louis Brosi to August Baumgarten, Brooklyn. (Morts. \$25,500.) Oct. 2. 50,500

Same property. August Baumgarten, Brooklyn, to John H. Deane. (Morts. \$15,500.) Oct. 17. 30,525

125th st, s s, 400 e 5th av, 20x100.11, two-story brick dwell'g. William H. Stephan to Moritz Cohn. Oct. 21. 7,000

126th st (Nos. 6 and 8), s s, 85 e 5th av, 37.6x 99.11, two three-story (stone front) dwell'gs. Marcelina V. wife of Wallace P. Birdsall to Henry A. Mott. (Morts. \$15,000.) October 9. 27,500

Same property. (Release mort.) Jo-eph Larocque, Astoria, L. I., to Marcelina V. and Wallace P. Birdsall. Oct. 15. 4,500

149th st, s s, 175 w 7th av, 100x99.11, vacant. Peter D. Kenny, Brooklyn, to Smith Ely, Jr. (Morts. \$2,200.) Oct. 13. 3,800

Av B, s e cor 6th st, 21x64; No. 91, four-story brick store and dwell'g; No. 600 6th st, three-story brick store and dwell'g. Jeanette wife of Moses Adler, Canton, Ill., to Julius Landauer. Sept. 24. 10,000

Lexington av (No. 252), s w cor 35th st, 24.4x 59.5x24.4x58.3. }  
Dover st (No. 6), w s, 112.5n Water st, 19.1x 52.4, irreg. }  
Also property in Brooklyn. }  
Ramona G. B. de Caamano wife of Rafael Caamano Riveras to Francisca L. y Blanco. Oct. 18. nom

Same property. F. L. y Blanco to Josefa L. de wife of Ramon Caamano. Oct. 18. nom

Lexington av (No. 323), e s, 82.8 n 38th st, 20x 80, three-story (stone front) dwell'g. Harriet A. wife of Edward S. Loop, Wilkesbarre, Pa., and Henrietta L. wife of Jacob Burdett, to Anna M. wife of Walter D. Cable. (½ part.) Sept. 28. 8,600

Madison av (No. 675), e s, 25 n 61st st, 22x85, four-story (stone front) dwell'g. Sarah S. S. wife of Peter D. Sturges to Robert B. Lynd. (Mort. \$20,000.) Oct. 14. 23,000

Madison av (No. 764), w s, 60.5 s 66th st, 20x80, four-story stone front dwell'g. Phebe B. wife of John H. Drake to Charles F. Clark, Boston, Mass. (Morts. \$20,000.) Oct. 20. 30,600

New av, n w cor 133th s, 99.11x100, Morris Simons (trustee) to Sigisnuud B. Wortmann. April 22. nom

Sherman av, s s, 175 e Academy st, 75x160. }  
10th av, s e s, 49.11 s w 207th st, 50x100. }  
207th st, n s, 100 w 9th av, 75x99.11. }  
10th av, s e cor 208th st, 99.11x125. }  
Jane Potter (widow) to Emma S. wife of Jo-eph J. Potter. Jan. 26, 1878. nom

1st av (No. 1088), e s, 50.5 n 59th st, 25x75, four-story brick store and tenement. R. and T. H. Oliver (exrs. T. Oliver) to Henry F. Thompson, Baltimore, Md. July 1. 11,357

2d av, e s, 59.2 s 113th st, 16.8x100. Francis Priest, Jr., Brooklyn, and Margaret P. Hanley to Sarah M. Purcell. (C. a. G.) October 8. nom

4th av, s w cor 57th st, 133.9x100. Russell D. Lester, Old Chatham, N. Y., to Henry D. Sayre, Caiman, Columbia Co., N. Y. (C. a. G.) Sept. 13. nom

4th av, s e cor 106th st, 100.11x100, vacant. The United States Trust Co., New York, to August Baumgarten, Brooklyn. June 10. 9,500

Same property. August Baumgarten, Brooklyn, to John H. Deane. (Mort. \$5,000.) October 17. 9,500

4th av, n w cor 125th st, 49.11x90; No. 2394, three-story store and dwell'g; No. 2396, two-story brick store and dwell'g; and No. 81 125th st, two-story brick and frame stable. Samuel F. Sniffen to Frederick R. Smart, Flushing, L. I. (Morts. \$16,000.) Oct. 18, 29,000

Same property. (Release Mort.) Phebe Q. Sniffen to Samuel F. Sniffen. Oct. 17. nom

Same property. (Q. C. and Surrender of Lease). Same to same. Oct. 17. nom

5th av, w s, 74.11 n 133d st, 25x110, two-story frame dwell'g. Mary C. wife of Joseph P. Lestrade to Mary O'C. Wilkie. (25 part.) Dec. 15, 1878. 2,000

7th av, w s, 25.1 n 53d st, 25.1x100, vacant. Mary C. Bertine (widow), Robert D. Bertine, Ann E. Alling, Mary F. Thompson and Josephine M. B. Hammond, all of Dutchess Co., N. Y., and Gertrude R. Sackett, Brooklyn (widow and heirs Robert Bertine) to Thomas Auld. (C. a. G.) June 23. 6,000

9th av, s e cor 101st st, 25.2x100, one-story frame dwell'g. Sarah M. Campbell, Cherry Valley, N. Y., to George B. Vanderpoel. (Mort. \$1,500.) Oct. 18. 2,500

10th av (No. 492), e s, 74.1 s 38th st, 24.8x100, three-story frame (brick front) store and dwell'g and three-story frame dwell'g in rear. (Foreclos.) Jacob F. Miller to John F. Baur. Aug. 6. 75

10th av, s w cor 42d st, 98.9x100
Interior lot, 100 w 10th av and 98.9 s 42d st,
runs north 20 x west 20 x south 21 x east 20
to beginning.
Charlotte S. D. Jones (widow) to Bradbury
C. Chetwood (prof.) (Release Dower). Aug.
21, 1877. .... consid. omitted

MISCELLANEOUS.

Document appointing Francis T. Garrettson,
Jas. F. Chamberlain and J. N. Wells commis-
sioners in partition of real estate of Robert
Ray
In the matter of the estate of Gottlieb Kagel
decd'd. Order discharging executor.
Real and personal estate grantor. Ann Greer
to John J. Cisco and George B. Greer. (In
trust.) Oct. 22. .... nom

RELEASE.

Wilhelmina Downes and Robert Baker to John
M. Knox. .... nom

TWENTY-THIRD AND TWENTY-FOURTH WARDS.

169th st, n s, 118.1 from 3d av, 31x98.9x31x
59.4x31.1x5.4. Eve K. wife of John Prutting
to George and Frederica Dietz. Oct. 18. ... 3,500
Clinton av, n s, 275 w 2d st, 25x200 to Willard
av, John Duer, New Brighton, N. Y., to Ed-
ward K. Willard. Oct. 18. .... 363
Levest av, n e cor Walker st, 79x100. Alfred
Pattit to Michael A. Nolan. Oct. 16. .... 1,500
Laggett av, s w cor 145th st, 100x75. George
E. Kiss, Brooklyn, to William Koller, Brooklyn.
Oct. 15. .... 1,200
St. Ann's av, n w cor 145th st, 25x100. (Fore-
close.) Smith Williamson to Louis B. Brown.
Oct. 13. .... 800
Tinton av, w s, 372.10 n Denman pl, 23x120.
Margrete I. wife of William A. Avery to
Hubert Peck. (Morts. \$2,400.) Oct. 16. .... nom

LEASEHOLD CONVEYANCES.

Clarkson st, s s, 175 w Hudson st, 25x100. The
Rector, &c., Trinity Church to Eleanor
Vallean and ano. (admsrs. P. R. Vallean dec'd).
21 years from Nov. 1, 1867, per year. .... 350
Same property. (Consent to assign lease.)
Rector, &c., Trinity Church to Eleanor and
P. H. Vallean (admsrs.)
Same property. P. H. Vallean (surviving
admr.) to Sarah wife of Lewis Kenney.
(Assign. lease.) .... 2,000
East Broadway, s s, 231.3 w Montgomery st,
25.8 x 1/2 block. A. B. Conger and Cath. A.
Hedges to William C. White. 10 years, per
year. .... 460
Rivers st, No. 15. (Assign. lease.) Charles Mc-
Manus to Charles Craske. .... nom

KINGS COUNTY, N. Y.

OCTOBER 16, 17, 18, 20, 21, 22.

Ash st, s s, 225 e Union av, 225x200. Nancy D.
Church (widow), Fannie and E. D. Church
and Anne E. C. wife of Henry Pease to
James A. Church. .... \$48,000
Bergen st, s s, 189 w Carlton av, 20x100. Louisa
E. Pine to William Burgess, Orange, N. J.
(Mort. \$4,000) .... 15,000
Bond st, southerly cor Livingston st, 25x65x
25.4x65. Anthony Odasz to Pelagia Zielinski.
(Mort. \$3,500) .... 4,000
Broadway, s e cor Eldert st, 100x82. Paul W.
Ledoux to Herman Wermann. (Morts.
\$6,000) .... 4,000
Clay st, s s, 210 w Manhattan av, 20x100.
John H. Miller to Daniel E. Murphy. .... 700
Carroll st, n e s, 325 s e Franklin av, runs east
100 x south 100 to New Utrecht Bay, x
northwest - x partly along Carroll st
128. .... 11,000
Carroll st, n w s, 325 s Franklin av, 140 to
New Utrecht Bay, x - to B. Williams land.
x 149x100, New Utrecht. .... 6,000
Owen A., William S. and Mary A. S. Marrin
to Thomas Hoyt. (Morts. 2/3 of \$3,400)
Cheever pl, w s, 79 n Degraw st, 20x80, h & l.
Jennie E. Douglass to Henrietta Douglass.
(Q. C.) .... gift
Deaust, n s, 600 w Franklin av, 25x116. John
Keenan to Hannah Donnelly. (Q. C.)
Eckford st, w s, 347.5 n Van Cott av, 50x100.
Martha A. Randall (widow), New York, to
Charles Rau, Union Hill, N. J. .... 11,000
Eldert st, s e s, 323.6 n e Broadway, 18x74.8x18
x75.4. Cornelius M. Ederson to Letitia L.
D. Norton, Jersey City. (Mort. \$2,500) .... nom
Floyd st, s s, 355 e Marcy av, 20x100. Charles
O. Krause to Rosine wife of Simon Stern.
(Mort. \$3,300) .... 2,600
George st, n s, 229.6 e Evergreen av, 125.7x
158.1x95.8. Mary Cooke to Mary wife of
Michael O'Mara. (Mort. \$500) .... 800

Grove st, n s, 162.4 w Cypress av, 104.2x125x
104.2x120.
Willow st, n s, 150 e Railroad av, 25x100.
Willow st, s s, 350 w Cypress av, 29.5x100
Cypress av, s w cor Willow st, 100x100.
Cypress av, s e cor Willow st, 100x100.
Willow st, s s, 175 e Cypress av, 25x100.
Willow st, s s, 175 w Railroad av, 25x100.
Willow st, s s, 125 w Railroad av, 25x100.
Myrtle st, n s, 175 w Railroad av, 10x100.
Myrtle st, s w cor Cypress av, 225x100.
Cypress av, s e cor Myrtle st, 75x100.
Myrtle st, s s, 100 e Cypress av, 25x100.
Railroad av, w s, 50 n Ivy st, 75x100.
Ivy st, n s, 100 e Cypress av, 25x100.
Ivy st, n s, 225 w Cypress av, 50x100.
Ivy st, s s, 200 w Cypress av, 75x100.
Ivy st, s s, 100 e Cypress av, 100x100.
Conduit of Brooklyn Water Works, n e cor
Cypress av, 118.5x71.5x100x8.6 on av.
Poplar st, n e conduit Brooklyn Water Works,
16.7x100x80.1x118.5.
Railroad av, w s, 26.0 s Liberty av, 50x100.
Pacific st, s e cor Sackman st, 125x87.1 to
East New York av, x 25x94.8x75 to Sack-
man st, x 107.2, New Lots
Edward A. Lambert to Louise Crook. (Ad-
morts) .... nom
Halsey st, s s, 120 e Marcy av, 20x100, h & l.
Amelia J. wife of Michael H. Redding to
William H. Redding, New York. (Mort.
\$3,500) .... 5,000
Hayward st, s s, 147 e Lee av. Release mort-
gage. Edward Pierrepoint, New York, to
John Davis et al. .... 2,100
Henry st, w s, 76.8 s Warren st, 19.2x100. (Fore-
close.) William S. Cogswell to The Brooklyn
Savings Bank. .... 4,000
Herkimer st, n s, 175 e Schenectady av, 25x100.
Thomas King to John J. Cosgrove, New York.
(Given to satisfy mort.) .... 300
Hooper st, n s, 105 e Marcy av, 45x91.7x46x
101.8.
Hooper st, s s, 122.8 w Marcy av, 44.8x100.
George F. Simpson to Robert Simpson.
(C. a. G.) (Mort. \$5,400) .... 7,200
Hooper st, n s, 105 e Marcy av, about 20x96.
Robert Simpson, New York, to Patrick Con-
cannon. .... 1,550
Hooper st, n s, 125 e Marcy av, 25x91.7x-340.
Robert Simpson to James S. and George F.
Simpson. .... 1,650
Same property. J. S. and G. F. Simpson to
Patrick Concannon. .... 1,650
Humboldt st, w s, 75 s Varet st, 25x100, h & l.
Phillip Hoellerer, New York, to Christian
Hoellerer. (C. a. G.) .... nom
Jefferson st, n s, 140 e Franklin av, 20x100, h &
l. Mary C. wife of Edwin B. Gowing, Cort-
land, N. Y., to James W. Culver. (Mort.
\$5,000) .... 7,000
Johnson st, s s, 95.5 e Laurence st, 24x100.
Charlotte A. Lyman (widow), Boston, Mass.,
to Susan L. Rice and Anna L. Gibson, Great
Barrington, Mass., Helen O. Lamb, North-
ampton, Mass., and Arthur W. Lyman,
Geneva, Ohio. (Q. C.) .... nom
Same property. Susan L. Rice, Anna L. Gif-
son and Helen O. Lamb to same. (Mort.
\$3,500) .... 3,750
King st, s w cor Conover st, 100x100. Anna
M. Depperman (widow) et al. to Anna M.
wife of Frederick Black. (Q. C.) .... nom
Maujer st, s s, 100 e Graham av, 25x100, h & l.
George Bender to Frederick Schaffer.
(C. a. G.) .... nom
McKibbin st, s s, 125 w Morrell st, 25x100.
John or Johan Sauer to Sarah E. wife of
Philip Worth. (Mort. \$500) .... 1,000
McKibbin st, s s, 125 w Morrell st, 07.50. John
or Johans Sauer to Sarah E. wife of Philip
Worth. .... nom
Monroe st, n s, 350 e Lewis av, 12.6x100. Mary
A. wife of Gilbert DeRevere to Alexander
M. Davenport. .... 200
Montgomery st, s s, 159.4 w Schenectady av,
33.8 x south along Monsell pl to north side
Broadway, x east to point 85.3 w Schenectady
av, x north to beginning, Flatbush. William
R. Parsons, New York, to Henry Colton,
Newtown, L. I. .... 1,137
McDonough st, s w cor Fatchen av, 200x100.
9th st, s s, 255.9 e 6th av, 44.3x92.6.
Patrick Mulledy to Thomas Keegan. (Morts.
\$3,327) .... 5,000
McKibbin st, n e cor Bushwick av, old line,
845 front and extdg in depth to J. Schenck's
land.
Also indef. locality in vicinity of above,
166.9x-106x400
(Foreclose.) Thomas M. Riley to Daniel B.
Whitlock. .... 20,000
Melrose st, late Centre st, s s, 200 e Evergreen
av, 25x100. Alois Dillmann to Katharina
wife of Henry Loeffler. .... nom

Madison st, n s, 206 w Ralph av, abt 16.6x100.
William Wilson to Samuel Storms. .... 1,050
Navy st, s w cor Concord st, 89x-135x108.
Stephen A. Race, Irving Park, Cook Co.,
Ill., to James H. Race. .... 3,000
Nevins st, e s, 20 s Sackett st, 20x75, h & l.
(Foreclose.) Thos. M. Riley to Amelia M.
Behrens. .... 2,500
Pacific st, s s, 194.10 w Grand av, 18.11x110.
Ellen M. wife of James H. Ferguson to Chas.
W. Stanton. .... 6,000
Same property. James H. Ferguson to same.
(Release mort.) (Q. C.) .... nom
Same property. C. W. Stanton to Henry
Lovejoy. .... 6,000
Park pl, late Butler st, s w cor Bedford av,
164.4x72x167.8x103.
Park pl, s e cor Bedford av, 237.3 to Rogers
av, x 239.2x about 279.7x129.10.
Butler st, n e cor Rogers av, 525.6 to centre
old Clove road, x 202.2x25.3 to w s old
Clove road, x 421.10 to Rogers av, x 246.2
Butler st, s s, intersection centre line old
Clove road, and being 142.2 w Nostrand av,
296.6x319.3 to w s old Clove road, x 28.11 to
centre said road, x 75.10.
Park pl, n s, 140 w Bedford av, 24.11x131x
25.5x131.
Butler st, n s, 240 w Nostrand av, 100x127.9.
Thos. M. Riley to James W. Smith (exr. W.
C. Haggerty). (Foreclose.) .... 30,450
Pearl st, s e s, 100 s w Myrtle av, 25x102.9.
Degraw st, n s, 164 w Court st, 21x100.
Palmetto st, s s, 225 w Bushwick av, 75x100.
Also interior lot adj on east at point 80 s
Palmetto st, 25x20.
Wilhelmine F. McKee to Hannah E.
Stoops. .... 1,000
Pulaski st, s s, 325 e Nostrand av, 25x100. F.
R. Boerum and ano. (exrs. Agnes Boerum)
to Adriana wife of Charles Bush. .... 1,000
Pulaski st, n s, 406.3 e Nostrand av, 18.9x100.
Thomas E. Greenlaud to William Henry.
(Morts. \$2,700) .... 3,500
Quincy st, s s, 320 e Clason av, 27x100. George
White to Henry E., Caroline M., and Harriet
P. White. (Q. C.) .... nom
Quincy st, s s, 185 w Marcy av, 20x100, h & l.
Hannah E. wife of George B. Stoutenburg to
Henry Lovejoy. .... 3,500
Remsen st, now Maujer, s s, 127 e Union av,
73x125. Nathaniel Moxon, Elgin, Kane Co.,
Ill., to Ellen A. Russell, Elgin, Kane Co.,
Ill. .... life support
Rodney st, northerly cor Marcy av, 50x75.
Francis Bennett to Mary A. Bennett. (1-10
part) .... 100
Same property. Mary A. Bennett to Francis
Bennett. (1-20 part) .... 100
Schermerhorn st, s s, 75 e Hoyt st, 16.8x100.
Edward P. Dickie to Thomas H. Wagstaff,
Jr. .... nom
Same property. Thomas H. Wagstaff, Jr., to
Julia F. wife of Edward P. Dickie. .... nom
Stockholm st, s s, 200 e Willow av, 25x100.
Henrietta Buckmaster to Hermann H. and
Barbara Heimeann. .... 450
Sackett st, n s, 120 w Bond st, 20x100, h & l.
(Foreclose.) Thos. M. Riley to Darling B.
Whitney, Oyster Bay, L. I. .... 2,000
Seabring st, n e s, 206.4 s e Richards st, 33.6x
90x about 40x100. Sewall Moody to Charles
A. Scoville. (C. a. G.) (Morts. \$3,000) .... 6,000
Stockton st, n s, 100 e Tompkins av. (Release
mort.) Mutual Life Ins. Co., New York, to
Cath. T. C. Quin (extr. C. Quin) .... 4,125
Ten Eyck st, n s, 275 w Humboldt st, 25x100,
h & l. George Binder to Frederick Schaffer.
(C. a. G.) (Morts. \$1,700) .... nom
Van Brunt st, s e s, 100 s w Seabring st, 25x90.
Rosalie wife of Francis Scardi to James
Lamont. .... nom
William st, southerly cor Conover st, 100x100.
Anna M. wife of Frederick Black et al., to
John A. Ropke. (Q. C.) .... nom
Wyckoff st, s s, 125.5 w 6th av, 20x82x20x82.1,
h & l. (Foreclose.) Thos. M. Riley to The
Brooklyn Trust Co. .... 3,000
Wyckoff st, st, s s, 185.5 w 6th av, 20x81.10, h
& l. (Foreclose.) Same to same. .... 4,100
Wyckoff st, s s, 165.5 w 6th av, 20x81.10x20x
81.11, h & l. (Foreclose.) Same to same. 3,000
Warren st, n e s, 140 w 3d av, 60x100, h s. & ls.
Christopher C. Watson to Loring M. Black.
(Morts. \$9,000, &c.) .... 21,000
Wyckoff st, n s, 120 w 5th av, 40x100, h & l.
Christopher C. Watson to Rebecca A. wife of
Samuel S. Stevens. (Morts. \$10,000) .... 20,000
Wyckoff st, n s, 200 w 5th av, 60x100.
Wyckoff st, n s, 300 w 5th av, 20x100.
George W. Brown to Rebecca A. wife of
Samuel S. Stevens. (Mort. \$20,000) .... 40,000
1st st, e s, 90.7 s South 4th st, 43.5x95x46.7x95.
John F. Flagg to George Young. .... nom

North 3d st, s w s, abt 25 s e 3d st, 25x74.6x25x75. (Foreclos.) George H. Fisher to Arthur Lennon. (Partition).....1,275  
 Same property. Arthur Lennon to Daniel Krause.....1,450  
 North 3d st, s s, indeft, 24x88. Thomas Warner to John N. Ohland, New York.....1,501  
 South 4th st, s w s, 45.9 n w Union av, 20x85. William Dodds to John Reid. (M. \$1,000).....3,000  
 South 4th st. Party wall agreement. Charles Maehler to Sophie Hertfelder.....  
 North 7th st, s s, 150 e 7th st, 25x100. Wm. H. Willis, Glen Cove, L. I., to Joseph and Catharine (his wife) Murray. (M. \$500).....800  
 8th st, s w s, 273.9 s e 2d av, 50x100. Lydia E. Endall to Michael Martin.....2,100  
 North 9th st, northerly cor 5th av, runs north-west along North 9th st 88.2 x northeast 100 x northwest 11.10 x northeast 100 to North 10th st, x southeast 100 to 5th st, x southwest 200 to beginning. Peter Koelsch to Cornelius Mauer. (Q. C.).....14,000  
 11th st, n s, 88.1 w 4th av, 17.8x100. Joseph H. Burrill to Mary wife of Theodore Hook, New York. (Mort. \$1,000).....3,200  
 12th st, n e s, 246.5 s e 5th av, 50x100. Hannah Kiddle, East Orange, N. J., to Henry Kiddle, New York. (Mort. \$2,600).....3,000  
 23d st, n s, 100 e 6th av, 50x100. Samuel C. Gifford to Aaron Fancher.....nom  
 Same property. A. Fancher to Margaret Gifford.....nom  
 40th st, n s, 350 w 8th av, 25x100.2. Bridget wife of William Doherty to Benjamin Watson. (Q. C.).....nom  
 Same property. B. Watson to Wm. Doherty. (Q. C.).....nom  
 Atlantic av, s e cor Boerum st, 50.1x—to Pacific st, x 50.2x160.9. George W. Baxter, Syracuse, to Jas N. Baxter. (All title.) (Q. C.).....3,300  
 Same property. Hamilton Baxter, Syracuse, to James N. Baxter. (Q. C.).....nom  
 Atlantic av, s e cor Boerum st, runs south 160.9 x east 50.2 x north to Atlantic st, x west 50.1, hs & ls. Jas. I. and Henry E. Nesmith (exrs. J. Nesmith) to James N., George W., Jr., Caroline N., Henry E., Channing and Hamilton Baxter.....nom  
 Atlantic av, s w s, 182.2 n w Boerum st, 16.10x46.2x32x47.10, along centre Red Hook lane. Charles and Margaret (his wife) Roth to John S. Williamson.....nom  
 Same property. John S. Williamson to Margaret Roth.....nom  
 Bedford av, e s, 272 n Park av, 15.6x100. Wm. N. Hobart, Cincinnati, Ohio, to Delia Woodruff. (Q. C.).....exch  
 Bedford av, e s, 161.10 s Myrtle av, 25x100, h & l. Julia A. Brown to Samuel Brown. (C. a. G.) (½ part.).....1,500  
 Bedford av, e s, 58 n De Kalb av, 25x200 to Spencer st. George White to Caroline M. White.....13,000  
 Bedford av, northerly cor Rose st, 20x80. Louis C. Gillespie, Tarrytown, N. Y., to George A. Cardwell. (Mort. \$5,000).....10,000  
 Bedford av, w s, 182.3 s Park av, 25x100, h & l. Sophia wife of George Loffler to Joseph and Theresa (his wife) Hauer. (Mort. \$3,000).....8,300  
 Bedford av, w s, 211.10 s Myrtle av, 50x100. (Foreclos.) Thos. M. Riley to The East Brooklyn Savings Bank, Brooklyn.....3,500  
 Central av, s w s, 350 n w Jefferson st, 45.9x—x 90.1. Samuel M. Meeker to Joseph Hauer. (Q. C.).....nom  
 Central av, southerly cor Centre or Melrose st, 50x100.....  
 Centre or Melrose st, s e s, 100 s w Central av, 25x65.11x27.6x50.6.....  
 Joseph Hauer to Sophia wife of George Loffler.....2,500  
 Clermont av, e s, 304 n De Kalb av, 23x200 to Vanderbilt av, h & l. Nicholas Sheldon to Sarah S. Sackett. (C. a. G.).....7,500  
 Clinton av, w s, 205.4 n De Kalb av, 20x120, h & l. Bernard Fowler to Erwin Davis, New York. (Mort. \$7,000).....13,300  
 Conklin av, s s, lot 112 H. Conklin et al. property, Canarsie, 25x150, h & l. Wilhelmine wife of Andrew Fischer, Canarsie, to Charles Schwab, New York.....1,800  
 Clason av, s w cor Dean st, 73x100. (Foreclos.) Henry S. Bellows to Henry P. Townsend. (Mort. \$12,000).....1,500  
 Division av, n s, 75 e Miller av, 25x100, New Lots. Tunis V. P. Talmage (exr. T. G. Talmage to Mary E. Miller. (½ part.).....100  
 Same property. Charles J. Lowrey to same. (½ part.).....300  
 Fulton av, s w cor Miller av, 50x100, New Lots. Catharine Sinnott to Mary A. Miller. (Morts. \$1,500).....3,500  
 Graham av, e s, 75 s Varet st, 25x100, h & l. Joseph Hauer to Sophia wife of George Loffler. (Mort. \$1,000).....4,600

Gates av, s s, 100 e Hall st, 20x90, h & l. Frederick W. Downer, New York, and Henry G. De Forest, Oyster Bay, and George De Forest Lord, New York, to Ann M. wife of S. D. C. Van Bokkelen.....8,500  
 Gates av, n s, 275 e Yates av, 79.3x100. Patrick Mulledy to Joseph A. Cross. (Morts. \$9,000, and other liens).....11,000  
 Grand av, e s, 357.5 n Gates av, 20x59.11x27.8x78.11. Albert A. Reeve to Mary E. Carter. (Mort. \$3,000).....exch  
 Greene av, s s, 60 e Adelphi st, 20x100. Samuel B. Leonard to Otilie Kirkner.....nom  
 Gates av, n s, 220 w Patchen av, 20x100, h & l. Herman Wermann to Paul W. Ledoux (see Broadway).....4,000  
 Howard av, e s, 27.8 n Bergen st, 54.6x100. (Foreclos.) Gerard M. Stevens to Philip L. Wilson. (Mort. \$1,000).....350  
 Howard av, e s, 40 n Hancock st, 40x80. James Hughes to Maria wife of Patrick Mulledy.....nom  
 Howard av, e s, 80 n Hancock st, 20x80. Lizzie Kenny to same.....nom  
 Lafayette av, n s, 335 e Marcy av. (Release mort.) The Metropolitan Life Ins. Co., New York, to Thomas Gordon.....600  
 Lafayette av, n s, 335 e Marcy av, 15x100. Thomas Gordon to Henrietta Lemken, New York.....1,475  
 Lee av, w s, 66 n Rodney st, 22x100, h & l. William C. Flanagan and Mayer Kahn, New York, to Mary W. wife of Edward C. Brainard. (Mort. \$4,500).....8,050  
 Lewis av, e s, 80 s De Kalb av, 20x100. Frederick A. Fox to Ann E. Foley (widow).....nom  
 Lexington av, s s, 405 e Bedford av, 20x100, h & l. Susan A. Hall, Palisades, N. J., to Abraham B. Dupuy. (Mort. \$4,800).....8,500  
 Lafayette av, s s, 358.4 e Lewis av, 20.10x100. (Foreclos.) Thomas M. Riley to Samuel Willets, New York.....2,500  
 Morse av, s e s, 325 n e Liberty av, 18.9x100, New Lots. Henry G. Hunt to Herman F. Koepke.....650  
 Marcy av, e s, 36 s Gwinnett st, 18x85. (Foreclos.) Isaac H. Platt to Susan E. Miller.....1,500  
 Myrtle av, s w cor Washington av, 41x60, hs & ls. Maria L. and Maria E. Wood, Garden City, to Cornelius Donnellon.....nom  
 Putnam av, s s, 107.4 w Marcy av, 17.4x100, h & l. Alexander Dugan to Robert A. Perin. (Mort. \$2,800).....5,000  
 Schenectady av, e s, 20 s Broadway, 20x89, Flatbush. Christopher C. Watson to Peter R. Evertsz. (Q. C.).....nom  
 Schenectady av, e s, 20 s Broadway, 20x89.....  
 Schenectady av, s e cor Broadway, 20x89.1.....  
 Peter R. Evertsz, New York, to Sarah J. Meaden.....nom  
 Same property. Sarah J. wife of George Meaden to Mary J. Evertsz.....nom  
 Skillman av, n s, 141.8 e Lorimer st, 16.8x100, h & l. Edmund J. Bearns to Joseph H. Bearns. (Mort. \$500).....2,500  
 Throop av, w s, 25 n Stockton st, 25x100, h & l. Friedrich Schmitt to George Rassmann.....nom  
 Same property. George Rassmann to Christina Schmitt.....nom  
 Throop av, No. 224, 25x100. F. Schmidt to Michael Klein. (Contract).....4,100  
 Troy av, e s, 79.1 n Dean st, 19.4x90. Agnes Fitzgerald to Edward E. Fitzgerald. (Mort. \$1,300).....2,800  
 Vernon av, s s, 80 e Lawrence st, 20x100, h & l. Flatbush. (Foreclos.) Michael Furst to Ellen wife of Michael Bennett.....500  
 Vermont av, w s, 250 n Liberty av: Atlantic av, s s, 269.7 n Liberty av. (Release dower). Theresa Schiellain to Emil Schiellain.....nom  
 Vanderbilt av, e s, 211.11 n Myrtle av, 32.6x80. (Foreclos.) Thos. M. Riley to The Equitable Life Assurance Soc., U. S.....5,800  
 Vanderbilt av, w s, 168.2 n Atlantic av, 16.8x90, h & l. Joanna wife of George A. Bennett to Louisa M. wife of Daniel S. Arnold. (Ms. \$6,000).....175  
 Vernon av, n s, bet Clove and Clinton sts, 100x200, Flatbush. Thomas O'Rourke, New York, to William E. Regain. (All title.) (Mort. \$600).....600  
 Vanderbilt av, w s, 95 s Greene av, 20x100, h & l. Thos. B. Jackson to Ludwig S. Frank. S. 000 Webster av, s s, Flatbush, 364 w 1st st, 91x108. Caroline M., Harriet P. and George White to Henry E. White.....1,000  
 Washington av, 192.8 n Lafayette av, 17.8x109.11. William C. Bowers to Abijah J. Williams, Utica, N. Y.....10,000  
 3d av, s e s, 63 n e 16th st, 11x44. Michael F. Griffen to Edward P. Day. (M. \$2,000).....50  
 5th av, northerly cor 5th st, 20x95. William Hatten to Edwin Keeler. (Morts. &c.).....1,650  
 Mill road, plot west of road, Plunder's Neck, part of above, 55x50. Henry Anderson to John H. Anderson.....80

Old Bath lane, n w s, 210 from Brooklyn Bath & Coney Island R. R., 90.6x263x85.6x263.1  
 Old Bath lane, n w s, 34.9x148.7x35x146.6  
 Bath village.....  
 John G. Law to George J. Brown, New York. (partition).....2,621  
 One acre at Plunder's Neck, on w s of Mill road, New Lots. Elizabeth, Mary E. and Garret Denton to Henry Anderson. (1867).....100  
 Plot 150x150 on Atlantic Ocean, Coney Island. (Leasehold.) Maria Donnelly to Annie Le Provost. (Q. C.) (All title).....1,000

WESTCHESTER COUNTY.

OCTOBER 17, 18, 20, 21, 22, 23.

BEDFORD.  
 Powell, Jared D. and Wm. Benedict and ano., s s highway from Jonah Holly's to Katonah, 86 acres.....\$2,550  
 Saries, Geo. F.—Henry H. Fowler, e s highway from Bedford to The Union Church, 75x87.....1,555  
 CORTLAND.  
 Leverich, Mary B., et al. (by E. Wells, ref.)—Mary B. Leverich, on highway from Peekskill to Yorktown, 2 acres.....900  
 Warden, Leah, et al. (by D. S. Herrick, ref.)—Eliza B. Scriba, adj. and of Daniel Hunt, 2 acres.....30  
 EASTCHESTER.  
 Clark, Phoebe, et al. (by Geo. Zabriskie, ref.)—Frederick Kuhne, lot 224 Chester Hill, Mt. Vernon, 10x160.....3,000  
 Wilke, Elizabeth (by G. W. Hunt, ref.)—Madeline M. Weizhoover, w s 40th av, cor Jefferson pl, 50x100.....204  
 EAST IRVINGTON.  
 Conklin, Isaac B.—Isaac B. Conklin, Jr., adj. Stuben Conklin, ¼ acre.....30  
 GREENBURGH.  
 Odell, John H.—Allen N. Traynier, Nepperhan st, adj. M. H. Meyer, 50x150.....400  
 Fitzgerald, Ellen, et al. (by E. H. Hudson, ref.)—Mary J. Mann, adj. Mary McCormack, 8x63.....284  
 Little, Charles W.—Wm. H. Robertson, 30 lots on Chatterton Hill.....3,500  
 Same—H. D. Robertson, same property.....3,500  
 Wyber, Alice Y., and ano. (by W. S. Bird, ref.)—George Corbey, adj. land of Joseph Jones, ½ acre.....575  
 HASTINGS.  
 Jones, Isabella—Albert Steiner, e s Maple av, 200 ft n of Valley st, 100x100.....2,500  
 MAMARONECK.  
 Eager, Joseph—Sarah F. Carroil, s e s Boston Post road, 30x89.....2,800  
 MT. VERNON.  
 Holm, Ferdinand—Mary Powers, w s 7th av, 150 s North st, 50x100.....30  
 NEW ROCHELLE.  
 Guest, Alonzo—Catharine A. Guest, cor of Church and New sts, 197x50.....nom  
 Higgins, Alvin, et al. (by Odie Close, ref.)—Wm. H. Gunther, highway from New Rochelle to White Plains, adj. Nathan Secordis, 62 acres.....10,000  
 Kreiter, Valentine—Moses D. Badeau, s w cor Washington av and Union pl, 100x100.....nom  
 NEW CASTLE AND NORTH BEDFORD.  
 Howard, Emma—Maria Sager, adj. Friend W. Miller, 25 acres.....5,000  
 OSSING.  
 Meldrum, William (by Calvin Frost, ref.)—Henry V. Allen, 11 lots map of Mary M. Lunscomb, 30 acres.....500  
 PEKSKILL.  
 Reynolds, Wm. T., et al.—James H. Keer, south ½ lot 5 Linden av, Cortland Cemetery.....20  
 Same—Isaac McKeel and ano., lot 31 Av C, Cortland Cemetery.....40  
 Vought, Pell S. C.—Rebecca Harrison, w s Broad, 115 s w Howard st, 35x125.....2,000  
 SING SING.  
 Dale Cemetery Assoc.—Sarah J. Forman, lot 24 sec. G. Dale Cemetery.....80  
 Webb, Anna E.—Trustees of Permanent Free School, district of Sing Sing, s s Broad av, 100 e Spring st, 50x136.....2,625  
 SOMERS.  
 Dayton, Aner (by Franklin Cough, ref.)—Julia E. Brown, e s Lovell, adj. Douglas Mead.....1,490  
 WHITE PLAINS.  
 Haviland, Abijah (exr. David A. Haviland)—Haviland, White & Co., Oravampum st, adj. Daniel Smith.....2,000  
 Carpenter, F. M., et al. (exr. Elma A. Moger)—Wm. H. Huestis, s s Railroad av, near Broadway, 111 x100.....4,950  
 Huestis, Wm. H.—N. M. Moger, same property.....nom  
 YORKTOWN.  
 Leverich, Mary B., et al. (by E. Wells, r f.)—Alfred Curry, cor of 5 mile turnpike and old road from Peekskill to Red Mills, ¼ acre.....275  
 Same—Chas. W. Leverich et al., Crompond st, adj. Martin L. Straug, 43 acres.....2,250  
 YONKERS.  
 Wallach, Antony—Alice A. Havemeyer, block bounded by No. 1 Broadway, Palisade, Lake and Glenwood av's.....46,750  
 Monahan, John, et al. (by John C. Small, ref.)—Michael Foley, lot 29 Garden st, 25x50.....625

MORTGAGES.

REAL ESTATE.

NEW YORK CITY.

OCTOBER 16, 17, 18, 20, 21, 22.

Abbott, Austin, to John Carey, Jr., et al. (trustees of Alida Carey). 38th st. n. s. 308.7 e 8th av. 17.1x98.9. Oct. 15, 5 yrs. 6 p. c. \$4,750  
 Acid, Thomas, to Mary C. and Robert D. Beattie and Ann E. Alling, Mary F. Thompson, Josephine M. B. Hammond, Dutchess Co., and Gertrude R. Sackett, Brooklyn. 7th av. P. M. June 23, due Dec. 23, 1880, 6 p. c. 5,250  
 Baumgarten, August, to THE UNITED STATES TRUST CO., New York. 4th av and 160th st. P. M. June 10, due July 1, 1881, 6 p. c. 5,000  
 Same to Louis Bros. Madison av, 123d st. P. M. Oct. 2, 2 yrs. 6 per cent. 15,500  
 Bindiart, George, Brooklyn, to THE GERMAN SAVINGS BANK, New York. 4th st. n. s. 125 w 8th av. 25x100.4. Oct. 18, 1 yr, 6 p. c. 5,000  
 Blanco, Manuel L. v., to Antonia L. de wife of Felipe Samz. Dover st, No. 8; also property in Brooklyn. July 24, 5 yrs. 6 p. c. 11,800  
 Bliss, Evelyn M., wife of Henry H., to Merritt E. Sawyer, Nyack, N. Y. East Broadway, No. 39, leasehold. Oct. 16, notes. 1,168  
 Borrower, Euphemia C., wife of Samuel, to Mahlon Sands et al. exrs. A. B. Sands. 17th st. P. M. Sept. 23, due Oct. 16, 1884, 6 per cent. 22,500  
 Same to Henry B. Hyde, Islip, L. I. 17th st. P. M. Oct. 16, 1 year. 7,500  
 Bernstein, Louis, wife of Isaac, to Stephen Merrihew and ano. (exrs. T. Putnam). 33d st. s. s. 29 e 9th av, 23x74. Oct. 13, due Oct. 1, 1884, 5 years. 5,000  
 Berry, Jacob, to Sarah E. wife of Charles L. Cornish. 63d st. P. M. Oct. 20, 1 year, 6 per cent. 22,500  
 Bradley, Saulesbury L., to Irwin McDowell trustee. 7th st. n. s. 216.8 e 5th av, 16.8x 102.2. Oct. 18, 3 years, 6 per cent. 14,000  
 Same to same. 7th st. n. s. 200 e 5th av, 16.8x 102.2. Oct. 18, 3 years, 6 per cent. 14,000  
 Same to same. 7th st. n. s. 233.4 e 5th av, 16.8x 102.2. Oct. 18, 3 years, 6 per cent. 14,000  
 Brickwedel, Dederich H., to David Stevenson, Jr. 39th st. P. M. Oct. 18, 1 year, 6 per cent. 1,500  
 Caamano, Josefa L. de. wife of Ramon, Brooklyn, to Rafael C. Riveras. Lexington av, s w cor 25th st, 24.4x37.2x24.4x58.3; Dover st, w s, 112.8 n Water st, 39.1x52.4, irreg, also lots in Brooklyn. Oct. 18, due May 1, 1880, 6 per cent. 48,000  
 Casper, Israel, to Max Danziger. 79th st. n. s. 200 e 1st av, 75x99.9; 2d av. s. e. cor 73d st, 77.2x75; 2d av. e. s. 71.2 s 73d st, 25x100. October 17, due Jan. 1, 1880. 12,000  
 Same to same. 79th st. s. s. 250 w 1st av, 75x 99.9. Oct. 15, due Dec. 1, 1879. 2,500  
 Same to Henry Lipman. 79th st. s. s. 306.3 w 1st av. 18.9x99.11. Oct. 16, due Dec. 1, 1879. 750  
 Same to Theodore P. Jenkins. 2d av. e. s. 52.2 s 73d st, 25x75. Oct. 17, due Jan. 1, 1880, 6 per cent. 1,500  
 Clark, Charles F., Boston, Mass., to John H. Drake. Madison av. P. M. Oct. 21, due Jan. 21, 1881, 6 per cent. 5,000  
 Clark, Erasmus D., to Edward Smith. 39th st. P. M. Oct. 18, 5 years. 5,000  
 Coar, John, to Robinson & Wallace. 58th st. n. s. 300 w 6th av, 33.4x100.5. Sept. 27, 3 mos. 4,700  
 Campbell, James, to Abram B. Wyckoff, Hightstown, N. J. 59th st. n. s. 200 e 1st av, 25x100.5. Oct. 17, due January 20, 1880. 6,000  
 Christie, William, and John A. Walker to John H. Deane. 104th st. s. s. P. M. Oct. 20, 3 months. 15,300  
 Casper, Israel, to Theodore P. Jenkins. 79th st. s. s. 268.9 w 1st av, 37.6x99.9. Oct. 15, due Dec. 1, 1879. 1,800  
 Chandler, John F., Jr., et al. (by John F. Chandler, guardian) to THE FRANKLIN SAVINGS BANK, New York. 47th st. n. s. 70 e 9th av, 30x75.4. Oct. 16, 1 yr, 6 p. c. 3,000  
 Christman, Mary, wife of Charles A., to John McClave. 126th st. s. s. 133.4 w 8th av, 16.8x 99.10. June 11, 1 yr, 6 p. c. 2,200  
 Connolly, Ellen M. B. (widow) to Miss Alice D. Weeks. 6th av. e. s. 69.4 n 27th st, 20x100. Oct. 6, due Nov. 1, 1880, 6 p. c. 1,000  
 Crumble, James, to Elizabeth Kip (widow), New York. 1st av. s w cor 65th st, 100.5x100. Oct. 15, 2 years, 6 per cent. 10,600  
 Donnelly, Charles A., to Arthur B. Graves. 35th st. P. M. and building loan. Aug. 1, 1 year, 6 per cent. 28,000  
 Dunham, Henry R., to Euphemia S. Coffin. 34th st. s. s. 200 e 12th av, 25x98.9. Oct. 17, due Oct. 1, 1882, 6 per cent. 2,250

Same to James Sloane. 34th st. s. s. 150 e 12th av, 25x98.9. Oct. 17, due Oct. 1, 1882, 6 per cent. 2,250  
 Decker, George J., to Patrick O'Hare. Cliff st. n w cor Jackson av, 21x75. Sept. 17, 1 yr. 500  
 Delmage, Ann, to Thomas Keenan. Broome st (No. 218), n. s. 62.6 e Chrystie st, 22.6x100x 22.6x100.8. Oct. 18, due Nov. 20, 1882. 2,000  
 Denny, Frederick F. (exr. Mary A. Denny), to William Carr. 14th st. s. s. 200 e Willis av, 25x100. Oct. 18, 3 years. 330  
 Dettinger, Christian, to THE NORTH RIVER SAV. BANK, New York. 51st st. s. s. 80 e 11th av, 20x75.3. Oct. 21, 1 year, 6 per cent. 2,000  
 Glander, Hermann, to Charles F. A. Hinrichs, Jr., and ano. (exrs. A. T. Hinrichs). West 3d st. n. s. 75 e Thompson st, 25x90. Oct. 20, due Jan. 1, 1882, 6 per cent. 3,000  
 Gallup, Jane A., wife of Albert S., to THE NEW YORK LIFE INS. CO. 54th st. s. s. 130 e 5th av, 22x100.5. Oct. 15, 5 years. 25,000  
 Same to same. 54th st. s. s. 125 e 5th av, 14x 100.5. Oct. 15, 3 years. 12,000  
 Hyman, Henry, to THE WASHINGTON LIFE INS. CO., New York. 64th st. s. s. 40 e 4th av, 20x 80. Oct. 8, due Dec. 1, 1884, 5 per cent. 10,000  
 Harper, Tacie McD., wife of Fletcher U., to John Sloane and H. B. Hyde (exrs. &c., W. Sloane). Madison av. n. e. cor 61st st, 25x85. Oct. 15, due Oct. 1, 1882, 6 per cent. 30,000  
 Hendlen, Thomas T., to THE STUYVESANT INS. CO., New York. 24th st. n. s. 175 w 1st av, 25x98.9. Oct. 18, 5 years. 1,650  
 Ives, Cora M., to THE EMIGRANT INDUSTRIAL SAV. BANK. 138th st. n. s. 175 w Boulevard, 125x— to 139th st. Oct. 11, 1 year, 6 per cent. 4,500  
 Jonas, Abraham H., to Adam Sander. 74th st. n. s. 125 w 2d av, 50x102.2. October 22, 1 year. 1,500  
 Jenkins, Sarah R., to Amelia Rasines. 124th st. n. s. 275 w 3d av, 25x100.11. Oct. 21, 1 year, 6 per cent. 1,000  
 Same to Hattie T. Crowell, Brooklyn. 124 h st. n. s. 159 w 3d av, 125x100.11. Oct. 3, 1 yr, 1,000  
 Same to THE EMIGRANT INDUSTRIAL SAVINGS BANK, New York. 124th st. n. s. 150 w 3d av, 100x100.11. Sept. 25, 1 year. 10,000  
 Jenny, Ann M., wife of Jacob, to Bertha A. Deane. 104th st. s. s. 210 e 3d av, 16.8x100.11. Jul. 29, 4 months. 1,167  
 Johnston, Emma J., wife of John S., Long Island City, to Caroline M. Rives. 87th st. n. s. 120.6 w Av A, 86.6x100.8. Oct. 21, due Jan. 1, 1880. 8,800  
 Jacobus, Anthony A., Livingston, N. J., and W. H. R. M. and Arthur M. Jacobus, New York, to John L. Munn (trustee). Washington st, Nos. 611, 613 and 615 and Nos. 96, 94 and 92 Morton st and Nos. 634, 632, 630 and 628 Greenwich st, also leasehold; Varick st, s. e. cor Downing st, 37.9x98.6x35.5x34.11 to Downing st, x 59.4, also land in New Jersey. Sept. 22. Secures payment to trustees of annuities.  
 Jacobus, Arthur M., et al. to Courtland Palmer and ano. (exrs. R. Wayne). 1/4 part of estate, real and personal, of which A. J. Jacobus died seized, being A. M. Jacobus' share to whom this loan is made. July 12, 1878. 2,000  
 King, Henrietta L. (individ. and extrx. N. Low), to John T. Willets et al. (exr. R. R. Willets). West Houston st. n. e. cor Cottage pl, 50x100. Sept. 20, 5 years, 6 per cent. 22,000  
 Same to THE CONTINENTAL INS. CO., New York. Bleecker st. s. e. cor Macdougall st, 100 x75.6; Bleecker st. s. s. 100 e Macdougall st, 75 x98. Sept. 30, due July 1, 1880, 6 per cent. 58,000  
 Keys, Christopher, to Thomas J. McKee. 115th st. n. s. 80 e 3d av, 144x100.11. Sept. 20, 1879, 1 month. 200  
 Kerby, John, to Ephraim C. Gates, Calais, Me. Washington av. s. e. s. 54x200, to Madison av, being southerly 1/2 lot 28 map Upper Morrisania. Oct. 1, 1 year. 2,000  
 Same to same. Madison av. s. e. s. 18x86.6x18x 86, being part lot 18 map Upper Morrisania. Oct. 1, 1 year. 500  
 Same to same. Madison av. s. e. s. 18x88x18x 87, being part lot 18 map Upper Morrisania. Oct. 1, 1 year. 500  
 Same to same. Madison av. s. e. s. 18x87x18x 86.6, being part lot 18 map Upper Morrisania. Oct. 1, 1 year. 500  
 Landauer, Julius, to Jeannette Adler, Canton, Ill. Av B. s. e. cor 6th st, 21x64. Oct. 1, note, 5 years. 8,000  
 Lee, Joseph M., Plainfield, N. J., to Walter N. De Grauw, Sr., Brooklyn. Madison av. w. s. 22.2 n 80th st, 20x70. Oct. 13, 1 yr., 6 p. c. 2,000  
 Landgraf, Henry A., to John Smith. Orchard av, lot 258 map East Tremont, 66x159. Sept. 3, 3 years, 6 per cent. 500  
 Letzeiser, Elise, to Frank Vettel. 9th av. n w cor 51st st, 25.5x80. Oct. 14, due Oct. 15, '80, 1,500

Lynch, Hannah, to The French Benevolent Soc., New York. Hester st (No. 182), s w cor Mulberry st, 25x57.3. Oct. 18, 3 years, 6 per cent. 4,000  
 McBride, Abram, to George W. Taylor. 22d st. n. s. 150 w 10th av, 25x98.8. Nov. 7, 1845, 5 years, 6 per cent. 3,000  
 Miller, William, to Christine Miller. Essex st. e. s. 275 s Houston st, 25x100. Oct. 20, 1 year, 6 per cent. 1,000  
 McGee, Thomas, to Alonzo M. Robertson. 29th st. P. M. Oct. 18, 5 years, 6 per cent. 1,000  
 McKeag, William, to Mary I. Keuler. 15th st. n. s. 430 e 7th av, 2 x 103.3. Oct. 18, due Nov. 1, 1880. 1,000  
 Markham, John P., and James F., W. H., Annie, Stephen, Bridget and Mary Patten, to Samuel Thorne et al. (trustees). Monroe st (No. 35), n. s. 187.4 e Market st, 25x100. Oct. 18, 2 years, 6 per cent. 2,500  
 Mooney, John, to David Dinkelspiel and Hy. Hyman. Alexander av. n. e. cor 134th st, 200 to 135th st x 75. Oct. 16, 3 months. 2,000  
 Mullins, Thomas F., Michael J., John and Ellen (heirs J. Mullins) to William P. Earle. 57th st (Nos. 324 and 326), s. s. 247.3 e 2d av, 40.6x 59x40.6x58.4. May 24, due Jan. 6, 1882. 500  
 Murray, Joseph, to Caroline C. Bishop. 112th st. s. s. 52.8 e 4th av, 16.4x100.11. Oct. 17, 1 year, 6 per cent. 4,000  
 Same to same. 112th st. s. s. 69 e 4th av, 16.4x 100.11. Oct. 15, 1 year, 6 per cent. 4,000  
 Same to John H. Deane. 81st st. s. s. 100 e 2d av, runs east 210 x south 102.2 x west 111.7 x north 19.3 x west to point 100 east 2d av. x north 72.11; Av A, w s. 25.8 s 82d st, 25.6x 106.6. Oct. 15, demand. 2,950  
 Noguan, Michael, to THE MECHANICS' AND TRADERS' NAT. BANK, New York. 110th st. s. s. 200 e 2d av, 75x100.10. October 11, 3 months. 7,000  
 O'Neill, Alice, wife of Francis, to Honor Buckenham. 44th st. s. s. 65 e 11th av, 15x 80.5. Oct. 18, due Oct. 7, 1882. 400  
 Olin, Stephen H., to Eugene Elsworth (exr. &c., W. Elsworth). 31st. n. s. 144 e 4th av, 22 x98.9. Oct. 21, due Oct. 21, 1882, 6 per cent. 14,000  
 O'Gorman, Julia, wife of William, to William Stursberg. Willis av. P. M. Feb. 8, 4 years. 1,500  
 Same to same. Willis av, 138th st. P. M. Feb. 8, 4 years. 1,500  
 Same to same. Willis av. P. M. Feb. 8, 4 years. 1,500  
 Oppenheimer, Edward, to THE WASHINGTON LIFE INS. CO., New York. 64th st. s. s. 60 e 4th av, 20x80. Oct. 8, due Dec. 1, 1884, 5 per cent. 10,000  
 Palmer, Elizabeth, wife of Alphe, to THE MUTUAL LIFE INS. CO., New York. 11th st (No. 361 W.), n. s. 154 w Washington st, 22x93. Oct. 20, due Dec. 1, 1880, 6 per cent. 2,500  
 Parlman, Ann M., wife of William, to Thomas B. Tappan (exr. J. York). 133d st. s. s. 74.8 w Willis av, 30x50. Oct. 14, 2 years. 2,000  
 Petri, Lisette C. (widow), to Charlotte Hammert, Hoboken, N. J. Allen st. e. s. 75 s Canal st, 25x87.6. Oct. 16, due April 1, 1881, 6 per cent. 700  
 Pike, Ellen M., wife of Samuel N. (mortgagor), with Charles C. Thompson. Extension mortg. nom  
 Powell, Eva, to Robert W. Cooper. 48th st. s. s. 240.8 w 2d av, 18.8x100.5. Oct. 16, 3 years, 5 per cent. 5,000  
 Powers, Thomas J., to Edmund R. Robinson. 34th st. n. s. 125 e 7th av, 25x152.6x26.2x144.10. Oct. 18, 3 years, 5 per cent. 14,000  
 Price, Joseph H., Hempstead, L. I., to Bernardus Hendrickson, Hempstead, L. I. 22d st. n. s. 125 w 6th av, 16.8x98.9. Oct. 13, due November 1, 1880, 6 per cent. 1,000  
 Rosenstein, Jacob I., to Adam Sander. 84th s. s. 100 e 1st av, 40x102.2. Oct. 14, 3 months. 1,500  
 Rosenstein, Jacob, to Max Danziger. 76th st. n. s. 225 e 3d av, 125x102.2. Oct. 15, due Dec. 1, 1879. 6,000  
 Riillard, Louise E. (widow), to Charles A. Murray, England. 21st st. s. s. 350 w 4th av, 25x 92. Oct. 21, 3 years, 5 1/2 per cent. 10,000  
 Stevens, Marietta R., to The Mayor, &c., New York. Briaetty (No. 1146), e. s. 105.9 s 27th st, 26.5x81.11x24.8x91.4. May 1, 5 years, 6 per cent. 25,080  
 Streeter, William H., to St. Luke's Hospital, New York. 46th st. P. M. Oct. 18, 3 years, 6 per cent. 7,500  
 Same to same. 46th st. P. M. Oct. 18, 3 yrs., 6 per cent. 7,500  
 Same to THE MECHANICS' & TRADERS' NAT. BANK, New York. 46th st. P. M. Oct. 18, duo Jan. 16, 1880. 5,000

Samanos, Eliza A. (widow), to THE MUTUAL LIFE INS. CO., New York. 41st st. s. s. 273.4 e 5th av. 25x99.2x25.1x99.11. Oct. 10, due March 1, 1881, 6 per cent. 3,500

Schachtel, Nicollus, to Alphonse Montant. 7th av, e s, 17.7 n 16th st, 17.7x61; 7th av, e s, 35.1 n 16th st, 17.6x64x19.7x64. (Leases.) Oct. 17, 5 years, 6 per cent. 7,000

Schick, Elisabetha, or Elizabeth Scheick or Schiek, wife of Roehms, Woodsie, L. I., to Juliana Hendricks. 4th st, n s, 99 w Av C, 24.9x98.2. Oct. 16, 5 years, 6 per cent. 4,600

Scott, William H., and Robert C. Ferguson to Maria L. wife of Joseph L. Roberts and Rosa P. wife of Elnathan R. Atwater. 116th st. s. s. P. M. Oct. 18, due Nov. 1, 1884, 5 per cent. 8,000

Sieghardt, Ferdinand A., to Charles J. Murray, England. 5th st (No. 713 E.), n s, 358 e Av C, 25x97. (With machinery, &c.) Oct. 18, 5 years, 6 per cent. 6,000

Speth, Julius, to THE NEW YORK LIFE INS. CO. 113th st, n s, 209 w 3d av, 20x100.10. October 15, 1 year, 6 per cent. 5,900

Same to same. 113th st, n s, 189 w 3d av, 20x100.10. Oct. 15, 1 year, 6 per cent. 5,000

Stevens, Asa, to Lizzie W. wife of Otis B. Davis, Flemington, N. J. Beach st. P. M. Oct. 13, due Nov. 1, 1889, 6 per cent. 3,000

Same to William and D. B. Moses (exrs. J. M. Moses). Beach st. P. M. Oct. 13, due Nov. 1, 1883, 6 per cent. 2,000

Same to William Moses. Beach st. P. M. Oct. 13, installs. 5,000

The German Dutch Reformed Church, Melrose, to THE MUTUAL LIFE INS. CO., New York. Elton av, n e cor 156th st, if extended, 59x100. Oct. 11, due Dec. 1, 1880, 6 per cent. 3,000

Tierney, John, to THE BOWERY SAVINGS BANK. 88th st, s s, 182 w Av A, 25x100.8. Oct. 15, 1 year, 6 per cent. 2,500

Treacy, Thomas F., to William A. Caldwell. 110th st, n s, 189 w 4th av, 16.8x100.11. Oct. 17, 4 months. 4,000

Same to same. 111th st, s s, 130 w 4th av, 16.8x100.2. Oct. 17, 4 months. 4,000

Same to same. 110th st, n s, 196.8 w 4th av, 16.8x100.11. Oct. 15, 4 months. 4,000

Same to John Inglis. 110th st, n s, 271.8 e 4th av, 16.8x100.11. Oct. 17, 3 years, 6 p. c. 5,000

Turner, Mary A., wife of Malcolm C., to Lovisa S. Upson. Mott av, n w cor 149th st, 100x100. Sept. 29, 3 years. 3,000

Thompson, Henry F., Baltimore, Md., to Robert and Thomas H. Oliver (trustees T. Oliver, dec'd). 1st av. P. M. July 1, 5 years, 6 per cent. 6,000

Vanderveer, Harriet E., wife of John A., Flatbush, L. I., to Artless V. Gearon. William st (No. 217 and No. 14 North William st), 27.11 on William st x 78 to North William st, x 25.5x90.7. (1-6 part.) Oct. 1, installs. 675

Van Horn, Ella J., wife of George G., Rye, N. Y., to Cora and Myra Moffat. 15th st, n s, 338 w Av C, 125x103.3. Oct. 22, due Dec. 1, 1879. (5 months, each \$300). 1,500

Van Dusen, Abram B., to H. Virginia Deshler (guard.). Madison av, s e cor 124th st, 100.11x95. Oct. 15, due Dec. 1, 1879. 3,000

Winterbottom, Maria A., wife of James, Nyack, N. Y., to Alexander Hamilton et al. (trustees). Spring st (No. 196), s s, bet Sullivan and Thompson sts, 25x75. Oct. 13, 5 yrs, 5 per cent. 5,000

Woolley, James V. S., to John M. Pinkney. 76th st, n s, 45 e Madison av, 59x102.2. Oct. 13, due Nov. 20, 1879. 24,000

Wait, Julia C., wife of William S., to Richard Hennessy. 53d st, n s. P. M. Oct. 14, due Oct. 15, 1881, 6 per cent. 2,000

Wilson, Sarah W., Elizabeth, N. J., to James White. Spring st, w s, lots 351, 352, 353, 354, 355, 356, and gore on map West Morrisania, being part W. H. Morris's farm. (Demand note). Oct. 11. 2,500

Young, George, mortgagee with Samuel Cardwell. Reducing amount of mortgage and extending time of payment.

KING'S COUNTY, N. Y.

OCTOBER 16, 17, 18, 20, 21, 22.

Alexander, Amelia P. (widow), and William P., also Julia B. wife of Henry M. Phillips, Springfield, Mass., to Amelia B. Alexander. Hicks st, w s, 23 s Sackett st, 22x100. Oct. 21, indemnity. \$1,650

Brumley, Sanford S. to Charles A. Whiting. Union st, s s, 170 e Hoyt st, 60x100. Oct. 24, 1 year. 2,000

Baker, Cyrus C. (mortgagee), with Elizabeth R. Post et al. (exrs. S. Willis, dec'd). (Release of priority of mort.) nom

Bieling, Wilhelmina, wife of Robert, to John P. Schafer. Schafer st, s e s, 250 w Johnson av, 40x100. Oct. 1, 3 years, 6 per cent. 700

Brown, Samuel, to Julia A. Brown. Bedford av. P. M. Oct. 1, 3 years, 6 per cent. 1,500

Blanco, Manuel Lopez y., Fernando Lopez y. Blanco. Steuben st (No. 252 A), w s, 303.10 s De Kalb av, 18.1x100; Clason av (No. 260), w s, 304.6 n De Kalb av, 13x85.6; Clason av (No. 266 A), w s, 319.9 n De Kalb av, 17.9x53.6x17.4x53.6; Hall st (No. 114), w s, 328 n Myrtle av, 16x100. July 24, 5 years, 6 per cent. 12,500

Same to Secundina Lopez y. Blanco. Steuben st (No. 24), w s, 140.11 s De Kalb av, 18.1x100; Steuben st (No. 252), w s, 285.9 s De Kalb av, 18.1x100; Clason av (No. 274), w s, 24 n De Kalb av, 19x85.6. July 24, 5 years, 6 per cent. 12,000

Browne, George J., to Thomas M. Hegeman. New Utrecht Old Bath lane. (See Cons.) Oct. 26, 3 years. 2,000

Cardwell, George A., to Henry Cardwell. Bedford av, northerly cor Ross st, 20x80. Oct. 18, 3 years, 6 per cent. 3,000

Same to Louis C. Gillespie. Tarrytown, N. Y. Bedford av. P. M. Sept. 6, 3 yrs, 6 p. c. 2,000

Church, James A., to Fanny Church. Oakland st, s w cor Ash st, 200 to Box st, x 450; Oakland st, n w cor Ash st, 228 to Newtown Creek x 75x253 to Ash st x 80. Oct. 13, 5 years. 97,000

Concannon, Patrick, to J. S. & G. F. Simpson. Hooper st. (See Cons.) Oct. 15, due April 15, 1881. 225

Same to same. Hooper st. (See Cons., building loan.) Oct. 10, due Oct. 1, 1882. 3,350

Same to Robert Simpson, New York. Hooper st. (See Cons., building loan.) Oct. 10, due Oct. 1, 1882. 3,250

Cowdrey, William L., New Rochelle, to Laurence B. Lynch. Seigel st, n s, 9.7 e Broadway, 20x50. Seigel st, n s, 49.7 e Broadway, 20x10.9x—x10.3x50. Oct. 16, 1 yr., 6 p. c. 3,000

Cregier, John, to Dellef F. Bauer. Keap st, s e s, 150 s w Marcy av, 20x100. Oct. 18, 3 years, 6 per cent. 4,000

Daly, Thomas J., Bayonne, N. J., to John Daly. Smith st, s e s, 75 s w Dean st, 25x100. Oct. 16, 5 years. 2,000

Daniel, Margaret (widow) and extrs. W. Daniel and Margaret wife of Charles A. Purdy, to Catharine Ann Dupigne. Madison st, n s, 300 e Tompkins av, 50x200 to Monroe st, Oct. 13, 3 years. 2,000

Davis, William J., to George W. Dayton. Tiffany pl, e s, 150 n Degraw st, 18.9x77.6. Sept. 6, 3 years, 6 per cent. 2,000

Denton, Leonard, Eastche ter, to Samuel W. Halsey and ano. (exrs. B. S. Halsey.) Wyckoff st, s s, 389 e Bond st, 20x100. Oct. 4, 1 year. 1,200

Dauber, Louis, and Nicholas Laid to Abraham Underhill. Frost st, n s, 106 e Humboldt st, 25x146x25.7x140.6. Oct. 18, 5 years. 425

Davis, John, New York, Christian Zanger, Marcus L. Vidvats to Stephen Valentine, New York. Hayward st, s s, 147 e Lee av, 36x100. Oct. 15, 3 years. 2,700

Donnell, Cornelius, to Albert Tower and J. P. Brinsmade (trustees). Myrtle av, s w cor Washington av, 22x60. Oct. 20, 2 years, 6 per cent. 8,000

Same to same. Myrtle av, s s, 22 w Washington av, 19x69. Oct. 20, 2 yrs, 6 p. c. 6,000

Same to Mary E. Wood, Garden City, L. I. Washington av, w s, 96.3 s Myrtle av, 16.3x100. Oct. 1, 5 years, 6 per cent. 4,000

Same to Maria L. Wood, Garden City. Washington av, w s, 89 s Myrtle av, 16.3x100. Oct. 1, 5 years, 6 per cent. 4,000

Dowling, Mary E., wife of Thomas, to Thomas J. Farrell. Carroll st, s s, 350 w Columbia st, 20x20. Oct. 1, 2 years, 6 per cent. 800

Foley, Anne E. (widow), to The Kings Co. Savings Inst. De Kalb av, s e cor Lewis st, 44x89x59x20x100 to Lewis av x 100. Oct. 18, 1 year. 10,000

Ferguson, Mary J., wife of Robert, to Charles A. Schumacher et al. (exrs. C. F. Obrock). South 5th st, s s, 86 e 10th st, 17.2x30. Oct. 1, 3 years, 6 per cent. 1,800

Same to same. South 5th st, s s, 103.3 e 10th st, 17.2x30. Oct. 1, 3 years, 6 per cent. 1,800

Fingleton, Catharine, Patrick J., Henry W. an e Sarah, to Ann C. Burke. De Kalb av, n e cor No-trand av, 50x100. Oct. 13, 3 years, 6 per cent. 1,000

Goldbach, Konrad, to Jacob Marquardt, Ridge-wood, L. I. Montrose av, s e cor Humboldt s, 50x100. (Lease.) Sept. 4, 1 year, 6 per cent. 1,500

Gubbins, Wm., to Charles Schmide (guardn.). Lincoln pl, s s, 308.4 e 6th av, 20.10x100. Oct. 17, due Nov. 1, 1882, 6 per cent. 4,500

Same to same. Lincoln pl, s s, 287.6 e 6th av, 20.10x100. Oct. 17, due Nov. 1, 1882, 6 p. c. 4,500

Hook, Mary, wife of Theodore, to Joseph H. Burrill. 11th st. P. M. Oct. 16, 2 years, 6 per cent. 700

Hughes, James, to Maria, wife of Patrick Mulledy. Howard av, n e cor Hancock st, 20x80. March 12, 5 years. 500

Hanner, William, to Jane E. Hanner. Carlton av, w s, 225.4 n Atlantic av, 19x100. Oct. 18, 1 year, 6 per cent. 1,400

Hutchings, George L., Orange, N. J., to Joseph Post and Catharine M. Willis (exrs. S. Willis). Atlantic av, s s, 100 w Hoyt st, 25x90. Sept. 1, due April 1, 1882, 6 per cent. 1,300

Same to Stephen T. Rushmore, North Hempstead, L. I. Atlantic av, s s, 100 w Hoyt st, 25x90. Oct. 1, due April 4, 1882, 6 per cent. 1,140

Same to Elizabeth R. Post, North Hempstead, L. I. Atlantic av, s s, 100 w Hoyt st, 25x90. Sept. 1, due April 4, 1882, 6 per cent. 1,365

Johnston, Sarah A., wife of Robert, to J. & J. Stuart & Co. Keap st, n s, 228 w Marcy av, 22x100. Oct. 16, note. 711

Klitsch, Charles L., to Carolina wife of Franz Wedeke. Bowen st, w s, 30 n Stagg st, 20x15. Oct. 16, 5 years. 5,000

Koepke, Herman P., to Sarah J., wife of John M. Stearns. Morse av, e s, 325 n Liberty av, 18.9x100. Oct. 16, due Nov. 1, 1882. 750

Kraus, Daniel, to Arthur Lennon. North 3d st. P. M. Oct. 15, 3 years. 700

Kron, Frederick, to Stephen R. Lounsberry (exr. Margt. Cheesborough). Fulton st, s s, 108.4 e Cumberland st, 20x70.3x22.8x60.10. Oct. 15, 3 years, 6 per cent. 6,500

Kenna, Edward, to John B. Hutchinson and Mary W. Webster. Bergen st, s s, 500 w 5th av, 20x100. Oct. 29, due Nov. 1, 1882, 6 per cent. 4,500

Same to same. Bergen st, s s, 549 w 5th av, 29x190. Oct. 20, due Nov. 1, 1880. 6 p. c. 4,500

Same to J. B. Hutchinson. Bergen st, s s, 520 w 5th av, 20x100. Oct. 29, due Nov. 1, 1882, 6 per cent. 4,500

Loffler, George, to John P. Schaler. Flushing av, s s, 97.6 e Yates pl, 20.6x13.11x29.6x79. Oct. 1, 5 years, 6 per cent. 1,000

Lefoux, Paul W., to The St. Nicholas Ins. Co., New York. Gates av. (See Conveys.) Oct. 22, 1 year. 1,100

Muller, Abel, to Hiram Walden, Jr., Wright, Schoharie Co., N. Y. Ellery st, s s, 151.7 w Broadway, 30x100. Oct. 22, 5 years, 6 per cent. 2,750

Murray, Joseph, to William H. Willis. Glen Cove, North 7th st. P. M. Oct. 15, due Oct. 1, 1882, 6 per cent. 500

Martin, Michael, to Julia A. Schenck. 8th st, s w s, 275.9 s e 2d av, 50x100. Oct. 17, 1 yr., 6 per cent. 500

McCabe, Terrence, to David E. Meeker. 6th st, s e s, 75 n e North 6th st, 25x100. Oct. 16, 5 years, 6 per cent. 1,200

Mudely, Maria, wife of Patrick, to Lizzie Kenney. Howard av, e s, 80 n Hancock st, 20x80. Oct. 17, 1 year, 6 per cent. 125

Mulledy, Patrick, to Maria H. W., wife of H. Barnard Lecker. Gates av, n s, 336.1 e Yates av, 18.2x100. July 11, 1873, 3 years, collateral. 2,000

Mitchell, Sarah O., wife of David, New York, to Frederick Middendorf, East New York. Butler av, e s, 225 n Liberty av, 25x80. October 18, due Feb. 1, 1881, 6 per cent. 700

Mount, Fannie E. (widow), to David J. Dean, New York. Degraw st, s s, 300 e Smith st, 20x100. Oct. 15, 1 year. 1,500

Murphy, Daniel E., to John H. Miller. Clay st. P. M. April 19, 5 years. 700

Myer, Cornelius, to Peter Koelsch. North 9th st, cor 5th st. (See Cons.) Oct. 18, due Jan. 1, 1885, int. 6 per cent. after Jan. 1. 9,500

O'Mara, Mary, to Mary Cooke, New York. George st. P. M. Oct. 20, 5 years. 800

Palmer, Sarah V., Poughkeepsie, to J. Lot Vanderbilt. Plot part of J. Vanderbilt property, bet Main road and Ocean av, Flatbush. Feb. 13, demand. 2,500

Rodwell, James, to Lottis Wood. 5th st, e s, 126.4 n South 9th st, 31.6x107.6. Oct. 1, 5 years, 6 per cent. 5,000

Ropke, John A., to Anna M. Depperman (widow). William st, Conover st. P. M. Oct. 6, 3 years, 6 per cent. 9,000

Simpson, William, to Alexander G. Lange, New York. Hoyt st, n e cor Carroll st, 20x90. Oct. 17, 3 years, 6 per cent. 3,000

Smith, Adaline T., wife of William J., New York, to The Sag Harbor Savings Bank, L. I. Pearl st, w s, bet 267.6 s Concord st, 22x75. Oct. 15, 3 years, 6 per cent. 2,500

Snyder, John J. (mortgagee), with Anna A. Garrison. Extension mort. nom

Seoville, Charles A., to Sewall Moody. Seabring st. P. M. Aug. 1, 1 year, legal interest. 800

Stern, Rosine, wife of Simon, New York, to Charles O. and Sophia J. (his wife) Krause. Floyd st, s s, 355 e Marcy av, 20x100. Oct. 14, installs, 6 per cent. 1,200

Storms, Samuel, to William Wilson. Madison st. P. M. Oct. 17, 3 years, 6 per cent. 250

Same to same. Seabring st. P. M. Aug. 1, 1 year, legal interest. 800

Terrett, Sarah A. (widow) (guard.), and Julia A. wife of Dudley B. Holbrook, Sing Sing, to James Eaton. Putnam av, n w cor Bedford av, 80x200 to Madison st. Oct. 1, 3 years, 6 per cent. 5,800

Tyrell, Robert, to The Bushwick Savings Bank. De Kalb av, n s, 39.8 e Schenck st, 20.9x80x20.1x80. Oct. 13, 1 yr, 6 per ct. 1,000

Van Bokkelen, Ann M., wife of S. D. C., to Frederick W. Downer et al. (trustees W. W. De Forest, dec'd.) Gates av. P. M. Oct. 10, due Nov. 1, 1884, 6 per cent. 7,000

Voorhees, Phebe A., wife of Retzer, Aldrich Crossing, Virginia, to The Greenpoint Savings Bank. Manhattan av, e s, 50 n Eagle st, 25x100. Oct. 17, 1 year. 2,500

Waters, Sarah, wife of William H., to The Greenpoint Savings Bank. Calyer st, n s, 75 w Manhattan av, 25x100. Oct. 21, 1 year. 2,300

Whitlock, Margaret R., wife of Duncan P., Pisataway, N. J., to James W. Phyte, New York. Greene av, s s, 357.11 e Franklin av, 19.4x100. Oct. 10, 1 year. 1,100

Woblers, Anna, wife of Henry, to Maria E. Telschow. Rockaway av, s e cor Wyckoff st, 75x100. Oct. 1, due Jan. 1, 1885, 6 per cent. 600

MORTGAGES — ASSIGNMENTS

NEW YORK CITY.

OCTOBER 16TH TO 22D—INCLUSIVE.

Asendorf, Herrmann, to Henry Bischoff, Jr. nom

Banks, Jane A. (extrx. T. Banks), to Sarah L. Banks, West New Brighton. nom

Bauer, Amalinda, to Leo. Goldmark (guardn.). \$2,000

Bauer, Charles, to Sarah H. Powell. 7,560

Belmont, August (acting extr. M. C. Perry), to Jane wife of John Hone, Morristown, N. J. 1,300

Same to same. 2,500

Same to same. 1,650

Same to same. 1,650

Same to Isabella B. wife of George Tiffany, Newport, R. I. 2,500

Same to Sarah wife of Robert S. Rodgers, Havre de Grace, Md. 14,000

Booth, Alfred, Liverpool, England, to Philip H. Holt, Liverpool. 25,000

Brown, Edward F. (guardn. E. B. Bonney), to Helen S. Schroder, Woodside, L. I. 2,000

Charraud, Lucia M. (individ. and extrx. J. J. Charraud), Wilton, Conn., to Henry M. Geer. nom

Cooper, Helen S., wife of Samuel H., to Francis W. Hutchins. 1,125

Corning, Ephraim L. (extr. Emma B. Corning), to Anna M. wife of Geo. S. Fraser. 4,000

Crolius, Clarkson, to Rhoda A. Todd. 2,300

Same to same. 3,500

De Carriarte, Jose, to Manuel L. Blanco. 5,254

De Graaf, Henry P., to Charles A. Budden- seick. 700

Deshon, Charles A., to John C. Muller. 6,500

Same to same. 5,000

Same to same. nom

Drake, John H., to Ellen M. Clarke. nom

Ferris, Catharine A., to Birdseye Blakeman et al. (extrs. N. C. Nafis). 6,192

Garlichs, Charles, Brooklyn, to William L. Hale. 3,000

Greer, Ann, to John J. Cisco and George B. Greer (trustees). nom

Horn, William T., to Meyer Dittenhoefer. nom

Hustace, William A., Eastchester, to Samuel M. Purdy et al. (extrs. J. M. Purdy). 4,000

Hutchins, Caroline E., to Mason Young, New York. 7,000

Hyatt, Theodore P., to Henry M. Tate, Brooklyn. 1,000

Jarvis, Nathaniel, Jr., to Myer Dittenhoefer. 3,700

Kerby, John, to Ephraim C. Gates, Calais, Me. 400

Same to same. 504

Kilpatrick, Edward, to John A. Gilman (trustee), Newton, Mass. 6,500

Lehmeyer, Louis T., to Elise Wahl, Jersey City. nom

McLoughlin, John, to Francis Gouldy. 5,000

Miller, George M. (trustee Sarah H. Coffin, dec'd.), to Elizabeth M. wife of John McP. Creighton. 6,248

Same to Julian R. Coffin. 4,111

Mitchell, Arthur M. (extr. Eliz. C. Mitchell), to Mary I. Keeler. 4,000

Mitchell, Clarence G., to John W. Mitchell. 3,200

Muller, Marie S. F., to Charles A. Deshon. nom

Same to same. 5,000

Same to same. 6,500

Ross, John, and A. Q. Jones, to Reuben Ross. 11,000

Sewell, Alfred L. (admr. Anne L. Sewell), Chicago, to James H. Taft, Brooklyn. 5,000

Stackpole, Greenleaf, Elizabeth, N. J., to John Ross. 1,600

Stursberg, William, to Abraham Kuhn, Frankfort-on-the-Main. nom

Thies, James H., et al. (trustees J. Davenport, dec'd), to Ida A. Van Alst. 4,021

The New York Bowery Fire Ins. Co., to James Sloane, Westchester. 6,000

The Union Dime Savings Inst. to John H. Riker (trustee). 15,000

Van Valkenburgh, Aaron, to John H. Drake. 10,000

CHATELS.

NEW YORK CITY.

OCTOBER 16TH TO 22D—INCLUSIVE.

SALOON FIXTURES.

Ammenwerth, Auguste. 216 Delancey st....J. Brand. \$100

Bauer, G. 194 William st....J. Eichler. 900

Becker, F. W. Manhattan st, near 10th av.... Margaret Becker. Saloon Fixtures, Horse, &c. (R) 1,400

Buchignani, G. A. 134 3d av....Bernheimer & Schmid. 400

Birgel, Wm. 267 West 33d st.... R. Arnold. 350

Cox, Ed. 8 Goerck st. P. Burns. 150

Cannon, John. 341 East 46th st....D. Jones. 19

Ales. 375

Campbell, J. F. 280 West st.... J. Kivlan. 375

Chirong, G. J. 2 3/4 William st.... Johanna Predigam. 300

Daerendinger, J. 176 Orchard st....H. Kiefer. 150

Eiser, Anthony. 107 William st....Mayer & Bachmann. 125

Ehl-rs. A. 31 Leonard st. H. E. Henckel. 150

Eppler, A. 30 Thompson st....Wheatcroft & Rintoul. 25

Dwyer, J. 114 Allen st....De La Vergne & Burr. 200

Giegerich, L. 418 West 41st st....G. P. Herrmann. 150

Gros. or Groh, Minna. 3d av, bet 133d and 134th sts. J. Eichler. 500

Heckmann, J. 120 East 5th st....Catharina Kessler. 190

Herley, Mary A. 26 Hamilton st. J. Kelley. 250

Lampert, E. R. 509 2d av. J. Ruppert. 150

Leopold, Johanna. 92 2d av....R. Herrmann. (R) 90

McKeon, C. P. 748 2d av....R. DeCourcy. 125

Meyer, Hy. 369 4th av....C. Stein. 500

Miller, E. H. 3 Worth st. G. Winter. 125

Meyer, I. H. 56 South 5th av....Mayer & Bachmann. 269

Maier, Rosa. 6 Suffolk st....Theresa Her- mann. 25

McGuire, P. 2397 3d av. E. O'Neil. 650

Meagher, C. W. 34th st and 11th av....D. Jones. 19

Ales. 19

Miller, Hy. 179 Clinton st.... Catharine Miller. 300

Otten, John. 700 Washington st....T. Geary. 500

Peterson, A. 150 Chatham st. J. Ruppert. 300

Pfaff, Chas. 9 West 34th st....T. Darlington. 4,000

Bar Fixtures, Furniture, &c. 4,000

Ryan, D. 630 Water st....A. N. Bertram & Co. (R) 313

Rufer, C. A. 132 Hester st. Schalk Bros. (R) 1,600

Reilly, C. J. 335 East 24th st....Catherine Langford. 300

Reinzenhausen, W. 744 Broadway....G. Ringler & Co. 350

Russell, Agnes. 133 Reade st. H. K. Thurber. Saloon and Hotel Fixtures, Furniture, &c. 1,800

Sprung, H. 217 Greenwich st....Geo. Ehret. 300

Sissen, G. M. 341 9th av....C. Gross. 350

Striffler, J. 608 9th av. C. Striffler. 400

Ulrich, Chas. 91 Delancey st....H. Handel. 250

Warmkessel & Kaufmann. 22 Greene st.... Ignaz Mann. 3,600

Willin, Fritz. 293 2d st....W. Berger. 90

White, Wm. 54 James st....Mayer & Bachmann. 500

MISCELLANEOUS.

Abbott, C. B. 363 West 42d st. A. Straut. Horses, Wagons, &c. 400

Alden, Anna S. 42 East 23d st. S. B. Shaw. Furniture. 150

Alden, Anna S. 42 East 23d st. Herschmann & Manges. Furniture. 283

Battjer, Catharine. 43 Forsyth st. Christine Williams. Furniture. 1,500

Bauchman, W. H. Broadway and 28th st....J. W. Lore. Shooting Gallery Fixtures. 100

Bayer, S. and A. Willard. 147 Mulberry st. M. Mayer. Sponging Fixtures, Horses, &c. 100

Blankman, Julia. 232 West 52d st and 71 West Broadway. O'Farrell. Furniture. (R) 128

Bonneau, A. 260 Broome st. Simpson & Co. Piano. (R) 125

Boucharden, Jose M. 195 West Houston st.... Hy. Spies. Furniture. 100

Burger, Mary. 731 9th av.... H. P. O'Farrell. Shoe Store Fixtures. (R) 165

Burger, Mary. 731 9th av.... H. P. O'Farrell. Shoe Store Fixtures. (R) 276

Bachman, F. 369 East 11th st. M. Schreiner. Horse, Trucks, &c. 200

Barnard, Bertha. 345 East 42d st. Jordan & Moriarty. Furniture. 171

Barachini, C. 1296 3d av. Mary A. Bergamini. Confectionery Fixtures, &c. 400

Berthelot, L. J. 40 Clinton pl. J. Baumann. Furniture. 820

Beste, C. C. City. Orange County Milk Association, Horse, Milk Wagon, Cans, &c. 147

Bishop, T. E. Brooklyn....J. McMahon. Canal Boats. 620

Blankenburg, Eva R. 618 West 84th st. E. Salomon. Furniture. 2,500

Blotzky, S. 145 Attorney st. L. Schmidt. Wagon. 50

Burlingame, C. G. 126 West 21st st. D. O'Farrell. Furniture. 244

Brunn-He, M. D. 878 Broadway. J. Schlomsky. Carpet. 45

Brush, Katie. 1 Forsyth st. H. Schile. Furn. 65

Byron, Anna H. 78 East Broadway. Ellen Walters. Furniture. 400

Coppel, Bertha. 185 Broadway. Eliza Schmalz. Fixtures. (R) 212

Corey, Sarah J. and S. A. 122 East 37th st. T. J. McCahill. Furniture. (R) 3,490

Curtis, P. 79 James st. H. Spies. Furn. 108

Clark, G. De Kay. 219 West 23d st. Warren Ward. Furniture. 162

Cohn, Hy. 85 South st. H. Gotthelf. Cigar Fixtures. 1,000

Chester, E. N. 462 West 23d st. C. B. LeBaron. Mirror, &c. 125

Christy, M. 31 Old slip. F. W. Fisher. Trucks. Stevedore's Tools, &c. 325

Cranmer, Lottie. 106 West 41st st. J. F. Smith. Furniture. 100

Dunne, D. 1296 4th av. R. Walter's Sons. Furniture. 95

Darrow, E. 20 East 47th st. A. Baumann. Furniture. 103

Dwyer, Jas. and P. McGuire. 209 Centre st. A. Heughian. Gold Beaters' Fixtures. 685

Davust, Alfred. 231 East 75th st. D. Krakauer. Piano. 250

DeVivo, Annie E. and D. 359 West 23d st. W. Libbey. Furniture, &c. (R) 2,543

Douglash, Mary. 513 6th av. D. O'Farrell. Furniture. 141

Dunkel, L. 135th st and 6th av. G. Gutzler. Gardener's Fixtures. (R) 305

Dwyer, P. 81 Canal st. J. Ruppert. Horse, Wagon, &c. 150

Eichenlaub, W. 1166 2d av. F. Diestelburrrk. Barber Fixtures. 32

Ehrgott, W. A. 422 West 58th st. D. O'Farrell. Furniture. 207

Eckstein, Fanny. 214 High st, Brooklyn. Simpson & Co. Piano. (R) 128

Elberd, John. 186 Madison st. Josephine Elberd. Bakery Fixtures. 400

Fallen, Catherine. 262 West 26th st. G. F. Vetter. Furniture. 90

Flood, Ed. 217 East 23d st. Simpson & Co. Piano. (R) 40

Fralicciardi & Co. 170 Elm st. J. N. Heubner. Bakery Fixtures, Horse, &c. 130

Fredrick, C. D. 3d av and 6th st, and 770 Broadway. J. C. Barron. Photographic Fixtures, &c. 19,623

Feldman, B. M. 62 Rivington st. H. Simon. Office and Hou-ehold Furniture, &c. 562

Feulner, N. Boulevard, near 150th st. L. and Mary A. Kuen. Gardener's Fixtures, Horse, Cow, &c. 146

Galde, Conrad. 203 Forsyth st. F. Krumm. Grocery Fixtures, Horse, &c. 500

Galagher, Angela. 525 West 51st st. D. O'Farrell. Furniture. 150

Gale, A. S. 133d st and Madison av. D. O'Farrell. Furniture. 112

Gilfoy, Jas. F. 621 9th av. D. O'Farrell. Furniture. 120

Gilroy, J. A. 413 1st av. Jordan & Moriarty. Carpet, &c. 100

Griswold, D. D. 80 Courtlandt st. Helen M. Fiedler. Soap Fixtures, Heater, &c. 166

Goldstein, M. 31 Essex st. Rachel Cupsarch. Machines. 800

Gertenbah, John. 77 West 125th st. Geo. Maud. Butcher Fixtures. 900

Grosse, Louisa. 26 5th st. T. Stacom. Fur- niture, Carpets, &c. 235

Haber, J. H. 151 Spring st. L. Renn. Tailors' Fixtures, &c. (R) 200

Hartman, C. 96th st, near Lexington av. Simpson & Co. Piano. (R) 60

Hewitt, S. F. 349 West 36th st. J. C. Allen. Horses, Trucks, &c. (R) 2,000

Hurd, Maggie. 350 West 23d st. A. S. Walker. Furniture. 311

Hammond, M. Mrs. 99th st, bet 8th and 9th avs. Kelly & Flanagan (extrs.) Furn. 128

Hanson, W. B. 140 Eldridge st. T. J. Fales. Engine, &c. 175

Hardy, Mary. 333 West 22d st. D. O'Farrell. Furniture. 537

Heidenreich, J. 545 10th av. E. Sehbach & Co. Silk Press, Engine, &c. 2,714

Herhoru & Wood. 35 Murray st. J. Watson. Press and Printing Fixtures. 50

Holland, J. M. 374 Greenwich st. C. West. Dining Saloon Fixtures. 100

Hughes, E. C. 176 Broadway. Ellen Walters. Office Furniture. 100

Jones, Annie. 183 West 30th st. M. Meagher. Furniture. 139

Judson, Jennette H. 315 Madison av and 48 West 27th st. Margaret L. Baker. Furn. 1,000  
 Jackson, D. 225 Division st. E. Jackson. Furniture. 750  
 Jennings Annie E. 4 West 14th st. J. A. Jones. Furniture, &c. (R) 1,000  
 Jordan, Sarah. 5 Washington pl. Ellen Le Grange. Furniture. (R) 3,500  
 Knapp, W. R. 217 West 56th st. A. Osborn. Piano. 75  
 Katz, A. 161 Chrystie st. Mrs. Gombiner. Furniture. 80  
 Keenan, John. City. P. Boylan. Horse, Baker's Wagon, &c. 225  
 Kinsey, G. H. 771 8th av. Fannie Kinsey. Furniture and Fixtures. 400  
 Knief, Frank. 161 Orchard st. Bernheimer & Schmid. Bottler's Fixtures, Horse, Wagon. 1,000  
 Koehler, A. 107 Allen st. Jordan & Moriarty. Furniture, &c. 142  
 Kramer, D. 55th st, near 1st av. M. Kramer. Horse, Cow, Wagon, &c. 200  
 Kuestner, John. 169 Av A. L. Kuestner. Book and Stationery Fixtures. 2,000  
 Kullmann, Mrs. 541 10th av. Hy. Schile. Furniture. 43  
 Leatham, A. 481 6th av. R. B. Lyth. Hat Fixtures, &c. 250  
 Lennox, John. 84th st. Mary L. Lennox. Horses, Carriages, &c. 1,386  
 Lichtenstein, Fannie E. and J. B. 141 East 44th st. P. P. Durfey. Furniture, &c. (R) 505  
 Lynam, M. 453 7th av. Mary Driny. Horse, Milk Wagon, &c. 100  
 Lang, Anton. 41 Centre st. J. Wassmer. Machinery, &c. 314  
 Lennon, T. 2390 2d av. W. H. Payne. Bakery Fixtures, Horse, &c. 300  
 McCann, Mrs. 432 West 46th st. Hy. Schile. Carpet, &c. 54  
 Monclun, Mrs. 145 East 41th st. Hy. Schile. Furniture. (R) 32  
 Meyer, Adolf. City. Mahuken & Moorhouse. Horse. 100  
 Meyer, J. and F. Hauschildt. 70 to 76 Rutgers pl. M. Tyroler. Wood Yard Fixtures, Engine, Horses, &c. 500  
 Muller, H. J. 138 Centre st. J. Kasshan & Bro. Lathes, Tools, &c. 1,600  
 Martin, Alice. 210 Wooster st. Herschmann & Manges. Furniture. (R) 380  
 McCormack, Jas. 126th st and 6th av. J. Lynch. Furniture, &c. 160  
 McKenna, Charlotte M. S. 223 West 12th st. Simpson & Co. Piano. 200  
 Miller, Chas. 411 West 48th st. L. Miller. Horse, Wagon, Sleigh, Milk Cans, &c. 500  
 Miller, Jessie C. 108 West 27th st. Herschmann & Manges. Furniture. (R) 245  
 Morgan, R. & Co. 650 East 12th st. C. & W. Whitehead. Engine, &c. 1,000  
 Maguire, Thos. 223 East 3d st. S. Finck. Horses, Coach, &c. 250  
 Marcus, M. 203 East 55th st. Mary Rudolph. Furniture. 165  
 McBride Bros. 28 Vesey st. A. Peck. Printing Fixtures, &c. 5,821  
 Mellen, A. L. 562 Grand st. Eliza L. Percy. Drug Fixtures. 80  
 Merschhoff, A. 19 Marion st. H. Silverhorn. Tailor's Fixtures, &c. 50  
 Meyer, Max. 206 East Houston st. M. Marks. Segar Fixtures. 150  
 Moeller, W. 309 West 26th st. D. O'Farrell. Furniture. 114  
 Molony, Eliza. 174 Av B. P. O'Farrell. Furn. 135  
 Mulholland, J. 73d st, bet 1st and 2d avs. O. T. Marshall. Horses, Derricks, &c. 856  
 Murphy, J. F. F. 738 10th av. Jordan & Moriarty. Carpet, &c. 145  
 Neuhardt, R. C. 365 Bowery. A. G. Methfessel. Pianos. 500  
 Norfolk, H. E. 57th st and 10th av. L. Baumann. Furniture. 163  
 Oberndorfer, P. 54 Av D. E. Petterson. Piano. 15  
 Overbaugh, C. E. 38 John st. L. S. Richardson. Lathes, Rifles, &c. 300  
 Overhulse, B. F. 834 3d av. E. Laux. Printing Fixtures. 150  
 Pearson, Lavinia H. 322 East 11th st. Haviland, White & Co. Bakery Fixtures. 130  
 Perry, Ada A. 20 East 3d st. S. Boardman. Furniture. 520  
 Peters, Margaret O. 445 West 28th st. Marie Schaeffer. Furniture. 200  
 Pfaunestiel, C. 49 West Broadway. Rochester Brewing Co. Bottling Fixtures, Horses, &c. 2,000  
 Phippany, Fanny. 117 West 31st st. J. Schlomsky. Furniture. (R) 300  
 Padre, F. F. 336 West 3d st. John Howlston, Jr. Furniture. 232  
 Pins, Gustav. 324 1/2 8th st. D. Brilles. Barber Fixtures. 100  
 Reinschild, C. 501 8th av. F. H. Sieger. Drug Fixtures. 1,600  
 Reilly, T. 402 West 31st st. D. O'Farrell. Furniture. 103  
 Reinbold, Maria. 48th st and 10th av. J. Gremmler. Frame House, Garden Plants, &c. 100  
 Rentz, W. 428 East 6th st. J. P. Delehanty. Furniture. 143  
 Rose, C. 233 West 35th st. D. O'Farrell. Furniture. 175  
 Ryerson, Van B. and Eliz. 183 East 71st st. J. Fitch. Furniture. (R) 206  
 Schuack, J. J. 87 Orchard st. C. H. Tutthill. Milk Store Fixtures, Horse, &c. 850  
 Schroeder Bros. 1116 2d av. F. Wallman. Grocery Fixtures, Horse, &c. 3,000

Schroder, H. City. J. Feulner. Gardeners' Fixtures, Horse, &c. 525  
 See, John E. 66 Delancey st. Anna M. Seo. Horse, Truck, Wagon, &c. 185  
 Sheehy, Maria F. 305 West 13th st. L. Baumann. Furniture. 207  
 Schubker, F. 306 East 4th st. G. Kopperl. Horse, Wagon, &c. 450  
 Scholz, G. A. E. 37 Courtlandt st. B. G. Clarke (A. D. Wyckoff, by assignment). Barber Fixtures, Furniture, &c. 2,000  
 Segelke, J. City. J. H. Harms. Horse, Milk Wagon, &c. 100  
 Steiermann, Fannie. 1166 1st av. A. Blumlein. Bakery Fixtures, Horse, &c. 300  
 Stephenson, Josephine. 73 Madison av. Warren Ward. Furniture. 181  
 Sussman, W. 78 Canal st. Julia Diezel. Grocery Fixtures. 100  
 Swirt, M. H. 167th st near Fulton av. Simpson & Co. Piano. (R) 90  
 Sheppard, Fannie. 210 West 25th st. S. Branson. Furniture. 187  
 Smith, Carrie. 119 West 25th st. Mary Smith. Furniture. 144  
 Sneider & Curtiss Engraving and Printing Co. City. Van Allen, Gunn & Co. Press. 350  
 Stevens, Mrs. 81 King st. Hy. Schile. Furniture. 14  
 Thiller, A. 32 Greenwich av. Mary Piency. Bottler's Fixtures. 150  
 Tompkins, Jane E. 72 West 49th st. Hy. Spies. Furniture. 151  
 Tripp, W. J. 525 7th av. L. Baumann. Furn. 169  
 Vetter, C. F. 417 4th av. P. H. Carter. Jeweler's Fixtures. 250  
 Wagner, Jacob. 314 West 43d st. John Wagner. Horses, Carriage, &c. 300  
 Warren, Minnie. 85 West 11th st. M. Meagher. Furniture. 112  
 Wasielewski, J. 303 West 35th st. K. E. Notzel. Printing Fixtures. (R) 450  
 Weisner, Jennett. 220 East 25th st. Mary Smith. Furniture. 109  
 Werneking, H. 151st st, near 10th av. J. Erlwein. Frame House, Gardener's Fixtures. 900  
 Wetherell, Emilie. 22 West 43d st. L. B. Stone. Curtains. (R) 90  
 Williams, A. Front and Whitehall sts. H. & J. Simmons. Hotel Furniture, Fixtures, &c. (R) 2,000  
 Wilson, Mary L. 212 West 40th st. L. Baumann. Furniture. 155  
 Wait, W. S. 156 East 53d st. R. Hennessy. Horses, Carriages, Sleighs, Furniture, &c. 2,000  
 Wekerlee, Geo. 123 West 38th st. J. Cunningham, Son & Co. Carriages. 734  
 Wilcox, Mary J. 78 East 9th st. H. M. Parker, and W. A. Huntley. Restaurant Fixts. 150  
 Williams, J. H. 337 East 81st st. A. Osborn. Piano. 300  
 Yates, Jennetta. 223 West 24th st. Herschmann & Manges. Furniture. 135  
 Yuschokki, W. 21 Mott st. L. Krewlewitch. Tailor's Fixtures, Sewing Machines, &c. 300

ARTICLES OF AGREEMENT.

Gilbert Car Trust Co. of New York. Uri Gilbert, John T. Terry, James M. McLean, Thomas Hillhouse and John Paton agree to form an Association to be known as the Gilbert Car Trust Co. of New York, for the purpose of buying, selling and leasing railroad cars and locomotives. Capital stock, \$3,000,000; divided into 3,000 shares of \$1,000 each.

CONTRACT.

Otis Bros. & Co. contract to build an hydraulic elevator, in building No. 31 West 14th st, for Wilson & Co., for \$1,300.

BILLS OF SALE.

Bosshardt, Wilhelmine. 75 Elizabeth st. Victoria Vetter. Saloon Fixtures. 350  
 Gross, A. J. 53 East 12th st. J. Campano. Furniture. 500  
 Geissmann, H. (agent). 491 10th av. M. Frank. Butcher Fixtures. 165  
 Heinrich, R. 21 Beaver st. P. Schellenschlaeger. Saloon Fixtures, &c. 650  
 Heins, H. 242 East 46th st. J. Eting. Rock Candy Factory Fixtures, Horse, &c. 1,500  
 Huntington, T. S. City. Robt Mayfield. Steam Launch Minnie. 700  
 Ittner, John. 106 Grand st. O. G. Ittner. Bar Fixtures, Hotel Furniture, Fixtures, &c. 7,200  
 Ittner, John. City. O. G. Ittner. Bar Fixtures, Villa and Cottage Fixtures, &c. 5,500  
 Ittner, John. Railroad Depot, Tremont. O. G. Ittner. Bar Fixtures, Hotel Furniture, Fixtures, &c. 5,600  
 Laverty, B. 110 10th av. B. J. Laverty. Bar Fixtures. 1,250  
 Lenz, Joseph. 1161 2d av. Lena Zeitung. Butcher Fixtures, Horse, &c. 850  
 Martin, Margaretta. 48th st and 10th av. Maria Reinbold. Frame House, Garden Plants, &c. (1/2 part.) 500  
 Meier, George. City. T. Maguire. Horse, Trucks, &c. 300  
 Michael, C. M. 277 West 4th st. F. M. Michael. Milk and Butter Fixtures, &c. 1  
 Mortimer, H. E. City. T. S. Huntington. Steam Launch Minnie. 400  
 O'Rourke, Thos. 938 3d av. W. E. Regain. Saloon Fixtures. (1/2 part) 400  
 O'Rourke, Thos. Piers 20 and 21 East River. W. E. Regain. Stand. (1/2 part) 500  
 Siemon, G. W. 638 9th av. J. Striffler. Saloon Fixtures. 275

Scheffelin, W. H. & Co. 418 Hudson st. G. S. P. Davis. Drug Fixtures. 1  
 Vogeli, Geo. 413 West 36th st. H. Wiessmann. Bakery Fixtures, Furniture, &c. 700  
 Weimer, G. 168 East 4th st. J. Leicht. Butcher Fixtures. 315  
 Weissmann, Hy. 413 West 36th st. Eliz Vogel. Bakery Fixtures, Furniture, &c. 725  
 Zeitung, M. 1164 2d av. J. Lenz. Butcher Fixtures, Horse, &c. 800

BROOKLYN, N. Y.

Baker, C. Louisa. 401 3d st. Edward Rimpo. Furniture. \$470  
 Baker, William J. and George J. Barrat. 20 and 22 McKibbin st. Jesse F. Madden. Matt Dressing Machine, &c. 230  
 Binder, George. 186 Maujer st. Frederick Schaffer. Furniture. 300  
 Bush, Horatio N. 172 Pearl st. Jeremiah Hitchcock. Furniture, &c. 3,100  
 Barg, August and Louis. 683 Bedford av. Thomas Rochford. Wagons. 175  
 Bartram, Charles J. 157 and 119 Fulton st. John N. Stearus. Printing Office, &c. 660  
 Birkle, Catharine. 150 Bridge st. John Kaubisch. Horse, Wagon, &c. 125  
 Coombs, Thomas. 360 Adelphi st. Charles Weed. Furniture. 1,000  
 Curtis, Joseph. 16th st, near 3d av. Holmes & Co. Horse and Phaeton. 125  
 Cutter, John C. and Josephine H. 46 2d pl. Henry C. Pedder. Furniture. 200  
 Danber, Frederick and Adora. 123 Court st. Nicholas Laut. Furniture. 425  
 Daly, Thomas and Ida M. 265 South 1st st. Mary A. Dailey. Furniture. 300  
 Davis, S. J. 125 High st. W. H. Dell. Furniture. 49  
 De Lacy, William. 99 and 101 William st. New York. James Connors, Sons. Printing Presses, &c. 5,151  
 Drake, Elizabeth H. 251 Washington st. Andrew J. Lusk. Furniture. 500  
 Duryea, Benjamin. 547 Herkimer st. Andrew L. Pudney. Furniture, &c. 850  
 Essig, Gottlieb. 199 Lee av. Leonhard Coppig. Lager Beer Saloon. 300  
 Farrington, Benj. F. 230 Halsey st. John F. Mason. Furniture. 148  
 Ford, Patrick. 27 Fleet st. John T. Hoag. Type, &c. 1,415  
 Ford, Ella F. and Edward E. 323 Jay st. Conklin Smith. Furniture. 200  
 Foster, Annie S. 386 Myrtle av. Edwin D. Phelps. Piano. 449  
 Grass, Andrew. 111 Livingston. John Raber. Lager Beer Saloon, &c. 260  
 Hansen, Frederick W. 532 5th av. J. & D. Westfall & Co. Lager Beer Saloon, &c. 823  
 Harned, Franklin D. Robert Jones. Horse and Wagons. 974  
 Hansen, Andrew. 313 5th av. George Bechtel. Bar Fixtures, &c. 50  
 Hatch, Elias T. and Cunie. 163 Joralemon st. John Mullins. Furniture. 578  
 Hogrefe, William. 377 Graham av. S. Liebmann's Sons. Lager Beer Saloon. 870  
 Hoyt, William R. Robert Jones. Wagon. 125  
 Hayes, Dennis F. 514 Taylor st. Jordan & Moriarty. Furniture. 206  
 Heath, William. 49 Hall st. George E. Congdon (trustee). Machinery, &c. 6,074  
 Jacobs, Daniel and Aaron, and Laurence Marks. 257 Atlantic av. Horse and Truck. 20  
 Janson, Wilhelm. 92 Meserole st. Frederick Setzer. Wagon. 45  
 Jameson, H. A. Wythe av cor Hooper st. John F. Mason. Furniture. 141  
 Kirwin, Ellen. 50 High st. John Mullins. Furniture. 469  
 Kehlbeck, James A. 31 Smith st. J. N. Smith & Co. Fixtures. security  
 Kubely, J. Emil. 136 Franklin st. R. H. Gray. Bar Fixtures. 500  
 Lillybridge, Boardman. 43d st, bet 6th and 7th avs. Ira O. Miller. Horses, Cows, &c. 667  
 Loud, Charles E. 78 1/2 Jackson st. Adam Schulz. Furniture. 107  
 Mullin, John. 1532 and 1531 Fulton st. Fillingham H. Nichols. Horses, Carriages, &c. 675  
 Neill, Sophia. 395 Grand st. Adam Schulz. Furniture. 120  
 Neilson, John H. 481 Myrtle av. Emma L. Pratt. Fixtures, &c. 290  
 Neuschaefer, George. 103 Manhattan av. Charles A. Dorset. Drug Store. 420  
 Newcomb, Nathaniel C. 539 Fulton st. George A. Powers. Billiard Saloon. 1,750  
 Newcomb, Francis H. 126 Flatbush av. Warren Tucker. Fixtures, &c. 200  
 Noll, Henry. 418 Broadway. Martin F. Lindholm. Bakery. 400  
 Phillips, William W. 512 Bedford av. Thos. Rochford. Wagon. 144  
 Person, A. 83 Hewes st. S. S. Brumley. Bakery. 150  
 Pfaff, Friederich. 578 Broadway. S. Liebmann's Sons. Lager Beer Saloon. 275  
 Ramsey, Malcolm. Reuben Atkins. Mules, &c. 2,184  
 Ramsey, Mary G. Reuben Atkins. Canal Boat Carrie R. Vaughn. 1,500  
 Ramsey, Mary G. Reuben Atkins. Mules. 1,700  
 Ramsey, Mary G. Reuben Atkins. 1/2 part Canal Boat Yorktown. 1,000  
 Rehben, Adolph. 475 2d av. George H. Roberts and N. Park Collin. Fixtures, &c. 300  
 Selner, Leopold. 835 Flushing av. Simon Jackson. Horse and Wagon. 40

Table listing names and addresses such as Schlitz, John, 58 and 60 Moore st., Edward E. Bance, Horses, Coaches, &c.

Table listing names and addresses such as Dimock, Anthony W., - Revere Copper Co., of Boston, Mass. 4,908 73

Table listing names and addresses such as Kronheim, Martin-Bernard Dreyfuss, costs 141 13

BILLS OF SALE.

Table listing bills of sale such as Albrecht, Margaretha, to John Stoff, Bakery, 65 Ten Eyck st.

Table listing bills of sale such as 22 Dwyer, Thomas-Carew Mfg Co., 1,225 36

Table listing bills of sale such as 18 Kitching, Robert N.-J. M. Sharpless, 453 20

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 judgment for deficiency.

NEW YORK CITY.

Table listing judgments in New York City starting with October, 21 Allison, George H.-Bowery Nat. Bank, \$251 01

Table listing judgments in New York City starting with 22 Dimock, Anthony W., - Revere Copper Co., of Boston, Mass. 4,908 73

Table listing judgments in New York City starting with 18 Kronheim, Martin-Bernard Dreyfuss, costs 141 13



Table listing real estate transactions with columns for name (e.g., Rice, Emanuel), price, and date.

Table listing real estate transactions with columns for name (e.g., West, George P.), price, and date.

KINGS COUNTY, N. Y.

Table listing real estate transactions in Kings County, N.Y., with columns for name, price, and date.

Table listing real estate transactions with columns for name (e.g., McCormack, Thomas), price, and date.

SATISFIED JUDGMENTS, N. Y.

Table listing satisfied judgments with columns for name, price, and date.

Table of mechanics' liens for Farlman, Ann M., Schaefer, Philip Wm. C., etc., listing names, addresses, and amounts.

Table of satisfied judgments for Kings Co., listing names like Collins, George J., Senon, Michael G., etc., with dates and amounts.

Table of mechanics' liens for New York City, listing addresses like 23 Christopher st., 20 Eighty-fifth st., etc., and names of claimants.

Table of mechanics' liens for Kings County, N. Y., listing addresses like 22 South Fourth st., 22 Clermont av., etc.

Table of satisfied mechanics' liens for New York City, listing addresses like 18 Christopher st., 24 Eighty-first st., etc., and names of claimants.

Table of satisfied judgments for Kings County, N. Y., listing names like Troy av., No. 89, etc., and amounts.

BUILDINGS PROJECTED.

Table of buildings projected for New York City, listing addresses like Plan 798, Plan 799, etc., and names of architects/builders.

owner and builder, T. J. Hyland, 61 Great Jones st; architects, Thom & Wilson. Plan 809—Cedar st, Nos. 151 and 153, two four-story brick stores, etc.

BROOKLYN, N. Y. Plan 844—Harts alley, in rear of 203 Nassau st, one two-story brick stable, etc. Plan 845—Hamilton av, No. 259, one two-story brick store, etc.



One Hundred and Nineteenth st (No. 120), s s, 2 1/2 x 4th av, 12 1/2 block, two-story frame dwell'g, by R. V. Harnett. (1st mort; amt due, abt \$1,475)

KINGS COUNTY, N. Y. Gates av, n s, 262 e Nostrand av, 20x100, by J. Cole, at 389 Fulton st. Oct. 28

74th st, s s, 283.4 w 1st av, 17 2x102 2, Samuel B. Cruft agt William O'Gorman; att'ys, Strong & Cadwalader. Oct. 17

LIS PENDENS.

Adelphi st, w s, 280.1 s Fulton av, 30.10x109 Elizabeth J. Corleyon agt Ann E. Ure; att'ys, Hubbard & Roshmore. Oct. 20

FORECLOSURE SUITS, N. Y.

Chrystie st, w s (see Liber 967 of Morts, p. 222), 25 x146, Edward Hincken agt Jennett Burrell; att'ys, Wetmore & Bowne. Oct. 21

Herkimer st, n s, 29 w Troy av, 40x100, Isaac T. Carpenter agt Rosamund Underwood; att'y, W. W. Willis. Oct. 18



Table listing real estate mortgages in Hudson County, N. J., including names like Milne, Wm., McGunghren, Charles, and various street addresses and amounts.

REAL ESTATE MORTGAGES.

Table listing real estate mortgages in Hudson County, N. J., including names like Munro, Henry, Bond, A. M., and various street addresses and amounts.

CHATTEL MORTGAGES.

Table listing chattel mortgages in Hudson County, N. J., including names like Booth, A. M., Brown, James, and various items like machinery and horses.

JUDGMENTS.

Table listing judgments in Hudson County, N. J., including names like Beach, W. L., Osborne, P. H., and amounts.

HUDSON COUNTY, N. J.

REAL ESTATE CONVEYANCES.

Table listing real estate conveyances in Hudson County, N. J., including names like Bulkley, William, Bulkley, W. G., and amounts.

Table listing real estate mortgages in Passaic County, N. J., including names like Hamilton, Robert, Hochne, Oscar, and various street addresses and amounts.

REAL ESTATE MORTGAGES.

Table listing real estate mortgages in Passaic County, N. J., including names like Hennon, Hubert, Hoener, Emil, and various street addresses and amounts.

CHATTEL MORTGAGES.

Table listing chattel mortgages in Passaic County, N. J., including names like Adelung, H., Allenstab, Jacob, and various items like furniture and horses.

BILLS OF SALE.

Table listing bills of sale in Passaic County, N. J., including names like Ferris, E. S., Flanagan, Patrick, and amounts.

JUDGMENT.

Table listing judgments in Passaic County, N. J., including names like Tiege, Charles, Rodefeld, J. F., and amounts.

PASSAIC COUNTY, N. J.

PATERSON REAL ESTATE MORTGAGES.

Table listing real estate mortgages in Passaic County, N. J., including names like Castelyu, Bastiana, Eagan, Bernard, and various street addresses and amounts.

PATERSON CHATTEL MORTGAGES.

Table listing chattel mortgages in Passaic County, N. J., including names like Allen, S. E., Bolmyer, J. A., and various items like furniture and tools.

PATERSON JUDGMENTS.

Table listing judgments in Passaic County, N. J., including names like Brown, M., Getsinger & Clerihew, and amounts.

ALBANY LUMBER QUOTATIONS.

River freights are quoted as follows:

Table listing lumber quotations in Albany, including items like Pine, clear, Spruce, and various sizes and prices.

The current quotations of the yards, Oct. 31, were as follows:

Table listing current lumber quotations in Albany, including items like Pine, clear, Spruce, and various sizes and prices.

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.

BRICK. Cargo afloat. Pale... Jersey... 'Up-rivers'... Haverstraw Bay, 2ds... Haverstraw Bay, 1sts... Favorite brands... Hollow Fire Clay Brick...

Yard prices 50c. per M higher, or, with delivery added, \$2 per M for Hard and \$3 per M for front Brick. For delivery add \$5 o. Philadelphia, Trenton and Ottawa, and \$6 on Baltimore.

FIRE BRICK. Scotch... American...

CEMENT. Rosendale... Portland, Saylor's American... Portland (English)... Portland Lafarge... Portland German, Bonner... Lime of Teil... Lime of Teil... Roman... Keene's coarse... Keene's fine... Martin's coarse... Martin's fine...

DOORS, WINDOWS AND BLINDS. Doors, Raised Panels, Two Sides. 2.0 x 6.0... 2.6 x 6.6... 2.6 x 6.8... 2.8 x 6.8...

DOORS, MOULDED. Size. 1 1/2 in. 1 3/4 in. 2.0 x 6.0... 2.6 x 6.5... 2.6 x 6.8... 2.6 x 6.10... 2.6 x 7.0... 2.8 x 6.8... 2.8 x 7.0... 3.0 x 6.10... 3.0 x 7.0...

GLAZED WINDOWS. Dimensions of windows. 12 Lights. 3 Lights. 4 Lights. 2.1 x 3.6... 2.4 x 3.10... 2.7 x 4.6... 2.7 x 4.10... 2.7 x 5.2... 2.7 x 5.6... 2.7 x 5.10... 2.10 x 4.6... 2.10 x 5.2... 2.10 x 5.6... 2.10 x 5.10...

cc. means counted checked-plowed and bored for weights. Hot Bed Sash Glazed... Hot Bed Sash Unglazed...

OUTSIDE BLINDS. Per lineal foot, up to 2.10 wide... Per lineal foot, up to 3.1 wide... Per lineal foot, up to 3.4 wide... Per lineal foot, painted and trimmed...

INSIDE BLINDS. Per lineal foot, 4 folds, Pine... Per lineal foot, 4 folds, Ash or Chestnut... Per lin. ft., 4 folds, Cherry or Butternut... Per lineal foot, 4 folds, Black Walnut...

WINDOW FRAMES. Up to 3.4 x 7.2, put together...

FOREIGN WOODS-Duty free. CEDAR. Cuba... Mexican, small... Mexican, large... Florida...

MARQUAN. St. Domingo, crotches, ordinary to good... St. Domingo, crotches, fine... St. Domingo, logs, small... St. Domingo, logs, large... Frontera, Mexican, large... Frontera, Mexican, small... Other Mexican... Honduras...

ROSEWOOD. Rio Janeiro, ordinary to good... Rio Janeiro, good to fine... Bahia, ordinary to good... Bahia, good to fine... Honduras, per ton... Satinwood... Tulipwood... Lignumvitae, large... Lignumvitae other sizes...

GLASS. Duty.- Window - Polished. Cylinder and Crown, not over 10 x 15 in. 2 1/2 c. sq. ft.; larger, and not over 16 x 24 in., 4 c. sq. ft.; larger, and not over 24 x 60 in., 6 c. sq. ft.; above that, and not exceeding 24 x 60 in., 20 c. sq. ft.; all above that, 40 c. sq. ft. On Unpolished Cylinder, Crown, and Common Window not exceeding 10 x 15 in. sq., 1 1/2 c.; over that, and not over 16 x 24, 2 c.; over that, and not over 24 x 30, 3 1/2 c.; all over that, 3 c. sq. ft.

WINDOW GLASS, Prices Current per box of 50 feet. SINGLE. Sizes. 1st. 2d. 3d. 4th. 6 x 8-10 x 15... 11 x 14-16 x 24... 18 x 22-20 x 30... 15 x 36-24 x 30... 26 x 28-24 x 36... 26 x 36-26 x 44... 26 x 46-30 x 50... 30 x 52-30 x 64... 30 x 56-34 x 56... 34 x 58-34 x 60... 34 x 60-40 x 60...

DOUBLE. 6 x 8-10 x 15... 11 x 14-16 x 24... 18 x 22-20 x 30... 15 x 36-24 x 30... 26 x 28-24 x 36... 26 x 36-26 x 44... 26 x 46-30 x 50... 30 x 52-30 x 64... 30 x 56-34 x 56... 34 x 58-34 x 60... 34 x 60-40 x 60...

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. All sizes above 52 inches in length, and not making more than 81 inches will be charged in the 81 united inches' bracket.

Discounts, French-50@50 and 10 per cent. American-60 per cent.

Per square foot, net cash. GREENHOUSE, SKYLIGHT AND FLOOR GLASS. 1/4 Fluted plate... 3-16 Fluted plate... 1/4 Fluted plate... 1/4 Rough plate... 1/4 Rough plate... 1/4 Rough plate...

HAIR-Duty free. Cattle... Goat...

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

BAR-Common. 1 1/2 x 6 x 1 flat... 1 1/2 to 6 1/2 x 5-16 flat... 1 1/2 x 1 1/2 x 5-16 flat... 3/4 and 2 round and square... 5/8 and 1-16 round and square... 1/2 and 9-16 round and square...

BAR-Refined. x3/8 to 6 x 1 flat... 1 to 6 1/2 x 5-16 flat... 3/4 to 2 round and square... 2 1/2 to 3 1/2 round and square... 3 to 3 1/2 round and square... 3 1/2 to 4 round... 4 1/2 to 4 1/2 round... 4 1/2 to 5 round... Rods-3-16@11-16 round and square... Ovals-Half ovals and half rounds... Bands-1 to 6 x 3-16 No. 12... Hoop... Horse Shoe-3/4 x 3/8 to 1 1/2 x 3/8... Scroll... Angle iron... T iron... Sheet, Russia, as to assortm't...

Common American. Nos. 10 to 16... Nos. 17 to 20... Nos. 21 to 21... Nos. 25 to 26... Nos. 27 to 28... Galvanized, 14 to 20 B. B. 9.8@9 7/8... 21 to 24 " 10 1/4@10 3/4... 25 to 26 " 8.1@8 3/4... 27 B. B. 11.0@11 1/4... 28 " 12.0@12 1/2... 28 " 12.8@12 3/4... Patent and finished... Rails, American steel... Rails, American iron...

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 select. Pine, very choice and ex. dry, 3/4 M ft. \$55 @ \$60 00... Pine, good... Pine, shipping box... Pine, common box... Pine, common box, 5/4... Pine, tally plank, 1 1/4, 10 in., dressed... Pine, tally plank, 1 1/4, 2d quality... Pine, tally planks, 1 1/4, culls... Pine, tally boards, dressed, good... Pine, tally boards, dressed, common... Pine, tally boards, culls, dressed... Pine, strip boards, merchantable... Pine, strip boards, clear... Pine, strip plank, dressed, clear... Spruce boards, dressed... Spruce plank, 1 1/4 inch, each... Spruce plank, 2 inch, each... Spruce plank, 1 1/4 in., dressed... Spruce plank, 3 in... 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, good... Chestnut... Cypress, 1, 1 1/2, 2 and 2 1/2 in... Black Walnut, good to choice... Black Walnut, 5/4... Black Walnut, selected and seasoned... Black Walnut counters... Cherry, wide... Cherry, ordinary... Whitewood, chair plank... Whitewood, inch... Whitewood, 5/4 in... Whitewood, 5/4 panels... Shingles, extra shaved pine, 18 in. 3/4 M... Shingles, extra shaved pine, 16 in... Shingles, extra sawed pine, 18 in... Shingles, clear sawed pine, 16 in... Shingles, cypress, 24 x 6... Shingles, cypress, 20 x 6... Yellow pine dressed flooring... Yellow pine girders... Locust posts, 8ft... Locust posts, 10ft... Locust posts, 12ft... Chestnut posts...

PAINTS AND OILS. Chalk... China clay... Whiting, gilders, &c... Whiting, common... Paris white, Eng... Paris white, American... Lead, white, American, dry... Lead, white, American, in oil pure... Lead, English, B. B. in oil... Lead, red, American... Litharge, American... Litharge, English... Ochre, French, dry... Venetian red, American... Venetian red, English... Tuscan red, English... Turkey red, English... Indian red, English... Vermilion, Am. Quicksilver... Vermilion, English... Carmine, American, No. 4C... Chrome, yellow... Orange Mineral... Paris green... Sienna, raw (American)... Sienna, Italian lump... Sienna, Italian powdered... Umber, American raw & pow'd... Umber, Turkey, lump... Umber, powder... Drop Black, English... Drop Black, American... Black paint, in oil kegs... Black paint, in assorted cans... Chinese blue... Prussian blue... Ultramarine blue... Chrome green... Oxide zinc, American... Oxide zinc, French, V M G S... Oxide zinc, French, V M R S...

PLASTER PARIS. Duty.- 20 Per cent. ad. val. on calcined: lump, free. Nova Scotia, white... Nova Scotia, blue... Calcined, Eastern and city... Calcined, city casting... Calcined, city superfine...

SLATE. Delivered at New York. Purple roofing slate... Green slate... Red slate... Black slate, Pennsylvania (at Jersey City)... Slate tiles, 1 1/4 in., rubbed, sq. ft. delivered...

SOLDERS. No. 1... No. 2...

# THE REAL ESTATE RECORD.

**STONE.—Cargo rates, delivered at New York.**

Amherst freestone, in rough	3 Cft.	\$	—	@	\$	85
Berlin freestone, in rough		—	—	@	—	95
Berea freestone, in rough		—	—	@	—	75
Brown stone, Portland, Ct.		1	25	@	—	1 50
Brown stone, Belleville, N. J.		1	00	@	—	1 50
Granite, rough		1	50	@	—	1 25
Canaan marble		1	25	@	—	1 50
Dorchester, N. B., stone, rough, (currency)		—	—	@	—	1 0

**BLUE STONE.**

Drain stone		—	—	@	—	6
Flag, smooth		—	—	@	—	9
Flag, rough		—	—	@	—	6 1/2
Flag, smooth, 4 and 4.6		—	—	@	—	12
Flag, rough, 4 ft.		—	—	@	—	9
Flag, large, promiscuous		—	—	@	—	20
Flag, large, promiscuous, 50 to 100ft.		27	—	@	—	55
Curb, 10in.		—	—	@	—	14
Curb, 12in.		—	—	@	—	17
Curb, 14in.		—	—	@	—	22
Curb, 16in.		—	—	@	—	22
Curb, 20in.		—	—	@	—	30
Curb, 20 extra		—	—	@	—	60
Curb, New Orleans, 4in., 8 in. wide		—	—	@	—	1 1/2
Corners, 20in.		—	—	@	—	4 50
Corners, 16in.		—	—	@	—	3 50
Sills and lintels		—	—	@	—	17
Sills and lintels, fine quarry cut sills		—	—	@	—	35
Coping, 11 to 18in. wide		20	—	@	—	35
Coping, 20 to 28in. wide		40	—	@	—	70
Coping, 30 to 36in. wide		75	—	@	—	90
Gutter, 12in.		—	—	@	—	10
Gutter, 14in.		—	—	@	—	13
Bridge, Belgian		—	—	@	—	70
Bridge, thick		—	—	@	—	55
Bridge, thin		—	—	@	—	40
Bridge, 16in.		—	—	@	—	24
Bridge, 20in.		—	—	@	—	30
Steps, 8in.		—	—	@	—	60
Steps, 7in.		—	—	@	—	50
Steps, 6in.		—	—	@	—	35
Steps, door, per in. wide		—	—	@	—	02 1/2
Platforms, promiscuous, 4in.		—	—	@	—	30
Platforms, promiscuous, 4in., 40 to 100ft.		40	—	@	—	75
Platforms, promiscuous, 5in.		—	—	@	—	35
Platforms, promiscuous, 5in., 40 to 100ft.		50	—	@	—	90
Platforms, promiscuous, 6in.		—	—	@	—	40
Platforms, Promiscuous, 6in., 40 to 100ft.		60	—	@	—	1 00

**NATIVE STONE.**

Common building stone	2 00	@	—		2 75
Base stone, 2 1/2ft. in length, 8 in. ft.	30	@	—		50
Base stone 3ft. in length	50	@	—		—
Base stone, 3 1/2ft. in length	70	@	—		—
Base stone, 4ft. in length	75	@	—		1
Base stone, 4 1/2ft. in length	—	@	—		1
Base stone, 5ft. in length	1 50	@	—		1
Base stone, 6ft. in length	2 50	@	—		3 00

**IRON PLATES.—Duty, 11-10c. 8 D.**

L. C. charcoal, 10x14	\$7 50	@	—		\$7 75
L. C. coke, 10x14	6 50	@	—		7 00
L. C. charcoal, 10x14	9 50	@	—		9 75
L. C. charcoal, 14x20	7 50	@	—		7 75
L. C. charcoal, 14x20	9 10	@	—		9 75
L. C. coke, 14x20	6 50	@	—		7 00
L. C. coke, terme, 14x20	6 50	@	—		6 75
L. C. charcoal, terme, 14x20	6 75	@	—		7 00

**ZINC, Duty, sheet, 8 D, 2 1/2c.**

Sheet, ask	6 1/2c	@	—		1 3/4
Open	—	@	—		6 1/2

**REMOVAL.**  
**ISAAC WALKER,**  
**Tailor and Importer,**  
From 166 Fifth Avenue to  
**275 FIFTH AVENUE.**

**VALUABLE INVESTMENT PROPERTY.**  
I offer for sale, at prices which I consider a great bargain, the most attractive property now on the market, consisting of about 1,250 City lots, lying intact, with three-quarters of a mile of water frontage. Parties or estates inclined to make a safe investment with the certainty of a large increase in value are solicited to examine this property.  
HOMER MORGAN,  
2 Pine Street.

**A. W. BUDLONG,**  
DEALER IN  
**L U M B E R**  
COR. 11TH AV. & 22D ST., NEW YORK.  
Pine, Whitewood, Hickory, Chestnut, Maple, Bass wood, Cherry, Beech, Oak, Ash, Birch, Butternut, Black Walnut, &c. Terms Cash upon delivery.

**FIRE-PLACE HEATERS.**  
We invite the careful consideration of Owners, Architects and Builders to our new apparatus for warming and ventilating dwellings with  
**AN OPEN FIRE.**  
Burns equally well, hard or soft coal or wood. Heats also upper rooms, and is unequalled in especial adaptation to FLATS or suites on one floor.  
**OPEN STOVE VENTILATING CO.,**  
78 Beekman St., New York

## LEGAL NOTICES.

**M. A. CASTLE & CO.—THIS IS TO CERTIFY** that the limited partnership of M. A. CASTLE & CO., heretofore existing between the undersigned, in the City of New York, is this day dissolved.  
New York, September 30th, 1879.  
MARY A. CASTLE, (General Partners.  
C. J. GILBERT,  
SAMUEL PRATT, Special Partner.

S. A. CASTLE & CO.—This is to certify that the undersigned have, pursuant to the provisions of the Revised Statutes of the State of New York, formed a limited partnership, under the firm name and style of S. A. CASTLE & CO. That the general nature of the business to be transacted is the wholesale and retail dealing in Cloth, Metal and Vegetable Buttons; Metal, Brass, Copper and Plated Goods, Wares and Merchandise, and General Commission Merchants and Agents.

That Samuel A. Castle, whose place of residence is at the City of New York, County and State of New York, and Charles J. Gilbert, whose place of residence is at the City of New York, County and State of New York, are the general partners, and Samuel Pratt, whose place of residence is at the City of New Haven, County of New Haven, and State of Connecticut, and Mary A. Castle, whose place of residence is at the City of New York, County and State of New York, are the special partners.

That the said Samuel Pratt has contributed the sum of Five Thousand Dollars (\$5,000) as capital toward the common stock.

That the said Mary A. Castle has contributed the sum of Eight Thousand Dollars (\$8,000) as capital toward the common stock, and that the said partnership is to commence on the first day of October, One Thousand Eight Hundred and Seventy-nine, and is to terminate on the thirtieth day of September, One Thousand Eight Hundred and Eighty-three.  
Dated the first day of October, A. D., 1879.

SAMUEL A. CASTLE, (General  
CHARLES J. GILBERT, (Partners.  
SAMUEL PRATT, (Special  
MARY A. CASTLE, (Partners.

**NOTICE OF LIMITED PARTNERSHIP.—NOTICE** is hereby given that William Reiman and John A. Bagley, who respectively reside in the City of Brooklyn, County of Kings and State of New York, and in the City and County of New York and State aforesaid, have formed a limited partnership, pursuant to the provisions of the Revised Statutes of the State of New York, in the business of importing, buying and selling Diamonds, Watches, Jewelry and artistic goods, and such other articles as are usually dealt in by jewelers, in which all the parties interested are the said William Reiman, who is the general partner, and the said John A. Bagley, who is the special partner.

That the said John A. Bagley has contributed the sum of Twelve Thousand Dollars capital towards the common stock, and that the said partnership is to commence on the first day of October, A. D., 1879, and to terminate on the thirtieth day of September, A. D., 1884.

Dated, New York, September 24th, 1879.  
W. M. REIMAN, General Partner.  
JOHN A. BAGLEY, Special Partner.

**NOTICE OF LIMITED PARTNERSHIP.—NOTICE** is hereby given that Charles W. Woodward and Edward H. Birdsall, both of whom reside in the City, County and State of New York, have formed a limited partnership, under the firm name of CHARLES W. WOODWARD, pursuant to the provisions of the Revised Statutes of the State of New York, in the business of manufacturing, repairing, buying and selling of Steam Radiators, and apparatus for the warming and ventilating of buildings; also, Steam Pumps, Wrought Iron Pipe, Fittings, Engineer's Supplies, and other machinery and materials; in which all the parties interested are the said Charles W. Woodward, who is the general partner, and the said Edward H. Birdsall, who is the special partner.

That the said Edward H. Birdsall has contributed the sum of Five Thousand Dollars as capital to the common stock; and that the said partnership is to commence on the 20th day of October, 1879, and is to terminate on the 20th day of October, 1880.  
Dated, New York, October 18th, 1879.

C. W. WOODWARD,  
General Partner.  
E. H. BIRDSALL,  
Special Partner.

**FITZGERALD & SMITH,**  
**BROWN STONE YARD,**  
East 54th street, extending to East 55th street between Avenue A and First avenue.  
ALL KINDS OF FREE STONE constantly on hand Jobbing promptly attended to.

**Conquest Mill & Mining Company of Nevada,**  
Organized under the Laws of the State of New York.  
**CAPITAL, \$1,000,000. 200,000 shares, par value \$5 each.**  
NON-ASSESSABLE.  
SHERIDAN SHOOK, President; A. J. DITTENHOEFER, Vice-President;  
WILLIAM A. DARLING, Treasurer; JAMES B. MOREY, Secretary.  
**Offices, 115 Broadway.**  
With our present limited milling facilities, the property shows a handsome daily surplus over and above all expenses. It is the purpose of the company to increase the capacity of the mill, and for that purpose a limited number of shares of the working capital will be sold at \$1.50 per share.

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Carpenters and Builders,  
151 WEST 28th STREET, NEW YORK.

**MORTON & CHESLEY,**  
Building Contractors,  
40 and 42 BROADWAY. Rooms 46 and 47

**ARTMANN & FECHTELER,**  
Fresco Painters,  
966 SIXTH AVENUE, cor. 54th street, N. Y.

**J. H. DREW & BRO.,**  
**House Movers,**  
OFFICE and YARD, 428 & 430 WEST 14TH ST.,  
BET. 9TH AND 10TH AVS. NEW YORK.  
JOHN H. DREW. ORRIN H. DREW

**VICTOR BUHR,**  
Manufacturer of Fancy Stair Newels,  
246 WEST 27TH STREET, NEW YORK.

**ABBOTT'S RANGES AND REFRIGERATORS** for FRENCH FLATS can be seen at the WELLINGTON and MANCHESTER. Established 1857.  
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**GARRETT WARD,**  
**STAIR BUILDER,**  
123 and 125 West 28th St., N. Y.

**SAFETY HOD ELEVATOR**  
FOR BUILDERS.  
SUPERIOR IMPROVED PATENT.  
E. BALDWIN DEMAREST. Office, 343 & 345 West 53d St.

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**BRICKS,**  
**200 KINDS.**  
UNEQUALLED IN QUALITY.

ARCHITECTURAL SHAPES & COLORS.  
Voussoirs for all kinds of  
Arches.

**Peerless Brick Company,**  
208 South 7th St.,  
Philadelphia.

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ORNAMENTAL  
**GLASS** N. Y. CITY  
MBOSS ED GLASS OF FINEST WORKMANSHIP AND NEWEST DESIGNS. 52 4th Avenue.

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